

Article XIV: Definitions⁵⁷

<p>Accessibility Ramps Permanent or portable ramps utilized to provide a disable person with accessibility to a structure.</p>
<p>Accessory Dwelling Units A separate, complete dwelling unit that has its own kitchen, sleeping area, and full bathroom facilities. Accessory dwelling units may be contained within or added on to a principal dwelling, be part of an accessory building (e.g., attached to a garage), or the accessory dwelling unit may be a separate structure.</p>
<p>Amateur Radio Towers and Antennae A system of cables, electrical conductors, insulators, metallic or non-metallic tubing, poles, reflecting discs, rods, wires, or similar objects used for transmission or reception of radio signals or electromagnetic waves for amateur radio service.</p>
<p>Basement That portion of a structure which is wholly or partly below grade.</p>
<p>Building Any structure, of more or less permanent construction, having one or more floors and a roof supported by columns or walls, which is completely enclosed and is designed or intended for the shelter or protection of persons, animals or property. When separated by party walls, each portion of such building shall be considered a separate structure.</p>
<p>Building, Accessory A subordinate building detached from, but located on the same lot as, the principal or main building, the use of which is incidental and accessory to the principal building or use and which is constructed subsequent to the principal building or main use of the land.</p>
<p>Clubhouses A building used for the meeting, recreation, or social activity designed to accommodate and serve the residents of a subdivision or development to which the use is associated with and is privately owned or jointly owned by property owners through a homeowners' association or other non-profit organization and open only to bona fide members and guests of such organization.</p>
<p>Detached Garages and Carports An accessory building primarily intended for and used for the enclosed storage or shelter of private motor vehicles of the owner or occupant of the principal building that is detached from the principal building. While a garage is completely enclosed by walls and a garage door, a carport is a roofed structure, with a foundation, that provides space for the parking of vehicles and enclosed on not more than three sides.</p>
<p>Detached Storage/Utility Sheds, Gazebos, Pool Houses, Greenhouses, and other Similar Accessory Buildings An accessory building, other than a detached garage, that is typically uses for storage of items utilized by the occupants of the dwelling or a building used for the general enjoyment of the occupants including, but not limited to, gazebos, structural trellises, storage sheds, etc. Such term shall not include "playsets". Such buildings may contain noncommercial workshops utilized by the resident.</p>

⁵⁷ The definitions in this article are only partial and reflect the terminology used within the articles that are subject to the current review.

Drive-Through Facilities

Any portion of a building from which business is transacted, or is capable of being transacted, directly with customers located in a motor vehicle during such business transactions. The term "drive-through" shall also include "drive-up" and "drive-in" facilities.

Drop-Off Boxes

Drop-off boxes are small collection facilities where recyclable materials, clothing, or household goods are accepted from the public (e.g., neighborhood recycling stations and thrift store collection boxes).

Family Day Care Homes

A family home in which family-like general supervision is given to six children or less, not related to the day-care provider, for any part of the 24-hour day. No practice of medicine or nursing care is permitted in a family day-care home.

Group Day Care Homes

A group day-care home is a family home in which family-like care is given to at least seven, but not more than ten children, not related to the day-care provider, for any part of the 24-hour day. No practice of medicine or nursing care is permitted in a group day-care home.

Home Occupations

A business, profession, occupation, or trade that is conducted within a residential dwelling unit for the economic gain or support of a resident of the dwelling and is incidental and secondary to the residential use of the lot and does not adversely or perceptively affect the character of the lot or surrounding area.

Nursery Schools or Day Care Centers (Children or Adults)

A facility administering to the needs of infants, toddlers, pre-school children, and school children outside of school hours, by persons other than their parents or guardians, custodians, or relatives by blood, marriage or adoption for any portion of the 24-hour day in a building other than the child's own home. This use may include, but is not limited to, after school programs, office day care centers, and facilities accessory to institutional uses. This term may also include adult day care centers where persons other than children, family members, or guardians care for adult for a portion of a 24-hour day in a building other than the adult's home.

Outdoor Dining

Areas on private sidewalks, patios, or other unenclosed areas, excluding vehicular use areas, that are designated for outdoor seating for more than 12 people where patrons may be served food and beverage for on-site dining.

Outdoor Displays and Sales

The placement of small products or materials for sale outside of a retail or wholesale sales establishment.

Outdoor Seating

Areas on private sidewalks, patios, or other unenclosed areas, excluding vehicular use areas, that are designated for outdoor seating for 12 or fewer people where patrons may be served food and beverage for on-site dining.

Outdoor Storage and Bulk Sales

The keeping, storage, or sales of any goods, material, merchandise, or vehicles in the same place for more than 24 hours in an area that is not fully enclosed by a structure. This may include areas established for the sale of large and/or bulk items.

Outdoor Vending Machines and Drop-Off Boxes

Vending machines are small machines that are capable of accepting money in return for the automatic dispensing of goods (e.g., drink machines, snack machines, video machines).

Playsets

Recreational equipment for children that may include, but is not limited to, swings, slides, monkey bars, and play enclosures.

Satellite Dishes

A parabolic dish antenna including its structural supports, used for reception of various satellite television programming signals.

Sport Courts (Outdoor)

An area of a yard that is permanently improved and surfaced for the recreational use of the property owner for games such as tennis, basketball, racquetball, and similar sports or sports.

Sport Equipment

Small accessory basketball hoops, sports nets, goals, etc. not related to a "sport court" by which occupants of the principal use can play sports.

Structure

Anything constructed or erected on the ground or attached to the ground or on-site utilities, including, but not limited to, buildings, factories, sheds, detached garages, freestanding signs, and other similar items. Garden decorations, outdoor furniture, and paved surfaces shall not be deemed structures.

Structure, Accessory

A structure on the same lot with, and of a nature customarily incidental and subordinate to, the principal structure.

Swimming Pools (Outdoors)

Any pool, lake, or open tank, primarily used for swimming or wading, not located within a completely enclosed building and containing or normally capable of containing water to a depth at any point greater than one foot. Such use shall be designed, used, and maintained for swimming or bathing by the residents, tenants, or occupants of the subject property.

Temporary Construction Structures

A mobile home, trailer, dumpster, or similar temporary structure that is used as an office, storage, or collection of debris in conjunction with a construction project.

Unenclosed Patios, Porches, and Decks

Platforms and paved surfaces that may or may not be under roof and which do not have walls, including screened walls, but may have knee walls or railings. Patios may be attached to a building or may stand-alone on a lot where as unenclosed porches and decks typically extend out as an attachment to a house or other building.

Use

Any purpose for which a lot, building, or other structure, or a tract of land may be designated, arranged, intended, maintained, or occupied; or any activity, occupation, business, or operation carried on or intended to be carried on in a building or other structure or on a tract of land.

Use, Accessory

A use located on the same lot with the principal use of building or land, but incidental and subordinate to and constructed subsequent to the principal use of the building or land.

Use, Principal or Main

The main use of land or buildings as distinguished from subordinate or accessory uses. A principal use may be either permitted, permitted with standards, or conditionally permitted.

Vestibules (Enclosed)

An antechamber, hall, or lobby of a multi-family dwelling that has a roof and may be fully enclosed with walls or unenclosed with knee walls or railings.