

such as gas service stations, bulk fuel or oil dealers and similar operations, from all schools, churches, hospitals, or any public meeting place having a seating capacity of fifty (50) or more persons.

1305.6 Yards for Open Land Uses.

Where a lot is to be occupied for permitted uses without buildings or structures thereon, the side yards and front yards required herein for the zone within which such lot is located, shall be provided and maintained between such use and the respective lot lines; provided that side and rear yards shall not be required on lots without buildings or structures when used for garden purposes or public playgrounds.

1305.7 Permitted Obstructions in Required Yards.

The following shall not be considered to be obstructions when located in the required yard specified:

1305.71 In Front Yards:

One story bay windows projecting three (3) feet or less into the yard; and overhanging eaves and gutters projecting two and one-half (2-1/2) feet or less into the yard.

1305.711 A landing place or uncovered porch may extend into the required front yard to a distance not exceeding six (6) feet, if the landing place or porch has its floor no higher than the entrance floor of the building. An open railing no higher than three (3) feet six (6) inches may be placed around such place.

1305.712 On double frontage lots, the required front yard shall be provided on both streets.

1305.72 In Side Yards:

Overhanging eaves and gutters projecting into the yard for a distance of two (2) inches per foot of required side yard.

1305.73 In Rear Yards:

Enclosed, attached, or detached off-street parking spaces; open off-street parking spaces; accessory structures, tool rooms, and similar buildings or structures for domestic storage; balconies; breezeways and open porches; one story bay windows projecting two and one-half (2½) feet or less into the yard; and overhanging eaves and gutters projecting two and one-half (2½) feet or less into the yard.