

**ARTICLE II  
DEFINITIONS**

**(As amended through November 9, 2021)**

**SECTION 1: GENERAL RULES OF CONSTRUCTION**

For the purpose of this Ordinance certain terms of words used herein shall be interpreted as follows:

1. The word person includes a firm, association, organization, partnership, trust, company, or corporation as well as an individual.
2. Words used in the present tense include the past and future tenses, and the future tense includes the present.
3. The singular number includes the plural, and the plural the singular, unless the context clearly indicates the contrary.
4. The word "shall" is always mandatory; the word "may" is permissive.
5. The word "building" or "structure" includes any part thereof, and the word "building" includes the word "structure".
6. The word general development plan (GDP) includes the words "zoning development plan", "zoning plat plan" and "plan of development".
7. The word "lot" includes the words "plot", "parcel", and "tract".
8. The word "used" or occupied include the words "intended, designed, or arranged to be used or occupied".
9. The figures used in conjunction with the following definitions are used for illustrative purposes and for clarity.

**Section 2: Definitions**

For the purpose of this ordinance, the following words and phases shall have the meanings attributed to them. The Zoning Administrator shall strictly construe the terms and definitions in this section. In the event a term is not defined in this section, the administrator shall refer to the Code of Virginia, Code of Caroline County and the Virginia Uniform Statewide Building Code for guidance. In the case a term or use is not defined herein, the following texts shall be incorporated as part of this section of the ordinance, *A Glossary of Zoning, Development, and Planning Terms 50<sup>th</sup> Anniversary Edition*, *The New Illustrated Book of Development Definitions 1993 Edition*, *United States Building Code (USBC)*, *International Building Code (IBC)*, and *The American Heritage Dictionary of the English Language, 4<sup>th</sup> Edition*.. In determining appropriate activities of a defined use, the zoning administrator may consult the current edition of the *Standard Industrial Classification Manual (SIC)*.

<b>AASHTO</b>	The American Association of State Highway and Transportation Officials.
<b>ADT</b>	Average daily traffic count.
<b>ABANDON</b>	The discontinuance of a use pursuant to Section 124-805; the alteration of a use; or act of changing one use to another use, whether to a more restrictive or to a more expansive use.

<b>ABOVEGROUND STORAGE TANK OR "AST"</b>	Any one or combination of tanks, including pipes, used to contain an accumulation of oil at atmospheric pressure, and the volume of which, including the volume of the pipes, is more than 90% above the surface of the ground. The term does not include line pipe and breakout tanks of an interstate pipeline regulated under the Hazardous Liquid Pipeline Safety Act of 1979.
<b>ABUT</b>	Having property lines in common.
<b>ABUTTING PARCELS</b>	See <b>CONTIGUOUS PARCELS</b> .
<b>ACCELERATION LANE</b>	An added roadway lane that permits integration and merging of slower moving vehicles into the main vehicular stream. See <b>Figure 1</b> .
<b>ACT</b>	The Chesapeake Bay Preservation Act, Code of Virginia, sec. 10.1-2100, et seq., 1950, as amended.
<b>ACCEPTED ENGINEERING PRACTICE</b>	That which conforms to accepted principles, tests or standards of nationally recognized technical or scientific authorities.
<b>ACCESS</b>	A way or means of providing vehicular or pedestrian entrance or exit to a property. See <b>Figure 2</b> .
<b>ACCESS CONNECTION</b>	Any driveway, street, turnout or other means of providing for the movement of vehicles to or from the public roadway system.
<b>ACCESS MANAGEMENT</b>	The process of providing and managing access to land development while preserving the regional flow of traffic in terms of safety, capacity and speed.
<b>ACCESS ROAD</b>	A paved or unpaved route or path from a public highway or public road to a building, structure, use, site or associated facility.
<b>ACCESSIBLE</b>	Describes a site, building facility or portion thereof that complies with this section and CABO A117.1 listed in Chapter 35, and that can be approached, entered and used by a physically disabled person.
<b>ACCESSORY APARTMENT</b>	A separate, complete housekeeping unit in which no more than two (2) persons reside and which is substantially contained within the structure of or within an accessory structure and clearly secondary to a single-family detached dwelling. The accessory apartment may not occupy more than 750 total (gross) square feet as measured from outside dimensions
<b>ACCESSORY DWELLING UNIT</b>	See <b>DWELLING, ACCESSORY</b> .
<b>ACCESSORY USE OR STRUCTURE/BUILDING</b>	A subordinate use or structure customarily incidental to and located upon the same lot occupied by the principal use or structure, in the same zoning district. Truck bodies, semi-trailers and mobile homes shall not be used as an accessory use/structure. See <b>Figure 3</b> .

<b>ACRE</b>	A measure of land equaling 43,560 square feet.
<b>ACTIVE COMPOST PILE</b>	Organic material (excluding household waste) that will sustain a temperature within the pile in excess of 140 degrees Fahrenheit.
<b>ACTIVITY</b>	Any man-made change or physical alteration to improved or unimproved real estate, including but not limited to mining, dredging, filling, grading, paving, fencing excavating, drilling, channel rectification, and buildings or other structures (e.g., dam, wall, embankment, levee, dike, pile, abutment, projection, bridge, conduit, culvert, fence).
<b>ADDITION</b>	An increase in building area, aggregate floor area, height or number of stories of a structure.
<b>ADJACENT</b>	All properties immediately contiguous to a development site, including those which are separated from the site only by a road or other right-of-way or easement.
<b>ADJOIN</b>	Touching at some point.
<b>ADMINISTRATIVE DECISION</b>	Any decision on a development application made by an authorized County officer, agent, official or employee pursuant to Article 17 of this Ordinance.
<b>ADMINISTRATIVE PERMIT</b>	A permit which may be issued by the zoning administrator for certain types of uses identified in this chapter upon demonstration of compliance with all applicable standards, criteria and procedures for issuance as established herein.
<b>ADMINISTRATIVE PROCEDURES</b>	The procedures for rendering a decision relating to an administrative permit, as set forth in this Ordinance.
<b>ADMINISTRATOR</b>	The Caroline County Director of Planning and Community Development or his designated agent.
<b>ADULT ARCADE</b>	Any place to which the public is permitted or invited wherein coin-operated, slug-operated, or for any form of consideration, electronically, electrically, or mechanically controlled still or motion picture machines, projectors, video or laser disc players, or other image-producing devices are maintained to show images to five or fewer person per machine at any one time, and where the images so displayed are distinguished or characterized by the depicting or describing of Specified Sexual Activities or Specified Anatomical Areas.
<b>ADULT BOOKSTORE OR ADULT VIDEO STORE</b>	An establishment having as a substantial or significant portion of its stock-in-trade books, magazines, other periodicals, videotapes, computer disks, CD-ROMs, DVD-ROMs, virtual reality devices or similar media that are distinguished or characterized by their emphasis on matter depicting, describing or relating to Specified Sexual Activities or Specified Anatomical Areas.

**ADULT CARE RESIDENCE**

Any place, establishment, or institution, public or private, operated or maintained for the maintenance or care of four or more adults who are aged, infirm or disabled and who are cared for in a primarily residential setting, except (1) a facility or portion of a facility licensed by the State Board of Health or the Department of Mental Health, Mental Retardation and Substance Abuse Services, but including any portion of such facility not so licensed, and (2) the home or residence of an individual who cares for or maintains only persons related to him by blood or marriage, and (3) a facility or portion of a facility serving infirm or disabled persons between the ages of 18 and 21, or 22 if enrolled in an educational program for the handicapped pursuant to Section 22.1-214 of the Code of Virginia, when such facility is licensed by the Virginia Department of Social Services as a child-caring institution under Chapter 10 (Section 63.1-195 et seq) of Title 63.1 of the Code of Virginia, but including any portion of the facility not so licensed. Included in the definition are any two or more places, establishments or institutions owned or operated by a single entity and providing maintenance or care to a combined total of four or more aged, infirm, or disabled adults.

**ADULT DAYCARE FACILITY**

A facility operated for the purpose of providing care, protection and guidance to adults during normal business hours and in which no overnight facilities are permitted.

**ADULT LIVE ENTERTAINMENT**

A nightclub, bar, restaurant, or similar commercial establishment which regularly features:  
persons who appear in a state of nudity or semi-nude; or  
(live performances which are characterized by the exposure of Specific Anatomical Areas or by Specified Sexual Activities; or  
films, motion pictures, video cassettes, slides or other photographic reproductions which are characterized by the depiction or description of Specified Sexual Activities or "Specified Anatomical Areas.

**ADULT MOTEL**

A hotel, motel or similar commercial establishment which  
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offers accommodations to the public for any form of consideration; provides patrons with closed-circuit television transmissions, films, motion pictures, video cassettes, slides, or other photographic reproductions which are characterized by the depiction or description of Specified Sexual Activities or Specified Anatomical Areas; and has a sign visible from the public right of way which advertises the availability of this adult type of photographic reproductions; or

offers a sleeping room for rent for a period of time that is less than ten (10) hours; or  
allows a tenant or occupant of a sleeping room to subrent the room for a period of time that is less than ten (10) hours.

**ADULT MOVIE THEATER**

A commercial establishment where, for any form of consideration, films motion pictures, video cassettes, slides or similar photographic reproductions are regularly shown which are characterized by the depiction or description of Specified Sexual Activities or "specified anatomical areas."

<b>ADULT NOVELTY STORE</b>	An establishment having as a significant portion of its stock in trade instruments, devices, or paraphernalia which are designed for use in connection with specified sexual activities.
<b>ADULT THEATER</b>	A theater, concert hall, auditorium, or similar commercial establishments which regularly features persons who appear in a state of nudity or semi-nude, or live performances which are characterized by the exposure of Specified Anatomical Areas or by Specified Sexual Activities.
<b>AGENT, EROSION AND SEDIMENT CONTROL PROGRAM</b>	An employee of the Caroline County Department of Planning and Community Development, who has been designated by the Administrator for inspection, plan review, and program administration of the Erosion and Sediment Control Program.
<b>AGENT, SUBDIVISION</b>	An employee of the Caroline County Department of Planning and Community Development who has been designated by the Administrator for inspection, plan review, and administration of the Caroline County Subdivision Ordinance.
<b>AGREEMENT IN LIEU OF A PLAN</b>	A contract between the Plan-Approving Authority and the owner that specifies conservation measures that must be implemented in the construction of a single-family residence; this contract may be executed by the Plan-approving authority in lieu of a formal site plan.
<b>AGRIBUSINESS/AGRICULTURAL SUPPLY ESTABLISHMENTS</b>	A business and/or commercial use operated primarily for the support of agricultural needs. It may consist of products, materials, and equipment servicing and sales; storage and/or processing of agricultural products and/or animals; medical and/or technical support services. All outdoor storage shall be within a fully enclosed structure utilizing split face block for exterior walls or other similar material.
<b>AGRICULTURAL AND FORESTAL DISTRICT</b>	A district created pursuant to Title 15.2, Chapter 44 of the Code of Virginia.
<b>AGRICULTURAL BUILDING</b>	A structure utilized to store farm implements, hay, feed, grain or other agricultural or horticultural products or to house poultry, livestock or other farm animals. Such structure shall not include habitable or occupiable spaces, spaces in which agricultural products are processed, treated or packaged, nor shall an agricultural building be a place of occupancy for the general public.
<b>AGRICULTURAL LAND</b>	Lands that are currently, (i.e., natural or native vegetation has been removed,) used and managed primarily for the commercial planting and harvesting of crops or plant growth of any kind in the open; pasture; horticulture; dairying; floriculture; or raising of poultry and/or livestock and consists of a minimum of five acres. Pasture used as an accessory use to a residential use shall not be considered bonifide agriculture land.

<b>AGRICULTURAL PRODUCE</b>	Fruit, vegetables, eggs and honey prior to processing of any kind other than washing. Canned fruits or vegetables, preserves, wine, meat and dairy products shall be considered agricultural produce for the purposes of this Ordinance.
<b>AGRICULTURAL WASTE</b>	All solid waste produced from farming operations, or related commercial preparation of farm products for marketing.
<b>AGRICULTURAL, INTENSIVE OPERATION</b>	See <b>INTENSIVE AGRICULTURAL OPERATION</b> .
<b>AGRICULTURE/CROP FARMS/NON-INTENSIVE AGRICULTURAL OPERATIONS</b>	The tilling of the soil, the growing of crops, horticulture, forestry and gardening, including the keeping of animals and fowl, and including any agricultural industry or business such as fruit packing plants, dairies or similar use.
<b>AIRPORT</b>	Any area of land or water designed and set aside for the landing and take-off of aircraft or other flying machines, including all necessary facilities for terminals, housing, and maintenance of aircraft.
<b>AISLE, TRAFFIC</b>	The traveled way by which cars enter and depart spaces in parking lots.
<b>ALCOHOL, INDUSTRIAL</b>	The manufacture of ethyl alcohol.
<b>ALL WEATHER SURFACE</b>	The surface which is passable in all weather conditions and is designed to support all reasonably anticipated loads in all weather conditions. An all weather surface may be either pervious or impervious; however, it must not produce dust.
<b>ALTER</b>	To modify or change naturally occurring physical and/or functional elements of the land. With regard to buildings, the term "alter" means to construct or to renovate an existing structure other than through a repair or addition.
<b>ALTERATION</b>	Any change in the total floor area, use, adaptability, or external appearance of an existing structure.
<b>ALTERNATIVE TOWER STRUCTURE</b>	Man-made trees, clock towers, bell steeples, light poles and similar alternative-design mounting structures that camouflage or conceal the presence of antennas or towers.
<b>AMBIENT</b>	Surrounding on all sides; used to describe measurements of existing conditions with respect to traffic, light, noise, air and other environments.
<b>AMPLITUDE</b>	The maximum displacement of the surface of the earth from its normal resting position. Amplitude is generally measured in inches or mils.
<b>AMUSEMENT ARCADE</b>	Any facility containing more than four of the following items in a condition suitable for their intended use: pool, billiard or similar table; pinball machines, football, shuffleboard or similar game; electronic or video game; or any similar game or entertainment device (see <b>INDOOR COMMERCIAL RECREATION FACILITY</b> ).

<b>ANIMAL</b>	Any vertebrate member of the animal kingdom, excluding man.
<b>ANIMAL GROOMING SERVICE</b>	Any place or establishment, public or private where animals are bathed, clipped, or combed for the purpose of enhancing their aesthetic value and/or health and for which a fee is charged.
<b>ANIMAL/VETERINARIAN CLINIC</b>	Facility for the medical care and treatment of animals under the supervision of a licensed veterinarian with no outdoor accommodations for the temporary boarding of animals.
<b>ANIMAL/VETERINARIAN HOSPITAL</b>	Facility for the medical care and treatment of animals under the supervision of a licensed veterinarian with outdoor accommodations for the temporary boarding of animals.
<b>ANIMAL SHELTER</b>	A facility operated by the governing body which is designed to provide for the temporary accommodations and/or disposal of five (5) or more common household pets which are stray or not wanted by their owner(s) until appropriate disposition of such pets can be effectuated.
<b>ANIMAL UNIT</b>	A measure of dry matter forage per month required to feed a single animal. The number of animal units available shall determine how many animals allowed on a parcel of land.
<b>ANTENNA</b>	Any system of wires, poles, rods, reflecting discs, or similar devices used for the transmission or reception of electromagnetic waves external to or attached to the exterior of any building.
<b>ANTIQUÉ SHOP</b>	A business that buys and sells works of art, piece of furniture, decorative object, which were manufactured in an earlier period and is presented for the display and sale to the public. All display(s) shall be in a fully enclosed structure.
<b>APARTMENT</b>	One or more rooms with private bath and kitchen facilities comprising an independent, self-contained dwelling unit in a building containing three or more dwelling units.
<b>APARTMENT BUILDING</b>	See <b>DWELLING, MULTIPLE-FAMILY</b> .
<b>APARTMENT, COMMERCIAL</b>	A dwelling unit that is designed and constructed for a caretaker or watchmen in conjunction with a commercial or industrial use and is structurally integrated into a part of the principal structure except that the dwelling unit may be a separate accessory structure for an industrial use.
<b>APARTMENT, FAMILY</b>	An independent, subordinate dwelling unit located on the same lot as the home of the apartment resident's relatives or contained within a single family residential structure. A mobile home/manufactured dwelling shall not be used for a family apartment.
<b>APPEAL</b>	A request for a review of the interpretation of any provisions of this Ordinance, or a request for a determination that there is error in an order, requirement or decision made by the administrative official pursuant to this Ordinance.

<b>APPLICANT</b>	A person submitting an application for development.
<b>APPLICATION FOR DEVELOPMENT APPROVAL OR APPLICATION</b>	A written request for any approval, permit, or action required by this Ordinance, including. Any written request for approval or issuance of a development order or development permit. This includes such terms as "proposals" and "requests".
<b>APPROPRIATE AUTHORIZED DESIGN PROFESSIONAL</b>	An architect, professional engineer, land surveyor, or landscape architect; competent in their respective areas of practice and licensed to offer such services in the Commonwealth of Virginia.
<b>APPROVED WATER SUPPLY</b>	A waterworks which has a valid waterworks operation permit from the department or a waterworks which is evaluated, tested and if found in reasonable compliance with the applicable standards, accepted and approved by the director of the director's designee.
<b>APPURTENANT STRUCTURE</b>	A device or structure attached to the exterior or erected on the roof of a building designed to support service equipment or used in connection therewith, or for advertising or display purposes, or other similar occupancies.
<b>AQUACULTURE</b>	The growing, farming and husbandry of freshwater and marine organisms under controlled conditions, including but not limited to hatcheries, the propagation of ornamental fish and plants and pearl culture; including fish farming.
<b>AQUIFER</b>	Water-bearing geologic formation, group of formations, or part of a formation that is capable of yielding a significant amount of groundwater to wells or springs. An aquifer is unconfined (water table) or confined (artesian) according to whether the upper surface of the water is at atmospheric pressure or at greater than atmospheric pressure. The term "aquifer" also includes a geologic formation, group of formations, or a portion of a formation capable of yielding significant quantities of groundwater to wells or springs. See <b>Figure 5</b> .
<b>ARBORIST</b>	An individual trained in arboriculture, forestry, landscape architecture, horticulture, or related fields and experienced in the conservation and preservation of native and ornamental trees. This definition shall also incorporate the term urban forester.
<b>ARCHITECT</b>	A professional who is registered with the State Department of Professional and Occupational Registration as an architect.
<b>AREA, BUILDING</b>	The area included within surrounding exterior walls (or exterior walls and firewalls) exclusive of vent shafts and courts. Areas of the building not provided with surrounding walls shall be included in the building area if such areas are included within the horizontal projection of the roof or floor above.
<b>AREA OF INFLUENCE</b>	The area from which a land use draws its customers or users or from which it can be reasonably expected to draw. (Also referred to as service or trade area.)



<b>AREA OF SHALLOW FLOODING</b>	A designated AO or VO zone of the Flood Insurance Rate Map (FIRM). The base flood depths range from one to three feet; a clearly defined channel does not exist; the path of flooding is unpredictable and indeterminate; and velocity flow may be evident.
<b>AREA OF SPECIAL FLOOD HAZARD</b>	The land in the floodplain subject to a one percent (1%) or greater change of flooding in any given year.
<b>ARRAY</b>	A set of antennas for one carrier or service that are placed on a mount at a given height, and spaced so as to avoid internal interference. An array is usually sectorized into three directions and separated vertically from another carrier's (or another service's) array when co-located on the same mount.
<b>ARTIST STUDIO</b>	A building or portion of a building used for the creation of homemade arts and crafts, including: drawing, painting, sculpture, photography, pottery, metal crafting and other arts and crafts. (Adopted June 12, 2007)
<b>AS-BUILT DRAWING</b>	See <b>RECORD DRAWING</b> .
<b>ASSEMBLY</b>	The use of a building and the associated land area primarily used for the fitting of various components of a product which are fitted together to create a complete machine, structure, or unit of a machine.
<b>ASSISTED LIVING</b>	A level of service provided by an adult care residence for adults who may have physical or mental impairments and require at least moderate assistance with the activities of daily living. Included in this level of service are individuals who are dependent in behavior pattern (i.e., abusive, aggressive, disruptive) as documented on the uniform assessment instrument.
<b>ASSISTED LIVING FACILITY (ADULT)</b>	A residential facility for the elderly that provides living areas, meals, personal services, and supervision of self-administered medication. They may provide other services, such as recreational activities, financial services, and transportation. Services may be provided on a fee for service basis or as part of monthly rents.
<b>ATTACHED RESIDENTIAL</b>	See <b>DWELLING ATTACHED</b> .
<b>ATTENUATION</b>	Any decrease in the maximum concentration or total quantity of a chemical or biological constituent during a fixed time or distance traveled.
<b>ATTIC</b>	That part of a building between the ceiling beams of the top flooring and the roof framing.
<b>AUCTION ESTABLISHMENT</b>	A building and/or lot in which the commissioned public sales of goods to the highest bidder is conducted by a licensed auctioneer that occurs more frequently than once a year for other than community nonprofit organizations.

<b>AUDITORIUM</b>	A room, hall, or building, that is a part of a church, theater, school, recreation building, or other building assigned to the gathering of people as an audience to hear lectures, plays and other presentations. See also "Places of Public Assembly".
<b>AUTHORIZED AGENT</b>	Any person with valid authority provided by the Owner, as evidenced by a notarized document authorizing the Agent to represent the Owner, and acting on behalf of the Owner of land seeking a development order or development permit approval.
<b>AUTOMOBILE REBUILDER</b>	A building or establishment engaged in the rebuilding and reconditioning of automobiles and light trucks/SUVs. There shall be no retail sales of motor vehicles or motor vehicle parts associated with an automobile rebuilder. All rebuilding/reconditioning activities shall be conducted within a fully enclosed building. (Adopted 4/11/06)
<b>AUTOMOBILE SALVAGE YARD/AUTOMOBILE GRAVEYARD</b>	Any lot or place which is exposed to the weather upon which more than five (5) motor vehicles of any kind, incapable of being operated, are placed, dismantled and sold for parts, sold as a unit, or crushed by a mobile crushing unit to be sold as scrap. See also JUNKYARD.
<b>AVERAGE DAILY TRAFFIC (ADT)</b>	The average number of vehicles per day which pass over a given point on a roadway.
<b>AWNING</b>	A roof-like cover that projects from the wall of a building for the purpose of shielding a doorway or window from the elements. See <b>Figure 6</b> .
<b>BAKERIES-RETAIL</b>	A building with an establishment primarily engaged in the retail sale of baked products for consumption off-site. The products may be prepared on or off-site. Such use may include ancillary incidental food service.
<b>BANK/FINANCIAL INSTITUTION</b>	A building, with or without a drive-up window, primarily used for the custody, loan, or exchange of money; for the extension of credit; and for facilitating the transmission of funds.
<b>BANNER</b>	Any sign of lightweight fabric or similar material that is permanently mounted to a pole or a building by a permanent frame at one or more edges. National flags, state or municipal flags, or the official flag of any institution or business shall not be considered banners.
<b>BARBER/BEAUTY SHOP</b>	A building used primarily for the practice of barbering and or cosmetology. Nail salons are an accessory use.
<b>BASE FLOOD/ONE-HUNDRED YEAR FLOOD</b>	A flood that, on the average, is likely to occur once every 100 years (i.e., that has a one (1) percent chance of occurring each year, although the flood may occur in any year).
<b>BASE FLOOD ELEVATION (BFE)</b>	The one-hundred year flood elevation, expressed in feet above mean sea level, as established by the Federal Emergency Management Agency and shown on the Flood Insurance Rate Maps for Caroline County.

<b>BASEMENT</b>	Any area of the building having its floor sub-grade (below ground level) on all sides. (Amended 1/27/09)
<b>BED AND BREAKFAST</b>	A dwelling unit occupied by its owners or caretakers where not more than six (6) rooms are occasionally rented out to travelers for compensation without a provision for cooking in the room and where breakfast is the only meal served.
<b>BEDROCK</b>	The rock that underlies soil or other unconsolidated, superficial material at a site.
<b>BEDROOM</b>	A private room planned and intended for sleeping, separated from other rooms by a door, and accessible to a bathroom without crossing another bedroom or living room
<b>BERM</b>	A mound of earth used to shield, screen, or buffer views, separate land uses, provide visual interest, decrease noise, or control the direction of water or traffic flow. See Figure 7.
<b>BEST MANAGEMENT PRACTICES (BMPs)</b>	A practice, or combination of practices, that is determined by a state or designated area-planning agency to be the most effective, practical means of preventing or reducing the amount of pollution generated by nonpoint sources to a level compatible with water quality goals.
<b>BICYCLE</b>	A device propelled by human power upon which any person may ride, having two tandem wheels either of which is more than sixteen (16) inches in diameter or having three wheels in contact with the ground any of which is more than sixteen (16) inches in diameter.
<b>BICYCLE FACILITY</b>	A general term denoting improvements and provisions made or approved by public agencies to accommodate or encourage bicycling, including parking facilities, mapping, and bikeways, and shared roadways not specifically designated for bicycle use.
<b>BICYCLE LANE (BIKE LANE)</b>	A portion of a roadway which has been designated by striping, signing and pavement markings for the preferential or exclusive use of bicyclists.
<b>BICYCLE PATH</b>	A designated corridor which is designed for bicycle travel and other non-motorized modes of travel. See <b>Figure 7</b> .
<b>BIG BOX RETAIL</b>	A single retail establishment with a gross floor area not less than eighty thousand (80,000) square feet, and which may include fast food restaurants and other accessory retail uses with an entrance inside the primary retail establishment. Additionally this use requires high parking to building area ratios and has a regional sales market and offers bulk sales.
<b>BIKEWAY</b>	A transportation facility designed to safely accommodate bicycle traffic. Bikeways are subdivided into three (3) general classes: Class I – bikeway is physically separated from the roadway by open space, a physical barrier, or both. Class II- bikeway is a designated and marked lane immediately adjacent to the travel lanes of a roadway.

Class III – bikeway shares travel lanes of a roadway with other vehicles. Lanes may be wider to accommodate cyclists, but no specific lane designations are made.

<b>BILLBOARD</b>	A sign that identifies or communicates a commercial or noncommercial message related to an activity conducted, a service rendered, or a commodity sold at a location other than where the sign is located.
<b>BLOCK</b>	That land abutting on one side of a street, extending to the rear lot lines or, for parcels of land extending through to another street, to a line midway between the two (2) streets and lying between the two (2) intersecting and intercepting streets or between the nearest intersecting or intercepting street and the boundary of any railroad right-of-way, park, school ground or unsubdivided acreage or centerline of a drainage channel thirty (30) feet or more in width.
<b>BOARD</b>	The Board of Zoning Appeals (BZA) of Caroline County, VA
<b>BOARD OF SUPERVISORS</b>	The Board of Supervisors (BOS) of the County of Caroline, Virginia.
<b>BOARDING HOUSE (ROOMING OR LODGING HOUSE) -</b>	A dwelling, other than a hotel, where, for compensation, meals, or lodging and meals, are provided for three or more persons.
<b>BOARDING SCHOOL</b>	An educational facility for varying levels of educational instruction; specifically limited to elementary, middle & high school levels offering full curricula as required by state law and where lodging and meals are provided for students
<b>BREWERY, LIMITED</b>	A facility that manufactures no more than 15,000 barrels of beer per calendar year, and is subject to the licensing requirements of the Commonwealth of Virginia. (Adopted 09/10/19)
<b>BROADCASTING FACILITY RADIO AND TV STUDIO</b>	A building and the associated equipment primarily used for the transmission of radio and television programs.
<b>BUFFER AREA</b>	An area of natural or established vegetation managed to protect other components of a Resource Protection Area and state waters from significant degradation due to land disturbances.
<b>BUFFERING CAPACITY</b>	The capacity of a soil to take up contaminants through a variety of attenuation processes such as biological activity, dilution, volatilization, mechanical filtration, precipitation, buffering, neutralization and ion exchange. Some attenuation processes result in permanent removal and degradation of pollutants, which others act to store pollutants and by that delay pollution problems but not eliminate them.
<b>BUFFER MANAGEMENT PLAN</b>	A prescribed course of action to be followed by the developer of any site within the Resource Protection Area when disturbance to the 100 foot buffer area is proposed. The plan should include a description of what is being proposed as well as an explanation of why such action is necessary.

<b>BUFFERING OR SCREENING</b>	Any fence, berm, natural growth, or any combination thereof, which shall serve as a barrier to vision or noise between adjoining properties. Whenever used for screening or buffering purposes, "natural growth" shall mean coniferous trees, bushes and shrubbery. See <b>Figure 7</b> .
<b>BUFFER WIDTH</b>	A uniform width across the entire length of a common property line between lots on which uses are located that require screening and buffering. The buffer width may not be varied along such property line in a manner which results in any point becoming narrower than the minimum required width.
<b>BUFFERYARD</b>	A strip of land established to protect one type of land use from another land use or to provide screening. Normally, a bufferyard is landscaped and developed in open space areas.
<b>BUILDABLE AREA/BUILDING ENVELOPE</b>	The area of the lot remaining after required yards have been provided.
<b>BUILDABLE LOT</b>	A duly recorded lot which was lawfully buildable or which complied with all requirements of the County's zoning and subdivision regulations immediately prior to the effective date of this Ordinance; or, a duly recorded lot which complies with each and every requirement of the current subdivision regulations and this Ordinance.
<b>BUILDING</b>	Any structure having a roof supported by columns or walls, for the housing or enclosure of persons, animals, or personal property.
<b>BUILDING, ACCESSORY</b>	See <b>ACCESSORY USE OR STRUCTURE</b> .
<b>BUILDING BULK</b>	The visual and physical mass of a building.
<b>BUILDING FRONTAGE/FACADE</b>	The horizontal linear dimension designated as a primary facade of that portion of the building occupied by a single use or occupancy.
<b>BUILDING, HEIGHT OF</b>	The vertical distance measured from the level of the curb or the established curb grade opposite the middle of the front of the structure to the highest point of the roof if a flat roof; to the deck line of a mansard roof; or to the mean height level between the eaves and ridge of a gable, hip or gambrel roof. For buildings set back from the street line, the height shall be measured from the average elevation of the ground surface along the front of the building. See <b>Figure 8</b> .
<b>BUILDING, PRINCIPAL/MAIN</b>	A building in which is conducted the principal use of the lot on which it is situated. See <b>Figure 3</b> .
<b>BUILDING CODE</b>	The Virginia Uniform Statewide Building Code as amended.
<b>BUILDING COVERAGE; LOT COVERAGE</b>	All areas under roof or projections from buildings on a lot.
<b>BUILDING INSPECTOR</b>	An appointed official of Caroline County who is responsible for certifying building inspections.

<b>BUILDING OFFICIAL</b>	The person appointed by the County Administrator and Board of Supervisors as the individual who issues the permit for the construction, alteration, reconstruction, repair, restoration, demolition or razing of all or part of any building, and who is responsible for enforcement of the Uniform Structure Building Code.
<b>BUILDING PERMIT</b>	An approval statement from the Office of Inspections authorizing the construction, alteration, reconstruction, repair, restoration, demolition or razing of all or a part of any building.
<b>BUILDING RESTRICTION LINE (BRL)</b>	The line established by this Ordinance, beyond which a building shall not extend, except as specifically provided by this chapter.
<b>BUSINESS SCHOOL</b>	A noncollege degree-granting school offering courses in office machine operation, computers, data processing, software, secretarial, and related skills, schools, including educational correspondence courses; offices and classroom facilities, however, laboratory or other specialized training facilities are to be evaluated based upon the zoning district in which the school is located.
<b>CABINET &amp; FURNITURE SHOP</b>	See <b>MANUFACTURING</b> .
<b>CAMPING AREA OR CAMPGROUND</b>	Any area that is occupied and intended or designed or improved for temporary occupancy by individuals using recreational vehicles, tents, motor homes, boats, and similar vehicles for temporary dwelling, lodging, or sleeping purposes. The term "recreational vehicle" means any vehicle built on a chassis, containing 400 square feet or less when measured at the largest horizontal projections and is designed to be self propelled or towed by another vehicle. A recreational vehicle is not designed nor intended for use as a permanent dwelling, but as for temporary living quarters for recreational camping, travel, or seasonal use. This definition includes vehicles such as travel trailers, motor homes, boats, house boats, and camping shells on trucks and campers.
<b>CAMP SITE/LOT</b>	Any plot of ground within a campground intended for the exclusive occupancy by a camping unit or units under the control of a camper.
<b>CAMPING UNIT</b>	Any tent, pop-up trailer, cabin, lean-to, or similar structure established or maintained and operated as temporary living quarters for recreation, education or vacation purposes.
<b>CANOPY</b>	A canopy is an architectural projection that provides weather protection, identity or decoration and is supported by the building to which it is attached and at the outer end by not less than two stanchions. A canopy is comprised of a rigid structure over which a rigid covering is attached.
<b>CAPITAL IMPROVEMENT</b>	A public facility with a life expectancy of three or more years, to be owned and operated by or on behalf of the City, a special district, or a private service provider.

<b>CAPITAL IMPROVEMENT, PLANNED</b>	A Capital Improvement designated for construction within a period not to exceed five (5) years in a Capital Improvements Program.
<b>CAPITAL IMPROVEMENTS PROGRAM</b>	A document adopted by the Board in accordance with Section 15.1-1-464 of the Code of Virginia.
<b>CARNIVAL</b>	See <b>RURAL COMMERCIAL RECREATIONAL USE</b> .
<b>CARPORT</b>	A roofed structure which may be attached or unattached to the principal structure providing space for the storage of one or more motor vehicles and enclosed on not more than three (3) sides by walls.
<b>CAR WASH</b>	Repealed & replaced with "Vehicle Wash" November 9, 2021
<b>CARRY-OUT FOOD SERVICE</b>	A business whose principal purpose is the preparation and sale of food or beverages for consumption off-site, such as delicatessens, ice cream stores and hot dog stands, but shall not include liquor stores, restaurants, and drive-through commercial establishments.
<b>CATERING</b>	See <b>COMMISSARY</b> .
<b>CELLAR</b>	That unfinished portion of a building below the first floor joists at least half of whose clear ceiling height is below the mean level of the adjacent ground. Such a portion of a building shall not be used for habitation.
<b>CEMETERY</b>	A parcel of land or structure dedicated to and at least a portion of which is being used for the interment of human or animal remains. A cemetery may include crematories, mausoleums, and columbaria.
<b>CEMETERY, FAMILY</b>	A parcel of land dedicated to the interment of human remains of only members of the immediate family. Pets owned by the family, as defined herein, may also be inturned in a family cemetery.
<b>CENTERLINE</b>	The true centerline of a street right-of-way that has been fully dedicated to the required width.
<b>CENTERLINE OFFSET OF ADJACENT INTERSECTIONS</b>	The gap between the centerline of streets adjoining a common road from opposite or same sides.
<b>CENTRAL WATER SYSTEM</b>	A public or private water company formed to serve development that includes water treatment and distribution facilities.
<b>CERTIFICATE OF APPROPRIATENESS</b>	Approval statement signed by the Chairman of the Historic Resources Commission which certifies the appropriateness of a particular request for the construction, alteration, reconstruction, repair, restoration, demolition, or razing of all or part of any building within a historic district, subject to the issuance of all other required permits needed for the matter sought to be accomplished.

**CERTIFICATE OF USE AND OCCUPANCY**

The certificate issued by the building official which permits the use of a building in accordance with the approved plans and specifications and which certifies compliance with the provisions of this ordinance and the building codes for the use and occupancy of the building in its several parts together with any special stipulations or conditions of zoning approval and/or the building permit.

**CERTIFIED INSPECTOR**

An employee or agent of the Program Authority who (i) holds a certificate of competence from the Board in the area of project inspection or (ii) is enrolled in the Board's training program for project inspection and successfully completes such program within one year after enrollment.

**CERTIFIED PROGRAM ADMINISTRATOR**

An employee or agent of the Department of Planning & Community Development who (i) holds a certificate of competence from the Virginia Soil and Water Conservation (VSWC) Board in the area of program administration or (ii) is enrolled in the Virginia Soil and Water Conservation (VSWC) Board's training program for program administration and successfully completes such program within one year after enrollment.

**CERTIFY**

Whenever this Ordinance requires that an agency or official certify the existence of some fact or circumstance, such certification may be made in any manner, oral or written, which provides reasonable assurance of the accuracy of the certification.

**CHANGE IN USE**

A change from one principal use of a building or land to another principal use of the building or land whether or not there is an increase in the size of the existing building or extent of the use of the land.

**CHANNEL**

A natural or artificial low-lying area with definite bed and banks, which confines and conducts continuous or periodic flows of water.

**CHESAPEAKE BAY PRESERVATION AREA (CBPA)**

Any land designated by the Board of Supervisors pursuant to Part III of the Chesapeake Bay Preservation Area Designation and Management Regulations, 9 VAC 10-20-et seq., and Section 10.1-2107 of the Code of Virginia. A Chesapeake Bay Preservation Area shall consist of a Resource Protection Area and a Resource Management Area.

**CHILD CARE FACILITY**

Any facility licensed by the Department of Social Services, or other state agency designated by the Commonwealth of Virginia, to operate as a Child Care Facility, Day Care Facility, Preschool, Nursery School or similar facility which cares for six (6) or more children.

**CHILD DAY CAMP**

A child day center for school age children that operates during the summer vacation months only. Four-year-old children who will be five by September 30 of that same year may be included in a camp for school age children.



<b>CHIMNEY</b>	A primarily vertical enclosure containing one or more passageways for conveying flue gases to the outside atmosphere.
<b>CHURCH/PLACES OF WORSHIP</b>	Any structure used for religious worship and related activities (includes temples and synagogues).
<b>CIRCLE</b>	A street forming a closed loop and generally designated by a name.
<b>CIVIC BUILDING</b>	A meeting place, either a building or a complex of buildings, used for recreational, social education and cultural activities.
<b>CLEANING OR PROCESSING ESTABLISHMENT</b>	A business that primarily involves the on-site cleaning, treatment, or chemical processing of goods or materials, or the storage of chemicals, used in off-site cleaning, treatment, or processing. This includes, but is not limited to carpet cleaners, dry-cleaning plants, or exterminating services and taxidermists.
<b>CLEARING</b>	Any activity which removes the vegetative ground cover including, but not limited to, root mat removal and/or top soil removal.
<b>CLEAR CUTTING</b>	The removal of more than twenty-five percent (25%) of the trees, shrubs, or undergrowth from a site with the intention of preparing real property for nonagricultural development purposes. This definition shall not include the selective removal of non-native tree and shrub species when the soil is left relatively undisturbed, removal of dead trees or normal mowing operations.
<b>CLOTHING/TAILOR SHOP</b>	See <b>RETAIL STORES AND SHOPS</b> .
<b>CLUBS, LODGES AND FRATERNAL ORGANIZATIONS</b>	Any use of property or structure for social, service, recreational or other gathering by an organization such as Elks, Moose, 4-H, American Legion, Lions, VFW, Masons, Ruritans, or similar groups and special interest organizations such as gun clubs, hunt clubs, etc.
<b>CLUSTER</b>	A development design technique that concentrates buildings in specific areas on the site to allow remaining land to be used for recreation, common open space, and the preservation of environmentally sensitive features, the preservation of agricultural or woodlands, and rural character.
<b>CLUSTER DEVELOPMENT</b>	A form of residential development that concentrates dwellings in a specified area with a corresponding reduction in lot area and dimension requirements in order to allow the remaining land area to be devoted to perpetual common open space which may be used for recreation, both active and passive, and the preservation of environmentally sensitive areas. See <b>Figures 9 &amp; 10</b> .
<b>CODE</b>	The Code of Virginia, 1950, as amended.
<b>CO-LOCATION OR CO-LOCATED</b>	A telecommunication facility comprised of a single telecommunication tower or building supporting one or more antennas, dishes, or similar devices owned or used by more than one public or private entity.

<b>COLONNAD</b>	A roof or building structure, extending over the sidewalk, open to the street and sidewalk except for supporting columns or piers.
<b>COLLECTOR STREET</b>	Streets accessing neighborhoods and routes serving intra-city rather than intra-state travel. A minor amount of through traffic may be carried by a collector street, but the system primarily carries local traffic. Average trip lengths and travel speeds are less than for arterial routes. A collector street includes any street classified as a Major Collector; Estate, Rural or Suburban Type, a Collector; or an Urban Collector.
<b>COLLEGE OR UNIVERSITY</b>	An institution providing full-time or part-time education beyond the high school level, including any lodging rooms or housing for students or faculty.
<b>COMMERCIAL MESSAGE</b>	Any sign, wording, logo, or other representation that, directly or indirectly, names, advertises, or calls attention to a business, product, service, or other commercial activity.
<b>COMMERCIAL PARKING LOT</b>	See "Parking Lot."
<b>COMMERCIAL RECREATION FACILITY</b>	Any building or property upon which the principal use is the operation of businesses such as, but not limited to, bowling alleys, skating rinks, swimming pools, tennis and racquetball courts, miniature golf and health spas, martial arts instruction, and fitness centers.
<b>COMMERCIAL RIDING STABLE</b>	A structure and/or use of property where horses or ponies are kept, maintained and/or boarded for profit, or are rented to the general public (see also <b>EQUESTRIAN FACILITY</b> ).
<b>COMMERCIAL STORAGE AND PROCESSING OF BULK AGRICULTURAL PRODUCTS</b>	See <b>AGRIBUSINESS/AGRICULTURAL SUPPLY ESTABLISHMENT</b> .
<b>COMMERCIAL USE</b>	Any activity carried out for pecuniary gain.
<b>COMMISSARY</b>	A lunchroom or cafeteria located within or as a part of the principal use, such as in an office building.
<b>COMMISSION</b>	The Planning Commission of the County of Caroline, Virginia.
<b>COMMUNICATION FACILITY</b>	Facilities including towers, where the principal use is to provide point-to-point communication services whether by wire or radio, either aurally or visually, including radio, telephone and television broadcasting and the exchange or recording of messages.
<b>COMMUNITY ADMINISTRATIVE OFFICE</b>	A private facility within a residential development having a property owners association (POA) or home owners association (HOA) for use only as an office and/or meeting room for official business by staff, board, committee members or residents of the POA/HOA.

<b>COMMUNITY USE</b>	Country clubs, golf courses, community centers, swimming pools and similar recreational uses conducted by membership organizations for use only by members of the organization and not conducted for financial gain.
<b>COMPREHENSIVE PLAN</b>	The official document or elements thereof adopted by the Board of Supervisors of Caroline County, and intended to guide the physical development of the County. The plan, including maps, plats, charts, policy statement and/or descriptive material, shall be that adopted in accordance with Section 15.1-450 of the Code of Virginia.
<b>COMPUTER AND DATA PROCESSING CENTERS</b>	A building in which a business is primarily engaged in the development of processing orders, claims, and similar activities or engineering of software and data management systems.
<b>CONDITIONAL ZONING</b>	As part of classifying land within the County into areas and districts by legislative action, the allowing of reasonable conditions governing the use of such property, such conditions being in addition to, or modification of the regulations provided for a particular zoning district or zone by the overall zoning ordinance. See Code of Virginia Sections 15.1-430(q), 15.1-491(a), and 15.1-491.1 et seq.
<b>CONDOMINIUM</b>	Ownership of single units in a real estate project having common elements and four (4) or more apartments, rooms, office spaces, dwellings or other units, whether such units are located in a multiple unit structure or attached to or detached from other units. Ownership includes fee simple title to a residence or place of business and undivided ownership, in common with other purchasers, of the common elements in the structure(s) including the land and its appurtenances.
<b>CONFERENCE/CONVENTION CENTER</b>	Facilities to accommodate conventions or large meetings including retail or commercial establishments necessary to serve the people using such facilities.
<b>CONSERVATION EASEMENT</b>	A nonpossessory interest of a holder in real property, whether easement appurtenant or in gross, acquired through gift, purchase, devise, or bequest imposing limitations or affirmative obligations, the purposes of which include retaining or protecting natural or open-space values of real property, assuring its availability for agricultural, forestal, recreational, or open-space use, protecting natural resources, maintaining or enhancing air or water quality, or preserving the historical, architectural or archaeological aspects of real property, as defined in §10.1-1009 of the Code of Virginia.
<b>CONSTRUCTION FOOTPRINT</b>	The area of all impervious surface, including but not limited to, buildings, roads and drives, parking areas, and sidewalks and the area necessary for construction of such improvements.
<b>CONSTRUCTION OFFICE</b>	See <b>OFFICE</b> .

<b>CONTRACTOR'S OFFICES, SHOPS AND MATERIALS STORAGE YARDS</b>	Establishments for the construction and/or repair of buildings, roads and utility lines; installation and servicing of heating, cooling and electrical equipment; flooring, painting, plumbing, roofing, and tiling; and/or excavating.
<b>CONTIGUOUS PARCELS</b>	Parcels which share a common boundary line.
<b>CONTRIBUTING PROPERTIES</b>	Properties so designated on the inventory map of landmarks and contributing properties which are adopted as a part of this ordinance, being generally those properties which by reason of form, materials, architectural details and relation to surrounding properties contribute favorably to the general character of the part of the Historic District in which they are located but which by reason of recent age, lack of historic significance or other factors are not designated as historic landmarks under the criteria of this Ordinance.
<b>CONVENIENCE STORE</b>	A commercial establishment designed and intended to serve daily or frequent trade needs of the surrounding population, generally characterized by the retail sale of food, the rapid turnover of customers, high traffic/trip generation, and less than 5,000 square feet of retail area.
<b>CONVENT/MONASTERY</b>	The dwelling units of a religious order or congregation. Such facilities may include a sanctuary/church as part of its complex.
<b>COUNTY</b>	The County of Caroline, Virginia.
<b>COURTYARD</b>	An open, unoccupied space, other than a yard with a building or group of buildings which is bounded on two or more sides by the building or buildings and every part of which is clear and unobstructed from its lowest point to the sky.
<b>CREMATORY</b>	A building or portion of a building containing a furnace used to reduce a human body to ash. (Adopted 11/24/09)
<b>CUL-DE-SAC</b>	A street segment beginning at the nearest intersection with another street and having only one outlet, and ending with an appropriate turn-around area for safe and convenient reverse traffic movement. See <b>Figures 11, 12, &amp; 13</b> .
<b>CUT-OFF LIGHTING</b>	Outdoor lighting from which the peak candle power is directed so that the upper extent of the light beam is not visible above 30 degrees from a line perpendicular to the ground and so as not to illuminate directly any portion of a lot other than the lot on which the light is situated.
<b>DANCE HALL, PUBLIC</b>	Any place open to the general public where dancing is permitted.
<b>DATA CENTER</b>	A facility used primarily for the storage, management, processing, and transmission of digital data, which houses computer and/or network equipment, systems, servers, appliances and other associated components related to digital data operations. Such facility may also include air handlers, power generators, water

<b>DECOMMISSIONING</b>	cooling and storage facilities, utility substations, and other associated utility infrastructure to support sustained operations at the facility (Adopted 08/13/19) The process of removing a solar energy project and remediating the land in accordance with an approved decommissioning. (Adopted 05/25/21)
<b>DEMOLITION</b>	The dismantling or tearing down of all or part of any building and all operations incidental thereto.
<b>DENSITY</b>	The number of dwelling units per acre.
<b>DEPARTMENT</b>	The Department of Conservation and Recreation of the Commonwealth of Virginia.
<b>DEVELOPMENT</b>	(a) Any man-made change to improved or unimproved real estate, including, but not limited to, buildings or other structures, the placement of manufactured homes, streets, and other paving utilities, filling, grading, excavation, mining, dredging, or drilling operations. The construction, or substantial alteration, of residential, commercial, industrial, institutional, recreation, transportation, or utility facilities or structures; (b) construction or substantial alteration of residential, commercial, industrial, institutional, recreation, transportation or utility facilities or structures.
<b>DEVELOPMENT AREA:</b>	The area within a site subject to a land disturbance permit. (Adopted 05/25/21)
<b>DIAMETER AT BREAST HEIGHT (DBH)</b>	The diameter of a tree measured outside the bark at a point 4.5 feet above ground – also know as caliper. See <b>Figure 14</b> .
<b>DISTRIBUTION CENTER</b>	A building primarily used for the receipt, storage, and distribution of goods, products, cargo, and materials, including transshipment by boat, rail, air, or motor vehicle.
<b>DIRECTOR</b>	An appointed County official who serves as the Director of Planning and Community Development for Caroline County, Virginia; his designated deputy.
<b>DISTILLATION OF INDUSTRIAL ALCOHOL (ETHANOL) IN CONJUNCTION WITH A FARMING OPERATION DISTILLERY, LIMITED</b>	See <b>MANUFACTURE</b> .  A facility that manufactures not more than 36,000 gallons of alcoholic beverages other than wine or beer per calendar year, and is subject to the licensing requirements of the Commonwealth of Virginia. (Adopted 09/10/19)
<b>DISTRICT</b>	Districts as referred to in Section 15.2-486 of the Code of Virginia, 1950, as amended.
<b>DOMESTIC FOWL</b>	All chickens, ducks, geese, turkeys, or other animals of the aviary species.
<b>DOMESTIC HEN</b>	A chicken to be kept on residential property for the purpose of laying eggs.

<b>DOMESTIC HEN COOP</b>	A structure designed to give chickens a shaded area to roost.
<b>DOMESTIC HEN ENCLOSURE</b>	A coop or pen to house domestic hens on residential property.
<b>DOMESTIC HEN PEN</b>	A wired/fenced area for chickens to walk in a grassed/dirt area.
<b>DRIPLINE</b>	A vertical projection to the ground surface from the furthest lateral extent of a tree's leaf canopy.
<b>DRIVEWAY</b>	A space or area specifically designated and reserved on a lot for the movement of vehicles from one lot to another or from a lot to a public or private street.
<b>DRUG STORE/PHARMACY</b>	A building with an establishment primarily engaged in the retail sale of prescription drugs, nonprescription medicines, cosmetics, and related supplies.
<b>DRY CLEANING OUTLETS</b>	A building with an establishment primarily used for the pickup and delivery of dry cleaning and/or laundry. A laundry mat is an accessory use.
<b>DPCD</b>	The Caroline County Department of Planning and Development.
<b>DUPLEX</b>	See <b>DWELLINGS, MULTIPLE-FAMILY</b> .
<b>DUSTLESS SURFACE</b>	A surface adequately covered in accordance with good construction practice; with a minimum of either two applications of bituminous surface treatment, concrete, bituminous concrete, or equivalent paving material approved by the Director of Public Works and to be maintained in good condition at all times.
<b>DWELLING</b>	Any structure which is designed for use for residential purposes except hotels, boarding houses, lodging houses, tourist cabins, automobile trailers, recreational vehicles, campers, motels and rooming houses.
<b>DWELLING, ACCESSORY OR FAMILY APARTMENT</b>	A separate and complete dwelling unit that is contained on the same lot as the structure of a single-family dwelling (principle structure).
<b>DWELLING, EXISTING</b>	For the purpose of intensive agricultural operations: A dwelling which is legally occupied on the date an application for an intensive agricultural facility permit is officially filed in the office of the zoning administrator; or A dwelling for which a building permit has been issued on the date an application for an intensive agricultural facility is officially filed in the office of the zoning administrator.  A dwelling which has been legally occupied for a cumulative period of thirty-six (36) months within the previous sixty (60) months on the date an application for an intensive agricultural facility is officially filed in the office of the zoning administrator.

<b>DWELLING, MULTIPLE-FAMILY</b>	A structure arranged and comprised of three (3) or more dwelling units, each of which has an entrance to a hallway or a balcony in common with at least one (1) other dwelling unit. See <b>Figures 15 &amp; 16</b> .
<b>DWELLING, SEASONAL (HOUSING FOR SEASONAL FARM LABOR)</b>	A dwelling or lodging unit that is used exclusively by agricultural employees employed full time or seasonally in the county and is located on a farm and is ancillary and secondary to agriculture.
<b>DWELLING, SINGLE-FAMILY</b>	A dwelling unit that is designed to be occupied by one family.
<b>DWELLING, SINGLE-FAMILY DETACHED</b>	A single family dwelling unit that is not attached to any other dwelling by any means and is surrounded by open space or yards. See <b>Figure 19</b> .
<b>DWELLING, SINGLE-FAMILY SEMI-ATTACHED</b>	A single-family dwelling attached to one other single family dwelling by a common vertical wall, with each dwelling located on a separate lot. See <b>Figure 17</b> .
<b>DWELLING, ATTACHED</b>	A building containing dwelling units, each of which has individual primary ground floor access to the outside and which are attached to each other by party walls without openings. The term is intended primarily for such dwelling types as townhouses, duplexes, and zero-lot line developments. See <b>Figure 18</b> .
<b>DWELLING, UNIT</b>	One or more rooms in a dwelling designed for living or sleeping purposes and having independent cooking and sleeping facilities.
<b>EASEMENT</b>	A grant by a property owner of the use of his land by another party for a specific purpose.
<b>ELEVATED BUILDING</b>	A non-basement building built to have the lowest floor elevated above the ground level by means of fill, solid foundation perimeter walls, pilings, or columns (posts and piers). (Adopted 1/27/09)
<b>EMPLOYEE OF A SEXUALLY ORIENTATED BUSINESS</b>	A person who performs any service on the premises of a sexually oriented business or, a full-time, part-time or contract basis, whether or not the person is denominated an employee, independent contractor, agent or otherwise and whether or not said person is paid a salary, wage or other compensation by the operator of said business. Employee does not include a person exclusively on the premises for repair or maintenance of the premises or equipment on the premises, or for the delivery of goods to the premises.
<b>ENCROACHMENT</b>	The advance or infringement of uses, plant growth, fill, excavation, buildings, permanent structures or development into a floodplain, which may impede or alter the flow capacity of a floodplain. (Adopted 1/27/09)
<b>EQUESTRIAN FACILITIES</b>	A facility for where the public may attend or participate in the following types of activities including, but not limited to, the following: boarding and/or training horses; rodeos and horse shows, horseback riding sales and rentals, tack sales, and steep chase events.

<b>EROSION AND SEDIMENT CONTROL PLAN</b>	A document containing material for the conservation of soil and water resources of a unit or group of units of land. It may include appropriate maps, an appropriate soil and water plan inventory, and management information with needed interpretations and a record of decisions contributing to conservation treatment. The plan shall contain all major conservation decisions to assure that the entire unit or units of land will be so treated to achieve the conservation objectives.
<b>EROSION IMPACT AREA</b>	An area of land not associated with current land-disturbing activity but subject to persistent soil erosion resulting in the delivery of sediment onto neighboring properties or into state waters. This definition shall not apply to any lot or parcel of land of 10,000 square feet or less used for residential purposes [or to shorelines where the erosion results from wave action or other coastal processes.]
<b>ESCORT</b>	A person who, for consideration, agrees or offers to act as a companion, guide, or date for another person, or who agrees or offers to privately model lingerie or to privately perform a striptease for another person.
<b>ESCORT AGENCY</b>	A person or business association who furnishes, offers to furnish, or advertises to furnish escorts as one of its primary business purposes for a fee, tip, or other consideration.
<b>ESTABLISHMENT OF A SEXUALLY ORIENTATED BUSINESS</b>	Includes any of the following: (a) The opening or commencement of any Sexually Oriented Business as new business; (b) The conversion of an existing business, whether or not a sexually oriented business, to any Sexually Oriented Business; (c) the additions of any Sexually Oriented Business to any other existing sexually oriented business; or (d) the relocation of any Sexually Oriented Business.
<b>EXCAVATING</b>	Any digging, scooping or other methods of removing earth materials. See <b>Figure 20</b> .
<b>EXERCISE STUDIO</b>	The use of any building and/or land area to provide instruction in any varied form of dance, gymnastics, cheerleading, martial arts, or similar activities. (Adopted 07/12/16)
<b>EXISTING MANUFACTURED HOME PARK OR SUBDIVISION</b>	A manufactured home park or subdivision for which the construction of facilities for servicing the lots on which the manufactured homes are to be affixed (including, at a minimum, the installation of utilities, the construction of streets, and either final site grading or the pouring of concrete pads) is completed before the effective date of the floodplain management regulations adopted by a community. (Adopted 1/27/09)
<b>EXPANSION TO AN EXISTING MANUFACTURED HOME PARK OR SUBDIVISION</b>	The preparation of additional sites by the construction of facilities for servicing the lots on which the manufacturing homes are to be affixed (including the installation of utilities, the construction of streets, and either final site grading or the pouring of concrete pads). (Adopted 1/27/09)



## **FAIRGROUND**

The use of land pursuant to a unified and coordinated master plan of development for entertainment and recreational activities including, but not limited to, the following: animal shows and judging, athletic competitions, carnivals, circuses, concerts, community or public meetings, festivals and similar outdoor recreational events, food booths and stands, games, rides, rodeos, special exhibits and shows of equipment, articles for display or sale, educational programming, indoor flea markets, small sales and vending booths and stands, and other uses which are similar in nature and produce no greater noise or visual impact on nearby property than the preceding enumerated uses. A fairground may also include permanent and temporary buildings and structures for the above referenced uses or to support the administrative functions of the fairground and temporary overnight lodging not open to the general public for the accommodation of event workers and exhibitors. The actual number of nights that overnight lodging is permitted shall be determined with the special exception permit but in no case shall exceed twenty-eight (28) days for a single event. Adopted 11/10/2004.

## **FAMILY**

Any of the following groups living together as a single nonprofit and non-commercial housekeeping unit and sharing common living, sleeping, cooking and eating facilities:

- one (1) person;
- one (1) person, together with any number of his/her children (including biological children, stepchildren, foster children, or adopted children);
- two (2) or more persons related by blood, marriage, adoption, or guardianship (to the second degree of consanguinity) together with any number of their children (including biological children, stepchildren, foster children, or adopted children): to the second degree of consanguinity
- two (2) persons unrelated by blood, marriage, adoption, or guardianship (to the second degree of consanguinity) together with any number of the children of either of them (including biological children, stepchildren, foster children, or adopted children) to the second degree of consanguinity;
- up to four (4) persons unrelated by blood, marriage, adoption, or guardianship to the second degree of consanguinity;
- not more than eight persons who are:
  - o residents of a residential facility as defined in § 15.2-2291, Code of Virginia, (1950) as amended, or;
  - o "handicapped" as defined in the Fair Housing Act, 42 U.S.C. § 3602(h). This definition does not include persons currently illegally using or addicted to a "controlled substance" as defined in the Controlled Substances Act, 21 U.S.C. § 802 (6).

The following shall not be included in the number of persons who

might comprise a family: up to two persons (together with any children of either of them) who may be live-in companions to the elderly or disabled, "au pairs" or domestic employees.

<b>FAMILY APARTMENT</b>	A separate, complete house keeping unit that is substantially contained within the structure or within an accessory structure and clearly secondary to the existing single-family dwelling. A family apartment shall not exceed 1,000 square feet of living space.
<b>FAMILY DAY HOME</b>	See <b>CHILD CARE FACILITY</b> .
<b>FAMILY SUBDIVISION</b>	A division of land as provided for in the County of Caroline Subdivision Ordinance between and/or among the members of an immediate family.
<b>FARM EQUIPMENT SALES, RENTAL, AND SERVICE</b>	See <b>AGRIBUSINESS/AGRICULTURAL SUPPLY ESTABLISHMENT</b> .
<b>FARMER'S MARKET</b>	An occasional or periodic market held in a structure or open area where farmers sell their produce or farm products.
<b>FENCE</b>	A freestanding structure of metal, masonry, or wood composition or any combination thereof resting on, or partially buried in, the ground and rising above ground level and used for confinement, screening or partition purposes.
<b>FILLING</b>	Any depositing or stockpiling of earth materials. See <b>Figure 20</b> .
<b>FINAL SITE PLAN</b>	A plan delineating the overall scheme of development of a tract of land, including but not limited to grading, engineering design, construction details, and survey data for existing and proposed improvements. See <b>Figure 21</b> .
<b>FINANCIAL INSTITUTION</b>	A building wherein the primary occupation is concerned with such State regulated businesses as banking, savings and loans, loan companies and investment companies.
<b>FLAG LOT</b>	A lot in a cluster development for which the minimum frontage for the zoning district in which it is located is not required to be met. See <b>Figure 22</b> .
<b>FLEA MARKET</b>	An occasional or periodic market held in a structure or open area where one or more individuals offer goods for sale to the public. "Flea market" does not include sales held by charitable or non-profit organizations not more than four times a year, farmer's market, or garage sales.
<b>FLEET PARKING</b>	The parking and storage of more than five (5) operable vehicles, other than automobiles, which are used in the daily operations of a business not located on-site; or, the parking and storage of more than one (1) vehicle with a gross vehicle weight in excess of ten thousand (10,000) pounds. This is not to be construed to include parking and storage of farm or construction equipment which are not licensed to operate on State roads.

<b>FLOOD OR FLOODING</b>	A general or temporary condition of partial or complete inundation of normally dry land areas from either the overflow of inland or tidal waters; or, the unusual and rapid accumulation or runoff of surface waters from any source and/or the collapse or subsistence of land along the shore of a lake or other body of water as a result of erosion or undermining caused by waves or currents of water exceeding anticipated cyclical levels or suddenly caused by an unusually high water level in a natural body of water, accompanied by a severe storm, or by an unanticipated force of nature such as flash flood or an abnormal tidal surge, or by some similarly unusual and unforeseeable event which results in flooding as defined in paragraph 1 (a) of this definition. (Amended 1/27/09)
<b>FLOOD, DESIGN</b>	Floods likely to occur under probable conditions at one hundred-year frequencies.
<b>FLOODLIGHT</b>	Reflector type light fixture that is attached directly to a building and is unshielded.
<b>FLOODPLAIN</b>	(a) A relatively flat or low land area adjoining a river, stream, or watercourse which is subject to partial or complete inundation; (b) an area subject to the unusual and rapid accumulation or runoff of surface waters from any source; (c) all lands that would be inundated by flood water as a result of storm event of a 100-year return interval. See <b>Figure 23</b> .
<b>FLOOD-PRONE AREA</b>	Any land area susceptible to being inundated by water from any source.
<b>FLOODWAY</b>	The channel of a river or other watercourse and adjacent land areas that must be reserved in order to discharge the base flood without cumulatively increasing the water surface elevation more than a designated height (normally no rise in height is permitted).
<b>FLORIST SHOP</b>	A building with an establishment whose principal activity is primarily used for the selling of plants, which are not grown on the site, and conducting business within an enclosed building.
<b>FLOOR AREA</b>	The total number of square feet of floor space within the exterior walls of a building, not including space in cellars, basements or attics.
<b>FLOOR AREA, GROSS</b>	The total area of a building measured by taking the outside dimensions of the building at each floor level intended for occupancy or storage.
<b>FLOOR AREA RATIO</b>	The ratio determined by dividing the gross floor area of all buildings on a site by the total area of the site (total floor area/site area). See <b>Figure 24</b> .
<b>FOWL, DOMESTIC</b>	All chickens, ducks, geese, turkeys, or other animals of the aviary species.

<b>FREEBOARD</b>	A factor of safety usually expressed in feet above a flood level for purposes of floodplain management. "Freeboard" tends to compensate for the many unknown factors that could contribute to flood heights greater than the height calculated for a selected size flood and floodway conditions, such as wave action, bridge openings, and the hydrological effect of urbanization in the watershed. (Adopted 1/27/09)
<b>FRONTAGE</b>	That dimension of a lot measured along the front street line thereof, or if the front street line is curved, along the chord of the arc.
<b>FUNERAL HOME</b>	A facility used for the preparation of the deceased for burial and for ceremonies before burial or cremation, and may include storage of caskets, funeral urns, and other related funeral supplies and the storage of funeral vehicles.
<b>FULLY SHIELDED FIXTURE</b>	An outdoor lighting fixture that is shielded or constructed so that all light emitted is projected below a horizontal plane running through the lowest part of the fixture.
<b>GAME PRESERVE/WILDLIFE SANCTUARIES AND CONSERVATION AREA</b>	An area of land upon which a fee maybe charged for public or private hunting or fishing and upon which game or fish are grown or stocked specifically for hunting or fishing on the property.
<b>GARAGE, PRIVATE</b>	An accessory building or part of a principal building used as an accessory use only for the storage of not more than three motor vehicles.
<b>GARDEN CENTER</b>	A facility engaged in the retail sale of plants, seeds, feed, and other supplies and equipment employed in connection with the raising and cultivation of house plants, herbs, flowers, vegetables, row crops, trees, shrubs or other indoor or outdoor plants. All outside storage areas shall be within an enclosed structure with exterior walls composed of split face block or other similar material.
<b>GENERAL DEVELOPMENT PLAN (GDP)</b>	A plan showing general land use, circulation, open space, utilities, stormwater management, environmental factors, community facilities, housing, impacts, and phasing for parcels of land proposed for development. See <b>Figure 50</b> .
<b>GENERAL STORE</b>	A retail establishment that offers for sale grocery items, deli counter, fountain drinks, souvenirs and miscellaneous items. (Repealed & Replaced 09/23/2014)
<b>GLARE</b>	Light that causes annoyance, discomfort, or loss in visual performance and ability.
<b>GRADING</b>	Any excavating or filling of earth materials or any combination thereof, including the land in its excavated or filled conditions.
<b>GOVERNING BODY</b>	The Board of Supervisors, County of Caroline, Virginia.
<b>GOLF COURSE</b>	A facility publicly or privately owned, on which the game of golf is played, including accessory uses and buildings customary

thereto, but excluding golf driving ranges as defined herein. Adopted 10/26/2004.

<b>GOLF COURSE, MAJOR:</b>	Facilities for the sport of golf with related golf amenities that may include accessory driving ranges, lodging, restaurants, meeting/conference centers. (Adopted 09-09-08)
<b>GOLF DRIVING RANGE</b>	A limited area on which golf players do not walk but onto which they drive golf balls from a central driving tee.
<b>GRAIN ELEVATOR</b>	A building primarily used for the elevating, storing, discharging and processing of grain.
<b>GREENHOUSE</b>	A facility employing a glass, plastic or similar enclosure for the cultivation or protection of tender plants, flowers or house plants.
<b>GROUP HOME</b>	A residential facility licensed by the Department of Mental Health, Mental Retardation, and Substance Abuse Services, in which no more than eight (8) mentally ill, mentally retarded, or developmentally disabled persons reside, with one or more resident counselors or other staff persons in accordance with § 15.1-486.3 of the Code of Virginia. For the purposes of this definition, mental illness and developmental disability shall not include current illegal use of or addiction to a controlled substance as defined in §54.1-3401 of the Code of Virginia.
<b>GUEST HOUSE</b>	An attached or detached accessory building used to house guests of the occupants of the principal building and which is never rented or offered for rent. Mobile homes shall not be permitted as a Guest House.
<b>HARDWARE STORE</b>	A facility of thirty thousand (30,000) square feet or less of gross floor area, primarily engaged in the retail sale of various basic hardware lines, such as tools, builders' hardware, plumbing and electrical supplies, paint and glass, housewares and household appliances, garden supplies and cutlery. All display, storage and display shall be within a fully enclosed building.
<b>HEALTH DEPARTMENT (VDH)</b>	The Virginia Department of Health.
<b>HEALTH OFFICIAL</b>	The Director of the Caroline County Department of Health (which is a division of VDH) or his designee.
<b>HEAVY EQUIPMENT SALES, RENTAL AND SERVICE</b>	Any use of land upon which the primary occupation is the sale, rental and/or servicing of farm and construction machinery or vehicles of more than 1.5 tons in weight or vehicles designed to carry more than fifteen (15) passengers. All storage and display shall be within a fully screened area and/or enclosed building.
<b>HIGHLY ERODIBLE SOILS</b>	Soils (excluding vegetation) with an erodibility index (EI) from sheet and rill erosion equal to or greater than eight. The erodibility index for soil is defined as the product of the formula $RKLS/T$ , where K is the soil susceptibility to water erosion in the surface layer; R is the rainfall and runoff; LS is the combined effects of slope length and steepness; and T is the soil loss tolerance.

<b>HIGHLY PERMEABLE SOILS</b>	Soils with a given potential to transmit water through the soil profile. Highly permeable soils are identified as any soil having a permeability equal to or greater than six inches of water movement per hour in any part of the soil profile to a depth of 72 inches (permeability groups "rapid" and "very rapid") as found in the "National Soil Survey Handbook" of November 1996 in the "Field Office Technical Guide" of the U.S. Department of Agriculture National Resources Conservation Service.
<b>HISTORIC DISTRICT</b>	An area containing buildings or places in which historic events occurred or having special public value because of notable architectural or other features relating to the cultural or artistic heritage of the community, of such significance as to warrant conservation and preservation.
<b>HISTORIC LANDMARK</b>	Any building or place listed on the National Register of Historic Places or on the Register of the Virginia Historic Landmarks Commission, or any building or place officially designated as a landmark structure or place by the County on the inventory map which is adopted as part of this Ordinance.
<b>HISTORIC STRUCTURE</b>	Any structure that is listed individually in the National Register of Historic Places (a listing maintained by the Department of Interior) or preliminarily determined by the Secretary of the Interior as meeting the requirements for individual listing on the National Register; or certified or preliminarily determined by the Secretary of the Interior as contributing to the historical significance of a registered historic district or a district preliminarily determined by the Secretary to qualify as a registered historic district; or individually listed on a state inventory of historic places in states with historic preservation programs which have been approved by the Secretary of the Interior; or, individually listed on a local inventory of historic places in communities with historic preservation programs that have been certified either by an approved state program as determined by the Secretary of the Interior; or, Directly by the Secretary of the Interior in states without approved programs. (Adopted 1/27/09)
<b>HOME APPLIANCE SALES AND INDOOR SERVICE</b>	A building with an establishment which is primarily engaged in the retail sale and service of home appliances, such as washers, dryers, microwave ovens, stoves, and similar equipment. All sales, display, repairs, and storage shall be within a fully enclosed building.
<b>HOME IMPROVEMENT CENTER</b>	A facility of more than eighty thousand (80,000) square feet gross floor area, engaged in the retail sales of various basic hardware lines, such as tools, builders' hardware, paint and glass, housewares and household appliances, garden supplies and cutlery. All display and storage shall be a fully enclosed building. Typically this use requires a high parking to building area ratio and has a regional sales market. Additionally, bulk sales are part of the marketing program of such a use.

## HOME OCCUPATION

Any occupation, profession, enterprise or activity conducted solely by one or more members of a family on the premises, which is incidental and secondary to the use of the premises for dwelling, provided:

No person other than members of the family residing on the premises shall be engaged in such occupation;

The use of the dwelling unit for the home occupation shall be clearly incidental and subordinate to its use for residential purposes by its occupants, and not more than 25 percent of the floor area of the dwelling unit or 25 percent of said floor area if conducted in an accessory building, shall be used in the conduct of the home occupation;

There shall be no change in the outside appearance of the building or premises, or other visible evidence of the conduct of such home occupation other than one sign, not exceeding one square foot in area, non-illuminated;

There shall be no sales, other than items hand-crafted on the premises, in connection with such home occupation;

No traffic shall be generated by such home occupation in greater volumes than would normally be expected in a residential neighborhood, and any need for parking generated by the conduct of such home occupation shall be met off street outside of the required front yard;

No equipment or process shall be used in such home occupation which creates noise, vibration, glare, fumes, odors, or electrical interference detectable to the normal senses off the lot, if the occupation is conducted in a single family residence, or outside the dwelling unit if conducted in other than a single family residence. In the case of electrical interference, no equipment or process shall be used which creates visual or audible interference in any radio or television receivers off the premises, or causes fluctuations in line voltage off the premises. Boarding and rooming houses, tourist homes, and private educational institutions shall not be deemed home occupations.

Within the above requirements, a home occupation includes, but is not limited to the following; (a) art studio; (b) beauty shop; (c) dressmaking; (d) professional office of a physician, dentist, lawyer, engineer, architect, accountant, salesman, real estate agent or other similar occupation; (e) teaching, with musical instruction limited to one or two pupils at a time; however, a home occupation shall not be interpreted to include the conduct of nursing homes, convalescent homes, rest homes, restaurants, tea rooms, tourists homes, massage parlors or similar establishments offering services to the general public.

<b>HOME OCCUPATION, MAJOR</b>	An occupation conducted in a dwelling unit, with or without the use of one or more accessory structures, for profit, in connection with, there are employed not more than five (5) persons other than members of the immediate family residing on the premises, which persons may be in addition to family members.
<b>HOMEOWNERS ASSOCIATION, OWNERS ASSOCIATION (HOA), PROPERTY OWNERS ASSOCIATION (PPO), CONDOMINIUM OWNERS ASSOCIATION (COA)</b>	A community association which is organized in a development in which individual owners share common interests in open space or facilities; see <b>OWNERS ASSOCIATION</b> .
<b>HORTICULTURAL PRODUCTS</b>	Ornamental mulch and wood chips, soils, and similar products made from organic inputs (excluding household waste) such as bark, leaves, grass, brush, land clearing debris, wood waste (e.g. pallets, lumber) and other vegetative materials, plus non-hazardous and uncontaminated add-mixture materials (natural and man-made) such as sand, peat, soil, vermiculite, wood and coal ash, foam beads, and natural and commercial fertilizers used in the formulation of such products. Any mulch, compost or soil products that includes sludge shall not be considered a horticultural product in the context of this ordinance.
<b>HOSPITAL</b>	An establishment primarily engaged in providing diagnostic services, extensive medical treatment including surgical services, and other services, as well as continuous nursing services. The establishment has an organized medical staff on duty twenty-four (24) hours a day, inpatient beds, and equipment and facilities to provide complete health care; may also provide emergency room care and less intensive medical uses by right, such as nursing homes, sanitariums, convalescent care, ambulatory care facilities, and homes for the aged.
<b>HOTEL/MOTEL</b>	A building designed or occupied as the more or less temporary abiding place for individuals who are, for compensation, lodged, with or without meals, and in which provision is not generally made for cooking in individual rooms or suites.
<b>HOUSEHOLD/OFFICE FURNITURE/FURNISHING SALES CENTER</b>	A building with an establishment which is primarily engaged in the retail sale and service of home/office furniture and furnishings, such as sofas, chairs, tables, lamps, art, rugs, and carpets. All display, storage, and repair shall be within a fully enclosed building.
<b>IMMEDIATE FAMILY</b>	For the purpose of this ordinance the immediate family shall include grandfather, grandmother, mother, father, son, daughter, granddaughter, grandson, brother, sister, aunt, uncle, niece, nephew.
<b>IMPERVIOUS COVER</b>	A surface composed of any material that significantly impedes or prevents natural infiltration of water into the soil. Impervious surfaces include, but are not limited to: roofs, buildings, streets, parking areas, and any concrete, asphalt, or compacted gravel surface. See <b>Figure 25</b> .



**INDOOR COMMERCIAL  
RECREATIONAL FACILITY**

A commercial recreational land use conducted entirely within a building, including but not limited to an arcade, arena, art gallery and studio, art center, assembly hall, athletic and health clubs, auditorium, bowling alley, community center, movie theater, swimming pool, skating rink, tennis court, and billiard hall.

**IN-LAW SUITE**

An dwelling unit no larger than 750 (gross) square feet as measured from outside dimensions in which no more than 2 persons meeting the definition of "family" reside and which is contained within the structure of a single-family detached dwelling unit and where its presence and use is clearly subordinate to the principal dwelling. For families defined in (v) of the definition of "family" the total number of non-related individuals residing in the principal dwelling and in-law suite cannot exceed four (4).

**INOPERABLE VEHICLE**

Any motor vehicle, trailer or semi-trailer which is not in operating condition; or which for a period of thirty (30) days or longer has been partially or totally disassembled by the removal of tires and wheels, the engine, or other essential parts required for the operation of the vehicle; or on which there are displayed neither valid license plates, a valid inspection decal, nor a valid County decal.

**INSTITUTE/CENTER FOR SPECIAL  
TRAINING AND EDUCATION**

A facility primarily engaged in the provision of training and vocational rehabilitation and habilitation services for the physically, mentally, or emotionally handicapped; includes offices for counseling and teaching specialists; other training facilities or equipment as permitted in the underlying zoning district; overnight or institutional care is prohibited.

**INTENSELY DEVELOPED AREAS  
(IDAs)**

A portion of an RPA or an RMA designated by the Board of Supervisors where development is concentrated and little of the natural environment remains.

**INTENSIVE AGRICULTURAL  
OPERATION/FACILITY**

Any enclosure, pen, feedlot, building or group of buildings used to feed, confine, maintain or stable the following animal types or combination of animal types and number to produce the equivalent of 300 animal units as follows:

- (1) slaughter and feeder cattle.
- (2) mature dairy cattle (whether milked or dry cows).
- (3) swine, each weighing over 55 pounds; or
- (4) horses.
- (5) sheep and lambs.
- (6) turkeys.
- (7) laying hens or broilers.

Any combination of the categories set forth above shall be calculated proportionately by reference of this table to determine the equivalent number of animal units in such combination.

**INTENSIVE AGRICULTURAL  
OPERATION/FACILITY, EXISTING**

An intensive livestock, dairy or poultry facility which is occupied or has been occupied by a commercial livestock raiser, dairy or poultry facility for a total of twelve (12) months within the previous sixty (60) months on the date on which zoning approval is sought for a dwelling, including sites or structures which are accessories to the livestock facility, dairy or poultry facility.

<b>INTENSIVE DAIRY OPERATION/FACILITY</b>	A facility with accessory uses or structures including feed storage bins, litter storage sites, manure storage sites, manure disposal pits which at any one time has 200 dairy cows.
<b>INTENSIVE LIVESTOCK OPERATION/FACILITY</b>	A facility with accessory uses or structures, including feed storage bins, litter storage sites, incinerators, manure storage sites which at any one time has 300 head of cattle, 750 hogs, 150 horses, or 3,000 sheep or lambs, or any combination thereof.
<b>INTENSIVE POULTRY OPERATION/FACILITY</b>	A poultry house with accessory uses or structures, including feed storage bins, litter storage sites, incinerators, disposal pits or cold storage chests used for collection of dead birds which at any one time has 30,000 chickens or 16,500 turkeys.
<b>JUNK YARD</b>	Any land or building used for the abandonment, storage, keeping, collecting, or bailing of paper, rags, scrap metals, other scrap or discarded materials, or for the abandonment, demolition, dismantling, storage, or salvaging of automobiles or other vehicles not in running condition, machinery, or part thereof.
<b>KENNEL</b>	A structure, lot or other facility where more than four (4) dogs and other small animals normally kept as pets (excluding farm animals) which are six (6) months of age or older are kept for any purpose.
<b>KENNEL, COMMERCIAL (INDOOR)</b>	Any kennel, without outdoor pens or runs, in which dogs or domesticated animals are boarded or trained for a fee or compensation (Adopted 01/26/21).
<b>KENNEL, COMMERCIAL (OUTDOOR)</b>	Any kennel, with outdoor pens or runs, in which dogs or domesticated animals are bred, boarded, trained or sold, for a fee or compensation. (Adopted 01/26/21).
<b>LABORATORY/TESTING, MEDICAL, PHARMACEUTICAL AND SCIENTIFIC</b>	A building with a facility for scientific laboratory primarily engaged in the analysis of natural resources, medical resources, and manufacturing of materials. This category includes environmental laboratories for the analysis of air, water, and soil, medical and veterinary laboratories, and forensic laboratories for analysis of evidence in the support of law enforcement.
<b>LAND DISTURBANCE</b>	Any activity upon which causes, contributes to, or results in the removal or covering of the vegetation upon such land, including, but not limited to, clearing, grading, filling, dredging, or excavating. This term shall not include minor activities such as home gardening, planting of trees and shrubs, and home maintenance.
<b>LAND-DISTURBING ACTIVITY</b>	Any land change which may result in soil erosion from water or wind and the movement of sediments into state waters or onto lands in the Commonwealth, including, but not limited to, clearing, grading, excavating, transporting and filling of land, except that the term shall not include: <ul style="list-style-type: none"> <li>- Minor land-disturbing activities such as home gardens and individual home landscaping, repairs and maintenance work;</li> </ul>

- Individual service connections;
- Installation, maintenance, or repair of any underground public utility lines when such activity occurs on an existing hard-surfaced road, street or sidewalk provided such land-disturbing activity is confined to the area of the road, street or sidewalk which is hard-surfaced;
- Septic tank lines or drainage fields unless included in an overall plan for land-disturbing activity relating to construction of the building to be served by the septic tank system;
- Surface or deep mining;
- Exploration or drilling for oil and gas including the well site, roads, feeder lines, and off-site disposal areas;
- Tilling, planting, or harvesting of agricultural, horticultural, or forest crops, or livestock feedlot operations; including engineering operations and agricultural engineering operations as follows: construction of terraces, terrace outlets, check dams, desilting basins, dikes, ponds not required to comply with the Dam Safety Act, Article 2, (Sec. 10.1-604 et seq.) of Chapter 6, Title 10.1 of the Code of Virginia, ditches, strip cropping, lister furrowing, contour cultivating, contour furrowing, land drainage, and land irrigation. However, however, this exception shall not apply to harvesting of forest crops unless the area on which harvesting occurs is reforested artificially or naturally in accordance with the provisions of Chapter 11 ( § 10.1-1100 et seq.) of Title 10.1 of the Code of Virginia or is converted to bona fide agricultural or improved pasture use as described in subsection B of Code of Virginia § 10.1-1163;
- Repair or rebuilding of the tracks, rights-of-way, bridges, communication facilities and other related structures and facilities of a railroad company;
- Disturbed land areas of less than 2,500 square feet in size;
- Installation of fence and sign posts or telephone and electric poles and other kinds of posts or poles;
- Shoreline erosion control projects on tidal waters when all of the land disturbing activities are within the regulatory authority of and approved by local wetlands boards, the Marine Resources Commission or the United States Army Corps of Engineers; however, any associated land that is disturbed outside of this exempted area shall remain subject to this ordinance; and;
- Emergency work to protect life, limb or property, and emergency repairs; provided that if the land-disturbing activity would have required an approved erosion and sediment control plan, if the activity were not an emergency, then the land area disturbed shall be shaped and stabilized in accordance with the requirements of the Plan-approving authority.

A permit issued by the Program Authority for the clearing, filling, excavating, grading, transporting of land or for any combination thereof or for any purpose set forth in this ordinance.

<b>LANDSCAPED GREEN SPACE</b>	The space within the boundaries of a given lot that is designated to enhance the privacy and amenity of the development by providing landscaping features, screening for the benefit of the occupants or those in neighboring areas, or for a general appearance of openness. Landscaped green space may include but not need be limited to; lawns, decorative planting, flower beds, sidewalks/walkways, ornamental objects such as fountains, statues, and other similar natural or artificial objects, wooded area, and water courses, any or all of which are designed and arranged to produce an aesthetically pleasing effect within the development.
<b>LANDSCAPING</b>	The improvements of a lot with grass, shrubs, trees, other vegetation and/or ornamental objects. Landscaping may include pedestrian walks, flower beds, ornamental objects such as fountains, statues and other similar objects designed and arranged to produce an aesthetically pleasing effect.
<b>LANDSCAPE PLAN</b>	A component of a development plan on which is shown: proposed landscape species(such as number, spacing, size at time of planting, and planting details); proposals for protection of existing vegetation during and after construction; proposed treatment of paved and unpaved surfaces; proposed decorative features; grade changes; buffers and screening methods; parking lot design; and any other information that can be reasonably required in order that an informed decision can be made by the approving authority. See <b>Figure 26</b> .
<b>LIBRARY</b>	A building primarily used for the use, but not the sale, of literary, musical, artistic, or reference materials.
<b>LIVE ENTERTAINMENT, DANCING</b>	The provision of music, either live or recorded, or live performances for the dancing and entertainment of patrons, ancillary to the operation of a restaurant; provided that when no dance area is provided, the music or performance shall be included within this definition only when it constitutes the primary reason for the congregation by the patrons.
<b>LOCAL EROSION AND SEDIMENT CONTROL PROGRAM/LOCAL CONTROL PROGRAM</b>	An outline of the various methods employed by Caroline County to regulate land-disturbing activities and thereby minimize erosion and sedimentation in compliance with the state program and may include such items as local ordinances, policies and guidelines, technical materials, inspection, enforcement, and evaluation.
<b>LIVESTOCK</b>	All cattle or other animals of the bovine species; all horses, ponies, mules, burros, and asses or other animals of the equine species; all goats or other animals of the caprine species; all swine or other animals of the porcine species; and all sheep or other animals of the ovine species.
<b>LIVESTOCK MARKET</b>	A commercial establishment wherein livestock are collected for sale or auction.
<b>LIVESTOCK RAISER, DAIRY</b>	The owner of the livestock facility, dairy or poultry facility or the

<b>OPERATOR, POULTRY GROWER</b>	land on which the facility or dairy is located.
<b>LOADING SPACE</b>	Any off-street space available for the loading or unloading of goods, not less than fifteen feet wide, twenty-five feet long and fourteen feet high, and having direct usable access to a street or alley.
<b>LOT</b>	A designated parcel, tract or area of land established by plat, subdivision or otherwise permitted by law, to be used, developed or built upon as a unit. The grant of an interest, for security or other purpose, in less than an entire lot, or the foreclosure or sale of such interest, shall not be deemed to create a lot. See <b>Figure 27</b> .
<b>LOT, CORNER</b>	A lot abutting upon two or more streets at their intersection. All sides of the lot fronting on a street shall be considered the front of the lot for purpose of determining the appropriate setback distance. See <b>Figure 27</b> .
<b>LOT COVERAGE</b>	The impervious area of any lot or parcel including, but not limited to buildings, drives, parking areas, sidewalks, patios, decks, etc. See <b>Figure 25</b> .
<b>LOT DEPTH OF</b>	The average horizontal distance between the front and rear lot lines. See <b>Figure 27</b> .
<b>LOT, FRONTAGE</b>	The horizontal distance between the side lot lines measured at the point where the side lot lines intersect the street-right-of-way. All sides of a lot that abuts a street shall be considered frontage. On curvilinear streets, the arc between the side lot lines shall be considered the lot frontage.
<b>LOT, DOUBLE FRONTAGE OR THROUGH LOT, INTERIOR</b>	An interior lot having frontage on two (2) streets. See <b>Figure 27</b> .
<b>LOT LINE, FRONT</b>	The line separating the lot from a street on which it fronts. All corner lots shall be deemed to be a double frontage lot. See <b>Figure 28</b> .
<b>LOT LINE, REAR</b>	The lot line opposite and most distant from the front lot line. See <b>Figure 28</b> .
<b>LOT, REGULAR SHAPED</b>	A lot which approximates a rectangle.
<b>LOT LINE, SIDE</b>	Any lot line other than a front or rear lot line. See <b>Figure 28</b> .
<b>LOT OF RECORD</b>	A lot appearing upon a plat lawfully recorded in the office of the clerk of the circuit court, which plat has been approved by the county in accordance with this chapter and the county subdivision regulations; or a lot recorded in the office of the clerk of the circuit court by plat or by written deed description, which lot meets the requirements of this chapter and is not required by county subdivision regulations to be approved by the county as a subdivision.

<b>LOT SIZE REQUIREMENTS</b>	Restrictions on the dimensions of a lot to include a specified district size, lot area, and width, also established to limit the minimum size and dimensions of a lot in a given zoning district.
<b>LOT, WIDTH OF</b>	The horizontal distance between the side lot lines measured at the setback line. See <b>Figure 27</b> .
<b>LOWEST FLOOR</b>	The lowest floor of the lowest enclosed area (including basement). An unfinished or flood-resistant enclosure, usable solely for parking of vehicles, building access or storage in an area other than a basement area is not considered a building's lowest floor; provided, that such enclosure is not built so as to render the structure in violation of the applicable non-elevation design requirements of Federal Code 44CFR §60.3. (Adopted 1/27/09)
<b>LUMBER YARD</b>	A building and associated land area used for the storage, distribution, and sale of finished or rough cut lumber and lumber products, but not including the manufacture or fabrication of lumber, lumber products, or firewood.
<b>LUMAN</b>	A unit of luminous flux. One foot-candle is one lumen per square foot.
<b>LUMINAIRE</b>	A complete lighting unit consisting of one or more lamps, together with the components designed to distribute the light, to position and protect the lamps, and to connect the lamps to the electrical power supply; also called the lighting fixture.
<b>MACHINE SALES &amp; INDOOR SERVICE</b>	A building used primarily for the sales and service of power and rotary equipment. Power equipment includes the following types of items; lawn mowers, chain saws, power washers, generators, and similar types of equipment. All sales, display, repairs, and storage shall be within a fully enclosed building.
<b>MAJOR GOLF COURSE:</b>	See Golf Course, Major.
<b>MAJOR SOLAR ENERGY PROJECT</b>	An energy production facility with a rated nameplate capacity greater than twenty (20) megawatts (MWS) AC that converts sunlight into electricity, via photovoltaics on ground mounted systems, for sale of the electricity generated to a public utility or to off-site customers. (Adopted 05/25/21)
<b>MANUFACTURE AND/OR MANUFACTURING</b>	The processing and converting of raw, unfinished materials or products, into articles or substances of different character, or for a different purpose.
<b>MANUFACTURED HOME</b>	A structure, transportable in one or more sections, which is built on a permanent chassis and is designed for use with or without a permanent foundation when connected to the required utilities. For floodplain management purposes the term manufactured home also includes park trailers, travel trailers, and other similar vehicles placed one a site for greater than 180 consecutive days. (Amended 1/27/09)

<b>MANUFACTURED HOME PARK OR SUBDIVISION</b>	Any area designed to accommodate two (2) or more manufactured homes intended for residential use.
<b>MEDICAL HARDSHIP LIVING QUARTERS</b>	A single-section manufactured home which shall be accessory to the existing single-family dwelling. All occupants living in this structure shall be members of the immediate family. Once the medical hardship ceases to exist, the single-section mobile home shall be removed from the parcel.
<b>MEDICAL OFFICE AND CLINIC</b>	See <b>OFFICE, PROFESSIONAL</b> .
<b>MEDICAL TRANSPORT FACILITY</b>	A building and the associated land area where an establishment is primarily engaged in providing non-emergency medical transportation services. The vehicles associated with this facility are garaged, maintained and dispatched from this location. All motor vehicles must be registered with the Virginia Department of Motor Vehicles. When services are offered to wheelchair bound patrons it must comply with all applicable regulations of the Virginia Department of Health, Office of Emergency Medical Services (12-VAC 5-31). When the establishment offers non-emergency transportation of Medicaid clients for reimbursement, it must comply with applicable regulations and contract requirements of the Department of Medical Assistance services or its designee.
<b>MINING INDUSTRIES/SAND AND GRAVEL EXTRACTION</b>	Any industrial operations, including appurtenant structures such as crushers, screeners, and washers, involving removal from a site of natural accumulations of sand, rock, soil or gravel. The term excludes any other industrial use, such as concrete batching plants or asphalt mixing plants.
<b>MINIATURE GOLF</b>	A theme oriented building and/or land area recreational facility typically comprised of nine or 18 putting greens, each with a "cup" or "hole" , where patrons in groups of one to four pay a fee to move in consecutive order from the first hole to the last. Often other recreational uses are associated with this type of facility. These uses typically are as follows; batting cages, indoor arcade, and similar activities.
<b>MINOR SOLAR ENERGY PROJECT</b>	An energy production facility with a rated nameplate capacity of twenty (20) megawatts (MWS) AC or less, that converts sunlight into electricity, via photovoltaics on ground-mounted systems, for sale of the electricity generated to a public utility or to off-site customers. (Adopted 05/25/21)
<b>MODULAR UNIT</b>	A factory-fabricated transportable building designed to be used by itself or to be incorporated with similar units at a building site into a modular structure. The term is intended to apply to major assemblies, and does not include prefabricated panels, trusses, plumbing trees, and other prefabricated sub-elements incorporated into a structure at the site. A modular unit is regulated as an industrialized building unit under Title 36, Chapter 4 Code of Virginia as amended.

<b>MODULAR OR SECTIONAL HOME</b>	A dwelling made of two or more modular units transported to home site, placed on a permanent foundation and joined to make a single dwelling, on a permanently improved parcel.
<b>MOTOR VEHICLE BODY AND PAINTING REPAIR FACILITY</b>	A building and the associated land area primarily used for the following types of activities; straitening of body parts, replacing of body parts, welding, sanding, sandblasting, and painting of motor vehicles. There shall be no outdoor storage of display or minor/major repair performed at a motor vehicle body and painting/repair facility. Motor vehicle upholstery or repair is an accessory use.
<b>MOTOR VEHICLE REPAIR/SERVICE FACILITY - MAJOR</b>	A building and the associated land area primarily used for the servicing, installation, overhaul and repair of major motor vehicle components; including engines, transmissions, differentials, wheel bearings, hub assemblies, and similar types of mechanical services (Adopted 03/13/18)
<b>MOTOR VEHICLE REPAIR/SERVICE FACILITY - MINOR</b>	A building and the associated land area primarily used for the servicing and repair of motor vehicles that does not require the removal of the engine heard or pan, transmission or differential. Such repairs include replacement of spark plugs, batteries, distributors, tires, brakes, engine fluids, mufflers, tail pipes, hoses and belts, light bulbs and fuses, inspections, and other similar types of minor repair services (Adopted 03/13/18)
<b>MOTOR VEHICLE PARTS - SALES</b>	A building and the associated land area primarily used for the sale of new automobile parts. No installation, service, or outside storage/display of automobiles, or any associated components is permitted.
<b>MOTOR VEHICLE SALES FACILITY - NEW</b>	A building and the associated land area primarily used for the display and sale of new motor vehicles. Used motor vehicle sales are an accessory use associated with a motor vehicle sales facility.
<b>MOTOR VEHICLE SALES FACILITY - USED</b>	A building and the associated land area primarily used for the display and sale of used motor vehicles. Storage of inoperable vehicles shall not be permitted.
<b>MOTOR VEHICLE SERVICE STATION</b>	Buildings and premises, including not more than three (3) interior service stalls, wherein the primary use is the supply and dispensation, at retail, of gasoline, oil, grease, batteries, tires and motor vehicle accessories.
<b>NATURAL AREA</b>	An existing vegetated area located on the same property as the solar energy project that is located within or includes the required buffer; and is of sufficient height, length, and depth and contains adequate and sufficient healthy vegetation to meet the visual buffering requirements at the time of site plan approval. Natural areas shall be identified and included in the landscape plan. (Adopted 05/25/21)



<b>NEW CONSTRUCTION</b>	For the purposes of determining insurance rates, structures for which the "start of construction" commenced on or after the effective date of an initial Flood Insurance Rate Map on or after December 31, 1974, whichever is later, and includes any subsequent improvements to such structures. For floodplain management purposes, <i>new construction</i> means structures for which <i>start of construction</i> commenced on or after the effective date of a floodplain management regulation adopted by a community and includes any subsequent improvements to such structures. (Adopted 1/27/09)
<b>NEW MANUFACTURED HOME PARK OR SUBDIVISION</b>	A manufactured home park or subdivision for which the construction of facilities for servicing the lots on which the manufactured homes are to be affixed (including at a minimum, the installation of utilities, the construction of streets, and either final site grading or the pouring of concrete pads) is completed on or after the effective date of floodplain management regulations adopted by a community. (Adopted 1/27/09)
<b>NONCONFORMING LOT</b>	An otherwise legally platted lot that does not conform to the minimum area, frontage, or width requirements of the ordinance for the district in which it is located either at the effective date of this ordinance or as a result of subsequent amendments to the ordinance.
<b>NONCONFORMING USE/ACTIVITY</b>	The otherwise legal use of a building or structure or of a tract of land that does not conform to the use regulations of this ordinance for the district in which it is located, either at the effective date of this ordinance or as a result of subsequent amendments to the ordinance. Any use, lot or structure that was unlawful on the date of enactment of this Ordinance, or amendment thereto, shall remain unlawful and shall not be a "nonconforming use".
<b>NONCONFORMING STRUCTURE</b>	An otherwise legal building or structure that does not conform with the lot area, yard, height, or other area regulations of this ordinance, or is designed or intended for a use that does not conform to the use regulations of this ordinance, for the district in which it is located, either at the effective date of or as a result of subsequent amendments to the ordinance.
<b>NONPOINT SOURCE POLLUTION</b>	Pollution consisting of constituents such as sediment, nutrients, and organic and toxic substances from diffuse sources, such as runoff agriculture and urban land development and use.
<b>NONTIDAL WETLANDS</b>	Those wetlands other than tidal wetlands that are inundated or saturated by surface or ground water at a frequency and duration sufficient to support and that under normal circumstances do support a prevalence of vegetation typically adapted for life in saturated soil conditions, as defined by the U.S. Environmental Protection Agency pursuant to Section 404 of the Federal Clean Water Act, in 33 C.F.R. 328.3b, dated November 13, 1986.

<b>NONVEGETATED WETLAND</b>	Unvegetated lands lying contiguous to mean low water and between mean low water and mean high water, subject to flooding by normal wind tides but not hurricane or tropical storm tides.
<b>NOXIOUS WEEDS</b>	Weeds that are difficult to control effectively, such as Johnson Grass, Kudzu, and multiflora rose.
<b>NUDE MODEL STUDIO</b>	<p>Any place where a person who appears semi-nude, in a state of nudity, or who displays Specified Anatomical Areas and is provided to be observed, sketched, drawn, painted, sculptured, photographed, or similarly depicted by other persons who pay money or any form of consideration. Nude Model Studio shall not include a proprietary school licensed by the State of Virginia or a college, junior college or university supported entirely or in part by public taxation; a private college or university which maintains and operates educational program in which credits are transferable to a college, junior college, or university supported entirely or partly by taxation; or in a structure:</p> <p>that has no sign visible from the exterior of the structure and no other advertising that indicates a nude or semi-nude person is available for viewing; and</p> <p>where in order to participate in a class a student must enroll at least three days in advance of the class; and</p> <p>where no more than one nude or semi-nude model is on the premises at any one time.</p>
<b>NUDITY OR STATE OF NUDITY</b>	The showing of the human male or female genitals, pubic area, vulva, anus, anal cleft or cleavage with less than a fully opaque covering, the showing of the female breast with less than a fully opaque covering of any part of the nipple, or the showing of the covered male genitals in a discernibly turgid state.
<b>NURSERY</b>	A building and/or the associated land area which is primarily engaged in the growth, display and sale of plants, shrubs, trees and accessory materials (not to include power equipment) used in indoor and outdoor planting.
<b>NURSING HOME</b>	A facility providing inpatient nursing and rehabilitative services to patients requiring continuous health care or monitoring ordered by or under the care of a physician, but not to the level of hospital services.
<b>ODOR</b>	Stimulus affecting the olfactory nerves.
<b>ODOROUS MATTER</b>	Material(s) that are a gas, liquid, or solid that causes an odor sensation to a human being.
<b>OFF SITE</b>	The area which is outside of the boundary of a lot or parcel.
<b>OFFICE/OFFICE BUILDING</b>	A room, studio, suite or building in which an individual transacts his business or carries on an occupation, further defined as BUSINESS OFFICE and PROFESSIONAL OFFICE. For the purpose of this Ordinance, an office shall not involve manufacturing, fabrication,

production, processing, assembling, cleaning, testing, repair or storage of material, goods and products; or the sale and delivery of any materials, goods and products; which are physically located on the premises. An office shall not be deemed to include a vet/animal clinic.

**OFFICE, BUSINESS**

Any room, studio, suite or building wherein the primary use is the conduct of a business such as accounting, correspondence, research, editing, administration or analysis, or the conduct of a business by salesman, sales representatives or manufacturer's representatives.

**OFFICE PARK**

A development that contains a number of separate office buildings, supporting uses, and open space designed, planned, constructed, and managed on an integrated and coordinated basis.

**OFFICE, PROFESSIONAL**

Any room, studio, clinic, suite or building wherein the primary use is the conduct of a business by professionals such as engineers, architects, land surveyors, artists, musicians, lawyers, accountants, real estate brokers, insurance agents, dentists or physicians, urban planners and landscape architects, but specifically excluding veterinarians.

**ON-SITE**

The area which is within the boundary of a lot or parcel.

**OPEN SPACE**

That area provided in conjunction with a development that is intended to provide light and air and is designed for the purpose of preserving scenic, natural or historic resources, for the adaptation of a use into its surroundings, for recreational purposes or any combination thereof. Some or all of such open space may be available for entry and use by the residents or occupants of the development or by the public.

Open space may include, but need not be limited to, lawns, decorative planting, walk-ways, active and passive recreation areas, children's playgrounds, fountains, swimming pools, wooded areas, water courses, ponds, pastureland, cropland, and woodland.

Other uses included in OPEN SPACE are listed in the definition thereof. For the purpose of this Ordinance, open space shall include and be qualified as COMMON OPEN SPACE and CONSERVATION OPEN SPACE as defined herein. See **Figure 29**.

**OPEN SPACE, COMMON**

Open space within the boundaries of a development that is designed and set aside for the use and enjoyment of the residents of the development, not including any conservation open space. To be considered as common open space, the open space so considered must be conveyed, with appropriate restrictions as to use, to a bona fide property owners association.

Common open space shall not include any part of any individual lot, driveways, parking lots of other vehicular surfaces, any area occupied by a building, nor areas so located or so small or so circumscribed by buildings, driveway, parking lot or drainage

areas, as to have no substantial value as open space. See **Figure 29**.

<b>OPEN SPACE, CONSERVATION</b>	That open space that is designed and set aside for the ownership, use and enjoyment of a person not necessarily a resident or occupant of the development, the property owners association or condominium. Conservation open space may include structures allowed in accordance with uses identified in the Caroline County Zoning Ordinance as well as those listed in the definition of OPEN SPACE above. See <b>Figure 29</b> .
<b>OPEN SPACE RATIO</b>	Ratio of open space divided by the total site area in which the structure is located (open space/site area). See <b>Figure 30</b> .
<b>OUTSIDE LIGHTING FIXTURE</b>	An electrically powered illuminating device or other outdoor lighting fixture, including all parts used to distribute the light and/or protect the lamp, permanently installed or portable, used for illumination. Such devices shall include, but are not limited to search, spot flood and area lighting.
<b>OUTSIDE STORAGE</b>	The keeping of goods or materials, excluding junk, outside of a building, and which shall be considered as an accessory use, unless specifically classified as a principal use (such as a contractor's storage yard or building material sales yard).
<b>HOME/PROPERTY OWNERS' ASSOCIATION</b>	A non-profit organization operating under recorded land agreements through which: (a) each lot and/or homeowner in a clustered or planned development is automatically a member, and (b) each lot is automatically subject to a charge for a proportionate share of the expenses for the organization's activities, such as maintaining a common property, and (c) the charge if unpaid becomes a lien against the property.
<b>OWNER</b>	The owner or owners of the freehold of the premises or lesser estate therein, a mortgagee or vendee in possession, assignee of rents, receiver, executor, trustee, lessee or other person, firm or corporation in control of a property.
<b>PARCEL</b>	A measured portion of land separated from other portions of land by a metes and bounds description or described as a separate, discrete tract in an instrument of conveyance or devise and recorded in the Office of the Clerk of the Circuit Court of Caroline County. For the purpose of this ordinance, the terms parcel, lot, tract and plot are synonymous.
<b>PARISH HOUSE, RECTORY/PARSONAGE</b>	The permanent place of residence of a pastor or minister of a church.
<b>PARKING, ACCESSIBLE</b>	Parking spaces designed to meet the requirements of the Americans with Disabilities Act (ADA). See <b>Figures 31 to 37</b> .
<b>PARKING, OFF STREET</b>	An open area paved with asphalt, cement, concrete, or other dustless surface, located outside the public right-of-way, primarily used for the storage, for limited periods of time, of operable motor vehicles available to the public, whether for compensation, free,

or as an accommodation to clients or customers. See also **PARKING LOT**. See **Figures 31 to 37**.

<b>PARKING, ON STREET</b>	Space provided for motor vehicle parking excluding travel ways providing access to parking and loading areas, located within dedicated rights-of-way. See <b>Figures 31 to 37</b> .
<b>PARKING LOT</b>	An off-street, paved area to be used for the storage, for limited periods of time for passenger and commercial motor vehicles as an accommodation to clients, customers, and employees. Typically paving consists of asphalt or concrete. See <b>Figures 31 to 37</b> .
<b>PARKING SPACE</b>	A designated area which is available and usable for parking a single vehicle. See <b>Figures 31 to 37</b> .
<b>PARKING, REAR</b>	In a commercial development where the stores are located close to the arterial or major street and parking is located to the rear of the commercial structures. See <b>Figure 38</b> .
<b>PARKING SPACE</b>	A designated area which is available and usable for parking a single vehicle. See <b>Figures 31 to 37</b> .
<b>PERENNIAL STREAM</b>	A water body with water flowing in a natural or man-made channel year-round, except during periods of drought. The term "water bodies" includes estuaries and tidal embankments and may include ditches or channels constructed in wetlands or from former natural drainageways, which convey perennial stream, or through which a perennial stream flows are part of a perennial stream. Generally, the water table is located above the streambed for the most of the year and groundwater is the primary source for stream flow.
<b>PERMITEE FOR LAND DISTURBING ACTIVITIES</b>	The person to whom the permit authorizing land-disturbing activities is issued or the person who certifies that the approved erosion and sediment control plan will be followed.
<b>PERMITEE FOR A SEXUALLY ORIENTATED BUSINESS</b>	A person in whose name a permit to operate a Sexually Oriented Business has been issued.
<b>PERSON</b>	Any individual, partnership, firm, association, joint venture, public or private corporation, trust, estate, commission, board, public or private institution, utility, cooperative, county, city, town or other political subdivision of the commonwealth, any interstate body, or any other legal entity.
<b>PET</b>	A companion animal that does not include livestock or domestic fowl.
<b>PHOTOVOLTAIC (OR PV):</b>	Materials and devices that absorb sunlight and convert it directly into electricity. (Adopted 05/25/21)
<b>PLAN-APPROVING AUTHORITY</b>	The Caroline County Department of Planning & Community Development (DPCD).

<b>PLAN OF DEVELOPMENT (POD)</b>	The process for site plan or subdivision plat review to ensure compliance with Section 10.1-2109 of the Code of Virginia and this Article, prior to any clearing or grading of a site or the issuance of a building permit.
<b>PLANNING DEPARTMENT</b>	See <b>DPCD</b> .
<b>PLANNED DEVELOPMENT</b>	A contiguous land area of a minimum size, as specified by district regulations, to be planned and developed using a common master zoning plan, and containing one or more uses and appurtenant common areas.
<b>PLANTING DETAILS</b>	The specific planting and guying for trees and shrubs to be planted on a development site. Such details shall always be included on the final site plan. See <b>Figure 39 &amp; 40</b> .
<b>PLAT</b>	A document, prepared by a surveyor or engineer, licensed by the Commonwealth of Virginia, which delineates property lines, and shows monuments and other landmarks for the purpose of identifying property. See <b>Figure 41</b> .
<b>PLUMBING AND ELECTRICAL SUPPLY OUTLETS</b>	A building with an establishment primarily engaged in the retail sale of plumbing and electrical supplies.
<b>PRELIMINARY SITE PLAN</b>	An informal plan showing the proposed general layout, the general location of the various types of land uses, the proposed densities of population in residential areas, a major thoroughfare plan, a public utility plan, a storm drainage plan, and a plan showing the location of recreation spaces, parks, schools, and other public or community uses where applicable.
<b>PRINT, PUBLISH, ENGRAVE AND COPY SERVICES</b>	A building with an establishment primarily engaged in the custom reproduction of written or graphic materials on a customer order basis for individuals or businesses. Typical processes include, but are not limited to, photocopying, blueprint, offset printing, and facsimile sending and receiving.
<b>PRIVATE SCHOOL</b>	A bona fide educational institution other than a public school that provides instruction which is equivalent to public school education to public school-age children, and which may involve the boarding of pupils who, in the ordinary course of events, return annually to the homes of their parents or guardian for not less than two (2) months of summer vacation.
<b>PROCESSING</b>	See <b>MANUFACTURING</b> .
<b>PROFFER</b>	A condition voluntarily offered by the applicant for a rezoning that limits or qualifies how the property in question will be used or developed. Terms of any proffer must be submitted in writing by the applicant prior to a public hearing before the Board of Supervisors. Upon approval, the conditions (proffers) become part of the rezoning and remain in effect even if the property is sold. Proffers are subject to enforcement.

<b>PROGRAM AUTHORITY.</b>	The Caroline County, Virginia, which has adopted a soil erosion and sediment control program approved by the Board.
<b>PROPERTY MANAGER'S RESIDENCE</b>	Single family detached dwelling for an agent (and his family) of the property owner, who resides on the property to provide general supervision and care of the property and principle structure (Adopted 03/25/14).
<b>PUBLIC BILLIARD PALORS AND POOL ROOMS, BOWLING ALLEYS, DANCE HALLS, SWIMMING POOLS, AND OTHER FORMS OF PUBLIC AMUSEMENT.</b>	See <b>INDOOR COMMERCIAL RECREATIONAL FACILITY.</b>
<b>PUBLIC FACILITIES</b>	Any facility exclusively for public purposes without references to the ownership of the building, structures or property upon which it is situated by any department or branch of the federal government, Commonwealth of Virginia, or Caroline County Board of Supervisors, or the Caroline School Board, Fort A.P. Hill, Regional Jail Authority, and the Caroline Social Services Board when such uses are implemented under the direct authority of the Board of Supervisors. Public facilities shall include but not be limited to: libraries, schools, administrative offices, police, fire and rescue facilities.
<b>PUBLIC ROAD</b>	A publicly owned road designed and constructed in accordance with water quality protection criteria at least as stringent as requirements applicable to the Virginia Department of Transportation, (VDOT), including regulations promulgated pursuant to (i) the Erosion and Sediment Control Law (§ 10.1-603.1 et seq. of the Code of Virginia). This definition includes those roads where the VDOT exercises direct supervision over the design or construction activities, or both, and cases where secondary roads are constructed and maintained, or both, by Caroline County in accordance with County standards. Public Roads do not include roads designed and/or constructed by a private developer using VDOT standards.
<b>PUBLIC SEWER SYSTEM</b>	A sanitary sewer system owned and operated by a municipality or the county, or owned and operated by an authority or corporation approved by the board and properly licensed by the State of Virginia, which is engaged in regularly supplying the general public with a potable water service system.
<b>PUBLIC UTILITIES, DISTRIBUTION</b>	Those items necessary to distribute public utility services including poles, lines, distribution transformers, pipes, meters or other facilities necessary for the provision and maintenance of such utilities. Public utilities include water and sewerage facilities.
<b>PUBLIC UTILITIES, GENERATION</b>	Those facilities used in the manufacture or development of electric power for sale to the public.
<b>PUBLIC UTILITIES, TRANSMISSION</b>	Facilities other than normal distribution facilities, pipes, meters, and water and sewerage facilities. (e.g. substations, high-power electrical lines, etc.).

**PUBLIC WATER AND SEWER SYSTEMS**

A water or sewer system owned and operated by a municipality or county, or owned and operated by a private individual or a corporation approved by the governing body and properly licensed by the State Corporation Commission, and subject to special regulations as herein set forth.

**RATED NAMEPLATE CAPACITY**

The maximum rated output of electric power production of the photovoltaic system in watts of alternating current (AC) as determined by the solar energy projects PJM queue filing. (Adopted 05/25/21 )

**RECESSED CANOPY FIXTURE**

An outdoor lighting fixture recessed into a canopy ceiling so that the bottom of the fixture is flush with the ceiling.

**RECONSTRUCTION**

Any or all work needed to remake or rebuild all or part of any building to a sound condition, but not necessarily of original materials. This also includes the redevelopment, renovation, remodeling and alteration of a pre-existing building/site.

**RECORD DRAWING**

A map prepared by an engineer or surveyor licensed by the Commonwealth of Virginia, that establishes survey controls, boundaries, locations of improvements (public and private), and the alignments of right-of-ways after all construction is complete.

**RECREATIONAL FACILITIES/PARKS AND PLAYGROUNDS**

Land dedicated to provide both passive and active recreational activities which is publicly owned or controlled. See **General Standards on Table 1.**

<b>TABLE 1: GENERAL STANDARDS FOR RECREATIONAL FACILITIES</b>		
<b>TYPE OF FACILITY</b>	<b>NATIONAL PARKS &amp; RECREATION FACILITIES</b>	<b>2002 VIRGINIA OUTDOORS PLAN</b>
Softball Fields	1/5,000 Population	1/3,000 Population
Little League Fields	1/5,000 Population	1/6,000 Population
Soccer Fields	1/10,000 Population	1/5,000 Population
Paddle Tennis Courts	No Standard	No Standard
Field Hockey Fields	1/20,000 Population	1/25,000 Population
Basketball Courts	1/5,000 Population	1/5,000 Population
Baseball Fields	1/5,000 Population	1/6,000 Population
Volleyball Courts	1/5,000 Population	1/1,000 Population
Football Fields	1/20,000 Population	1/10,000 Population
Tennis Courts	1/2,000 Population	1/2,000 Population
Trails	1 System Per Region	No Population Based Standard
Swimming Pools	1/20,000 Population	1/20,000 Population
Running Track	1/20,000 Population	NA
Community Center	1/25,000 Population	1/25,000 Population
Playgrounds/Tot Lots	No Population Based Standard	No population Based Standard

**RECREATIONAL FACILITIES FOR RESIDENTS**

Private recreational facility for use solely by the residents and guests of a particular residential development including indoor and outdoor facilities.



<b>RECREATIONAL VEHICLE</b>	A vehicular, portable structure built on a chassis containing 400 square feet or less and is designed to be self propelled or towed by another motor vehicle. This vehicle is designed to be used for temporary occupancy for travel, recreational or vacation use; it's gross weight does not exceed 4,500 pounds or of being of any weight provided it's overall length does not exceed 29 feet. A recreational vehicle shall include the following types of vehicles; travel trailers, motor homes, boats, house boats, camping shells on trucks, pop-up tents, and campers. A mobile home is <u>NOT</u> a recreational vehicle.
<b>RECYCLING PLANT</b>	A facility excluding a junkyard, in which resources, including newspapers, magazines, books, and other paper products, glass, metal cans are located, reprocessed, and treated to return the products to a condition in which they may again be used for production. All activities except loading or unloading shall be conducted inside a building.
<b>REDEVELOPMENT</b>	See <b>RECONSTRUCTION</b> .
<b>REGISTERED LANDSCAPE DESIGN PROFESSIONAL</b>	A landscape architect, horticulturalist or arborist licensed by the Virginia Department of Occupational and Professional Regulation to practice in the Commonwealth of Virginia. (Adopted 05/25/21)
<b>REGULATIONS, CBLAD</b>	The Chesapeake Bay Preservation Designation and Management Regulations, VAC 10-20-10, et seq, promulgated by the Chesapeake Bay Local Assistance Board, as amended.
<b>RELIGIOUS RETREAT</b>	A place for contemplation of a religious nature.
<b>RENTAL CENTER</b>	A building with an establishment primarily engaged in offering a variety of products for short or long-term leasing/rental. Such products may include, but are not limited to, household appliances, televisions, furniture, tables, chairs, party equipment, power equipment, and similar items (but does not include heavy equipment such as trucks, earth moving equipment (graders, bull dozers, cranes, etc.)).
<b>REPAIR SERVICE ESTABLISHMENT</b>	Any building wherein the primary occupation is the repair and general service of common home appliances such as musical instruments, vacuum cleaners, power tools, electric razors, refrigerators and lawnmowers not exceeding fifteen (15) horsepower; or any building wherein the primary occupation is interior decorating including reupholstering and the making of draperies, slip covers and other similar articles. All activities including storage must be conducted within an enclosed building.
<b>REPAIRS</b>	Any or all work involving the replacement of existing work with equivalent material for the purpose of maintenance, but not including any addition, change, or modification in construction.
<b>RESEARCH AND DEVELOPMENT FACILITY</b>	A facility primarily used for the administration and conduct of investigation, examination, prototype production,

experimentation, testing, and/or training aimed at the discovery and interpretation of facts, theories, and/or the practical application of the above products or processes.

**RESIDENCES, ACCESSORY**

See **ACCESSORY USE/STRUCTURE**.

**RESIDENTIAL SALES OFFICE**

The use of not more than one house per platted section of a subdivision, for an office for the sale of new homes within the subdivision. If more than one company is constructing houses in a section of the subdivision, each builder may have one residential sales office.

**RESOURCE MANAGEMENT AREA (RMA)**

That component of the Chesapeake Bay Preservation Area that is not classified as the Resource Protection Area. RMAs include land types that, if improperly used or developed, have the potential for causing significant water quality degradation or for diminishing the functional value of the Resources Protection Area.

**RESOURCE PROTECTION AREA (RPA)**

That component of the Chesapeake Bay Preservation Area comprises of lands at or near the shoreline that have an intrinsic water quality value due to the ecological and biological processes they perform or are sensitive to impacts which may result in significant degradation to the quality of state waters.

**RESPONSIBLE LAND DISTURBER.**

An individual from the project or development team, who will be in charge of and responsible for carrying out a land-disturbing activity covered by an approved plan or agreement in lieu of a plan, who (i) holds a Responsible Land Disturber certificate of competence, (ii) holds a current certificate of competence from the Board in the areas of Combined Administration, Program Administration, Inspection, or Plan Review, (iii) holds a current Contractor certificate of competence for erosion and sediment control, or (iv) is licensed in Virginia as a professional engineer, architect, certified landscape architect or land surveyor pursuant to Article 1 (Sec. 54.1-400 et seq.) of Chapter 4 of Title 54.1 of the Code of Virginia.

**RESTAURANT**

Any establishment, however designated, in which the principal use is the preparation and sale of food and beverages. However, a snack bar or refreshment stand at a public or non-profit community swimming pool, playground, playfield or park, operated solely by and for the agency or group operating the recreational facility, and for the convenience of patrons of the facility, shall not be deemed to be a restaurant.

**RESTAURANT, FULL SERVICE**

A retail food service establishment with table service (order placement and delivery) provided to patrons; also including cafeterias with table attendants.

**RESTAURANT, DRIVE-IN**

Any place or premises used for sale, dispensing, or serving of food, refreshments or beverages in automobiles, including those establishments where customers may serve themselves and may eat or drink the food, refreshments or beverages in motor vehicles on the premises; a refreshment stand; a "fast food" or primarily a "carry out" establishment.

<b>RESTORATION</b>	Any or all work connected with the returning to or restoring of a building, or a part of any building, to its original condition through the use of original or nearly original materials.
<b>RETAIL FOOD ESTABLISHMENT</b>	A building in which the primary use is the retail sale of a complete assortment of food (prepared/cooked and un-prepared). food preparation supplies and wrapping materials and household cleaning and servicing items. Prepared food may be consumed on the premises or offered for care out.
<b>RETAIL STORES AND SHOPS</b>	A building and the associated land area used primarily for sale of merchandise at retail for consumption by the immediate purchaser or for the rendering of personal services, including, but not limited to, the following: barber shop, beauty parlor, drug store, newsstand, food store, candy shop, milk dispensary, dry goods and notions store, antique and gift shop, hardware store, household appliance store, furniture store, florist, optician, music and radio store, shoe store, tailor shop; but specifically excluding building material sales; and storage yards.
<b>REVERSE FRONTAGE LOTS</b>	A through lot that is not accessible from one of the parallel or nonintersecting streets upon which it fronts. See <b>Figure 42</b> .
<b>RIGHT-OF-WAY</b>	A strip of land occupied or intended to be occupied by a public or private street, crosswalk, or railroad, or other similar use.
<b>ROOF</b>	The outside top covering of a building.
<b>ROOF, FLAT</b>	A roof that is not pitched and the surface of which is generally parallel to the ground. See <b>Figure 43</b> .
<b>ROOF, GABLE</b>	A ridged roof forming a gable at both ends of the building. See <b>Figure 43</b> .
<b>ROOF, GABRELL</b>	A gabled roof with two (2) slopes on each side, the lower steeper than the upper. See <b>Figure 43</b> .
<b>ROOF, HIP</b>	A roof with sloping ends and sides. See <b>Figure 43</b> .
<b>ROOF, MANSARD</b>	A roof with two (2) slopes on each of four (4) sides, the lower steeper than the upper. See <b>Figure 43</b> .
<b>ROOF, SHED</b>	A roof with one (1) slope. See <b>Figure 43</b> .
<b>RURAL COMMERCIAL RECREATIONAL USE</b>	A private, fee-supported, indoor or outdoor activity which may include temporary overnight lodging (dormitory) and/or other structures where individuals take part in activities utilizing athletic training, mastered skills, innate or acquired talents, with recreational supervision. (Repealed & replaced 12/08/15)
<b>RURAL RESORT</b>	An establishment consisting of a detached structure or structures in which lodging units are offered to transients for compensation as the principal use, along with onsite recreational activities, including but not limited to swimming pools and related facilities, non-motorized boating facilities, fishing, tennis and other sports courts, equestrian facilities, golf courses, and passive recreational

facilities. Accessory uses such as, conference and meeting facilities, spas, restaurants and banquet facilities, weddings and private parties, and limited retail sales may be included. Prohibited recreational uses include, but are not limited to, primitive camping, tent camping, recreational vehicles, and campgrounds. (adopted 09/23/14)

<b>SANITARY LANDFILL</b>	A facility owned and operated by the governing body which accepts nonhazardous debris, trash or waste, which is covered with clean fill after each day's operation, and which meets all standards of and is, properly licensed by the Virginia Department of Waste Management.
<b>SAWMILL</b>	A facility where logs or partially processed and are sawn, split, shaved stripped, chipped, or otherwise processed to produce wood products.
<b>SAWMILL, TEMPORARY</b>	A portable sawmill located on private property for the processing of timber cut from the property or from property immediately contiguous and adjacent thereto.
<b>SCREENING AREA</b>	An area intended to separate and partially obstruct the view of an abutting land use or property from another. The buffer area shall remain free of buildings or structures except when specifically permitted, and shall either be landscaped or retain existing vegetation.
<b>SEASONAL EVENTS</b>	The use of land for events such as community yard sales, farmers markets, community festivals, or other similar events where no admission fee is charged, nor donations accepted in lieu of fees. For purposes of this ordinance, this definition shall not apply to public facilities, places of worship, service organizations, or not for profit volunteer organizations such as fire departments, where the use is located on the organization's property, incidental to raising funds for the operation of the organization or to support programs. (adopted 08/18/2015)
<b>SEASONAL EVENTS FACILITY</b>	A facility where private/public events are held on a regular basis during the course of a year. This includes annual celebrations, craft shows, and turkey shoots. This does not include carnivals, circus, and fairs.
<b>SEMI-NUDE OR IN A SEMI-NUDE CONDITION</b>	The showing of the female breast below a horizontal line across the top of the areola at its highest point or the showing of the male or female buttocks. This definition shall include the entire lower portion of the human female breast, but shall not include any portion of the cleavage of the human female breast, exhibited by a dress, blouse, skirt, leotard, bathing suit, or other wearing apparel provided the areola is not exposed in whole or in part.
<b>SETBACK</b>	The minimum distance by which any building or structure must be separated from a lot line.
<b>SEWAGE DISPOSAL SYSTEM (PRIVATE SEPTIC)</b>	A privately owned and maintained sewage disposal system, licensed by the VDH, which is composed of an underground

system of pipes to disperse the effluent with a septic tank used for the decomposition of domestic wastes. See **Figure 44**.

**SEXUAL ENCOUNTER CENTER**

A business or commercial enterprise that, as one of its principal business purposes, offers for any form of consideration:

physical contact in the form of wrestling or tumbling between persons of the opposite sex; or activities between male and female persons and/or persons of the same sex when one or more of the persons is in a state of nudity or semi-nude.

**SEXUALLY ORIENTED BUSINESS**

An adult arcade, adult bookstore, adult novelty store, adult video store, adult live entertainment, adult motel, adult movie theater, adult theater, escort agency, nude model studio, or sexual encounter center.

**SHIELDED OR SCREENED FROM VIEW**

The screened object is not visible by someone standing at ground level from outside the property on which the screened object is located. (Adopted 4/11/06)

**SHOE REPAIR**

See **RETAIL STORES AND SHOPS**.

**SHOOTING RANGE**

A place where shooting is practiced, including: rifle, pistol, skeet, trap and archery (including crossbows).

**SHOPPING CENTER, COMMUNITY**

A contiguous grouping of a minimum of six (6) commercial enterprises comprising gross floor area not more than 75,000 square feet.

**SHOPPING CENTER, NEIGHBORHOOD**

A contiguous grouping of a minimum of four (4) commercial enterprises comprising gross floor area not more than 50,000 square feet gross floor area.

**SHOPPING CENTER, REGIONAL/MALL**

A contiguous grouping of a minimum of eight (8) or more commercial enterprises comprising a gross floor area more than 100,000 square feet.

**SIGHT TRIANGLE**

A triangular shaped portion of land established at street intersections in which nothing is erected, placed, planted or allowed to grow in such a manner as to limit or obstruct the sight distance of motorists entering or leaving the intersection. See **Figure 45**.

**SIGN**

Any display of any letters, words, numerals, figures, devices, emblems, pictures, or any parts or combinations thereof, by any means whereby the same are made visible for the purpose of making anything known, whether such display be made on, or attached to, or as a part of a structure, surface or any other thing, including, but not limited to, the ground, any rock, tree or other natural object, which display is visible beyond the boundaries of the parcel of land on which the same is made. A display of less than one (1) square foot in area is excluded from this definition.

**SIGN AREA**

The area of a sign shall be determined from its outside measurements, including any wall work incidental to its

decoration, but excluding, supports, unless such supports are used to attract attention. In the case of a sign where lettering appears back-to-back, that is, on opposite side of the sign, the area shall be considered to be that of only one face. In the case of an open sign made up of individual letters, figures, or designs, the area shall be determined as if such display were made on a sign with straight lines or circular sides. See **Figure 46**.

- SIGN, AWNING** A sign painted, stamped, perforated, or stitched, or otherwise applied on the valance of an awning. The location and area of awning signs shall be governed by the requirements for wall signs. See **Figure 47**.
- SIGN, BUSINESS** A sign either freestanding or projecting on wall, which directs attention to a product, commodity or service available on the premises.
- SIGN, CANOPY** Any sign that is a part of or attached to an awning, canopy, or other fabric, plastic, or structural protective cover over a door, entrance, window, or outdoor service area. A marquee is not a canopy. See **Figure 48**.
- SIGN, CHANGEABLE COPY** A sign or portion thereof with characters, letters, or illustrations that can be changed or rearranged without altering the face or the surface of the sign. A sign on which the message changes more than eight times per day shall be considered an animated sign and not a changeable copy sign for purposes of this ordinance. A sign on which the only copy that changes is an electronic or mechanical indication of time or temperature shall be considered a "time and temperature" portion of a sign and not a changeable copy sign for purposes of this Ordinance.
- SIGN, FREESTANDING** A business sign located upon a parcel of land supported by structures or supports secured on/in the ground, not attached to any building. See **Figure 47 & 49**.
- SIGN, GENERAL ADVERTISING** A sign which directs attention to a product, commodity, or service not necessarily available on the premises or which directs attention to the approximate location of an establishment. See **Figure 47**.
- SIGN, HOME OCCUPATION** A sign not exceeding four (4) square feet in area directing attention to a product, commodity, or service available on the premises, but which product, commodity or service is clearly a secondary use of the dwelling.
- SIGN, ILLUMINATED** A sign, or any part of a sign, which is externally or internally illuminated or otherwise lighted from a source specifically intended for the purpose of such illumination or lighting. Only the letters and/or numbers shall be illuminated, all other sign area shall be opaque and non-illuminated.
- SIGN, MONUMENT** A freestanding sign where the base of the sign structure is on the ground or a maximum of 12 inches above the adjacent grade. The width of the top of the sign structure can be no more than 120 percent of the width of the base.

<b>SIGN, PORTABLE</b>	A sign attached to a chassis and/or trailer which is designed to be mobile. Such signs must have a special exception. See <b>Figure 47</b> .
<b>SIGN, PROJECTING</b>	A business sign erected, projecting perpendicularly to the building wall surface to which it is attached, no part of which is more than six (6) feet from the wall surface of the building on which it is erected. See <b>Figure 47</b> .
<b>SIGN, PUBLIC</b>	A sign owned and erected by a Federal, State or local government agency.
<b>SIGN, SUBDIVISION</b>	A sign, sixty (60) square feet or less in aggregate area and six (6) feet or less in height, identifying a subdivision and located at the entrances to the subdivision. Subdivision signs shall be setback from any right-of-way and street intersection so as not to obstruct the clear site triangle.
<b>SIGN, TEMPORARY EVENT</b>	A sign, describing a seasonal or specific event or activity to be conducted upon the lot or premises upon which the sign is located. Such sign may be erected not more than one month before the event or activity described, shall be removed within one (1) week of its conclusion. In no event shall the sign be displayed for a period longer than six (6) months in any one calendar year. Signs advertising construction activity may remain in place until the construction is completed.
<b>SIGN, WALL</b>	A business sign erected or painted on a building visible from the exterior, no part of which is more than twelve (12) inches from the surface of the building on which it is erected, such sign may be illuminated. See <b>Figure 47</b> .
<b>SIGN FACE</b>	The area or display surface used for the message. See <b>Figure 46</b> .
<b>SIGN STRUCTURE</b>	The supports, uprights, bracings and framework of any structure, be it single-faced, double-faced, V-type or otherwise, exhibiting a sign.
<b>SILVICULTURE</b>	Bona fide forest management activities, including but not limited to the harvesting of timber, the construction of roads and trails for forest management purposes, and the preparation of property for reforestation that are conducted in accordance with the silvicultural best management practices developed and enforced by the State Forester pursuant to § 10.1-1105 of the Code of Virginia and are located on property defined as real estate devoted to forest use under § 58.1-3230 of the Code of Virginia.
<b>SINGLE-FAMILY RESIDENCE</b>	A noncommercial dwelling that is occupied exclusively by one family.
<b>SKETCH PLAN</b>	Also known as a concept plan or a general development plan, is informal but is of sufficient accuracy to be used for the purpose of discussion and classification See <b>Figure 50</b> .
<b>SLOPE</b>	The deviation of surface from the horizontal, usually expressed in percent or degrees. See <b>Figure 51</b> .

<b>SOIL AND WATER CONSERVATION BOARD</b>	The Virginia Soil and Water Conservation Board
<b>SOIL AND WATER CONSERVATION DISTRICT</b>	The Hanover-Caroline Soil and Water Conservation District.
<b>SPECIAL EVENTS FACILITY</b>	A facility where private weddings and parties and other similar events which shall not be open to the public.
<b>SPECIAL EXCEPTION/USE</b>	A use not permitted in a particular district except with the approval of the Board of Supervisors as provided for in this ordinance; upon approval, a special use permit shall be issued authorizing such use.
<b>SPECIAL FLOOD HAZARD AREA</b>	The land in the floodplain subject to a one (1%) percent or greater chance of being flooded in any given year as determined in Article 3, Section 3.2 of this ordinance. (Adopted 1/27/09)
<b>SPECIFIED ANATOMICAL AREAS</b>	Less than completely and opaquely covered human genitals, pubic region, buttock, or female breast below a point immediately above the top of the areola; or human male genitals in a discernibly turgid state, even if completely and opaquely covered.
<b>SPECIFIED SEXUAL ACTIVITIES</b>	Human genitals in a state of sexual stimulation or arousal; sexual intercourse or sodomy; or fondling or other erotic touching of human genitals, pubic region, buttock or female breast, including masturbation.
<b>STANDARD INDUSTRIAL CLASSIFICATION OF ESTABLISHMENTS CODES (SIC CODES)</b>	The current edition of the publication of the Executive Office of the President, Office of Management and Budget, which classifies establishments by type of activity in which they are engaged, and intended to promote uniformity and comparability in the analysis of economic activity.
<b>START OF CONSTRUCTION</b>	The date the building permit was issued, provided the actual start of construction, repair, reconstruction, rehabilitation, addition, placement, substantial improvement or other improvement was within 180 days of the permit date. The actual start means either the first placement of permanent construction of a structure on a site, such as the pouring of slab or footings, the installation of piles, the construction of columns, or any work beyond the stage of excavation; or the placement of a manufactured home on a foundation. Permanent construction does not include land preparation, such as clearing, grading and filling; nor does it include the installation on the property of accessory buildings, such as garages or sheds not occupied as dwelling units or not part of the main structure. For a substantial improvement, the actual start of the construction means the first alteration of any wall, ceiling, floor, or other structural part of a building, whether or not that alteration affects the external dimensions of the building. (Adopted 1/27/09)



<b>STATE EROSION AND SEDIMENT CONTROL PROGRAM/STATE PROGRAM</b>	The program administered by the Virginia Soil and Water Conservation Board pursuant to the Code of Virginia, § 10.1-560, et seq., including regulations designed to minimize erosion and sedimentation.
<b>STATE WATERS</b>	All waters on the surface and under the ground wholly or partially within or bordering the Commonwealth or within its jurisdictions.
<b>STORAGE BUILDING</b>	See <b>ACCESSORY USE/STRUCTURE</b> .
<b>STORY</b>	That portion of a building, other than the basement, included between the surface of any floor and the surface of the next floor above it. If there is no floor above it, the space between the floor and the ceiling next above it.
<b>STORY, HALF</b>	A space under a sloping roof, which has the line of intersection of roof decking and wall face not more than three (3) feet above the top floor level, and in which space not more than two-thirds (2/3) of the floor area is finished off for use.
<b>STREET OR ROAD</b>	A public thoroughfare which affords principal means of access to abutting property.
<b>STREET LINE</b>	The dividing line between a street or road right-of-way and the contiguous property.
<b>STREET, SYSTEM</b>	Describes the local transportation network which may be made up of the following types of roads: freeways, expressways, arterials, collectors, service, local, and private. See <b>Figure 52</b> .
<b>STRUCTURE</b>	Anything constructed or erected, the use of which requires permanent location on the ground, or attachment to something having a permanent location on the ground including dwellings, buildings, signs, etc.
<b>SUBSTANTIAL ALTERATION</b>	The expansion or modification of a building or development that would result in a disturbance of land exceeding an area of 2,500 square feet in the Resource Management Area only.
<b>SUBSTANTIAL ENLARGEMENT OF A SEXUALLY ORIENTED BUSINESS</b>	The increase in floor areas occupied by the business by the business by twenty-five percent (25%) or more, as the floor areas exist as of the effective date of this ordinance.
<b>SUBSTANTIAL IMPROVEMENT</b>	Any reconstruction, rehabilitation, addition, or other improvement of a structure, the cost of which equals or exceeds 50 percent of the market value of the structure before the <i>start of construction</i> of the improvement. This term includes structures which have incurred <i>substantial damage</i> regardless of the actual repair work performed. The term does not, however, include either: any project for improvement of a structure to correct existing violations of state or local health, sanitary, or safety code specifications which have been identified by the local code enforcement official and which are the minimum necessary to assure safe living conditions, or any alteration of a <i>historic</i>

*structure*, provided that the alteration will not preclude the structure's continued designation as a *historic structure*.  
(Adopted 1/27/09)

<b>SUBDIVISION</b>	The subdivision of a parcel in accordance with the conventional lot area and dimensional requirements specified for a zoning district in accordance with Article XII of this ordinance.
<b>SUBSTANTIAL ENLARGEMENT OF A SEXUALLY ORIENTED BUSINESS</b>	The increase in floor areas occupied by the business by the business by twenty-five percent (25%) or more, as the floor areas exist as of the effective date of this ordinance.
<b>SURVEYOR, REGISTERED</b>	A person who is registered with the State Board of Architects, Professional Engineers, Land Surveyors and Certified Landscape architects as a land surveyor.
<b>TAXIDERMY</b>	A building in which the primary use is the preparing, stuffing, and mounting of animal skins.
<b>TECHNICAL REVIEW COMMITTEE (TRC)</b>	The committee consisting of governmental agency representatives as designated by the Director with the responsibility for the technical review of subdivisions, site plans, rezonings, special use permits and comprehensive plan amendments.
<b>TEMPORARY STORAGE</b>	When an object is stored or displayed for less than 48 hours on a parcel of land.
<b>TEMPORARY QUARTERS</b>	A building(s) designed and constructed for the temporary lodging of individuals conducting bona fide business at an industrial facility.(Adopted 02/10/15)
<b>TEMPORARY USE(S)</b>	Repealed August 18, 2015 - See Seasonal Events.
<b>TERMINAL, BUS</b>	A building and the associated land area primarily used for the handling, receiving, and transferring of passengers from incoming and outgoing buses. Accessory to this terminal is the storage and repair of buses in a fully enclosed building with no outdoor display or storage of materials associated accessory use.
<b>Therapeutic Health Facility</b>	A facility which uses a variety of programs for diagnosis, treatment, care and counseling for patients with non-violent behavioral disorders. A variety of recreational programs and/or activities may be used as part of the treatment program. (Adopted 1/09/07)
<b>TIDAL SHORE</b>	Land contiguous to a tidal body of water between the mean low water level and the mean high water level.
<b>TIRE RETREADING AND/OR RECAPPING</b>	A building and the associated land area primarily used for the collection of used tires which shall be used in a retreading process. There shall be no more than 50 tires stored on the site at any one time.

<b>TOPOGRAPHIC MAP</b>	A map of a portion of the earth's surface showing its relative elevation.
<b>TOT LOT</b>	An improved and equipped play area for small children usually up to elementary school age.
<b>TOURIST COURT, AUTO COURT, AUTEL, CABIN, OR MOTOR LODGE</b>	One or more buildings containing individual sleeping rooms, designed for or used temporarily by automobile tourists or transients, with garage or parking space conveniently located to each unit. Cooking facilities may be provided for each unit.
<b>TOURIST HOME</b>	A dwelling where only lodging is provided for compensation for up to 14 (fourteen) persons (in contradistinction to hotels and boarding houses) and open to transients.
<b>TOWER</b>	A structure of a skeleton framework or construction on which an antenna for the broadcasting and reception of electromagnetic signals is mounted or which may operate as broadcasting or receiving antenna. Guy wires, framework, or other stabilizing devices are to be treated as a part of the structure.
<b>TOWING SERVICE</b>	An establishment that provides for the removal and temporary storage of motor vehicles but does not include disposal, permanent storage, disassembly and salvage or accessory storage of motor vehicles. This does not include a motor vehicle repair/service facility that has a tow truck and repairs motor vehicles off-site.
<b>TOWING SERVICE OPERATION</b>	A business that provides for the removal and temporary storage of motor vehicles from public or private property by towing, carrying, and/or hauling, and includes the on-site parking of tow-trucks. (Adopted 4/11/06)
<b>TOWING STORAGE LOT</b>	A parcel of land used as part of a bona fide towing service, where motor vehicles are towed or hauled for temporary storage, not to exceed 120 days. (Adopted 4/11/06)
<b>TRADE, TECHNICAL, AND VOCATIONAL SCHOOL</b>	A school providing specialized vocational education courses; including offices, classroom facilities, laboratories or other specialized training facilities.
<b>TRADE, TECHNICAL, AND VOCATIONAL SCHOOL, INDOOR</b>	A school providing specialized vocational education courses in which all instruction, practice, demonstration and other related activities are conducted wholly within a building.
<b>TRADE, TECHNICAL, VOCATIONAL SCHOOL, OUTDOOR</b>	A school providing specialized vocational education courses in which all or part of the instruction, demonstration, practice and other related activities are conducted outdoors, including but not limited to instruction in the operation of vehicles and heavy equipment.
<b>TRAINING CENTER FOR HANDICAPPED</b>	See <b>INSTITUTE/CENTER FOR SPECIAL TRAINING AND EDUCATION.</b>

<b>TRANSPORTING</b>	Any moving of earth materials from one place to another place other than such movement incidental to grading, when such movement results in destroying the vegetative ground cover either by tracking or the buildup of earth materials to the extent that erosion and sedimentation will result from the soil or earth materials over which such transporting occurs.
<b>TRASH</b>	Rejected or household waste food, offal, and swill composed of vegetable and animal substances. All garbage, rubbish, garden trash, and waste materials including but not limited to bottles, glass, cans, scrap metal, junk, paper, disposable packages, construction scraps and debris and all other similar materials of any kind or nature whatsoever that creates a public health, safety, or fire hazard or a public nuisance.
<b>TRAVEL TRAILER</b>	A vehicular, portable structure built on a chassis, designed as a temporary dwelling for travel, recreation and vacation having body width not exceeding eight feet and being of any length; provided, that its gross weight does not exceed four thousand five hundred (4,500) pounds, or being of any weight; provided, that its body length does not exceed twenty-nine (29) feet.
<b>TREE, CALIPER</b>	See <b>DIAMETER AT BREST HEIGHT</b> and <b>Figure 14</b> .
<b>TREE, CANOPY</b>	A tree that, at the time of planting, is at least twelve (12) feet tall above the highest root, has a minimum caliper of three (3) inches diameter at breast height (DBH), and is one of the species listed in this ordinance for canopy trees.
<b>TREE, MATURE</b>	Any tree with a trunk with a diameter of ten (10) inches or more, measured at breast height.
<b>TREE, PROTECTION</b>	Methods used ensure the survival of existing trees on a development site. See <b>Figure 53</b> .
<b>TREE, UNDERSTORY</b>	A tree that, at the time of planting, is at least five (5) feet tall above the highest root and is one of the species listed in this ordinance for understory trees.
<b>TRIBUTARY STREAM</b>	Any perennial stream that is so depicted on the most recent U.S. Geological Survey 7-1/2 minute topographic quadrangle map (scale 1:24,000).
<b>TRUCK STOP</b>	A facility where a range of services and goods to professional drivers and the general public are congregated, such as fuel sales, vehicle service, overnight accommodations and restaurants.
<b>TRUCK TERMINAL</b>	Any building or land devoted principally to the servicing, fueling, repair, storage, sales and leasing of trucks as defined in Section 46.2-100 of the Code of Virginia, or any of the above; or any structure or land devoted principally to any activity involving a substantial and routine traffic consisting of trucks or passenger buses, such as a gasoline or fuel oil distributor, a freight or shipping business, a bus depot, a moving business, or similar activities, but

not including other principal uses specified in the zoning district(s) where a truck terminal is allowed.

**TRUCK/FREIGHT TERMINALS**

A building and associated land area primarily used for the receipt, transfer, and storage of goods transported by truck. Such goods are not subject to any manufacturing or re-manufacturing processes.

**UNDISTURBED GRADE**

The grade and elevation of land prior to excavation, filling, or grading.

**USE**

An activity on the land other than development including, but not limited to, agriculture, horticulture, and silviculture.

**USE, ACCESSORY**

See **ACCESSORY USE**

**VARIANCE**

A reasonable deviation from those provisions regulating the shape, size or area of a lot or parcel of land, or the size, height, area, bulk, or location of a building or structure when the strict application of the ordinance would unreasonable restrict the utilization of the property, and such need for a variance would not be shared generally by other properties, and provided such variance is not contrary to the purpose of the ordinance. It shall not include a change in use, which change shall be accomplished by a rezoning or by a condition zoning (repealed & replaced 07/12/16)

**VEGETATED WETLANDS**

Any lands lying between and contiguous to mean low water and an elevation above mean lower water equal to the factor one and one-half times the mean tide range at the site of the proposed project in the County, and upon which is growing any of the following species: saltmarsh cordgrass (*Spartina alterniflora*), saltmeadow hay (*Spartina patens*), saltgrass (*Distichlis spicata*), black needlerush (*Juncus roemerianus*), saltwort (*Salicornia* spp.), sea lavender (*Limonium* spp.), marsh elder (*Iva frutescens*), groundsel bush (*Baccharis halimifolia*), wax myrtle (*Myrica* sp.), sea oxeye (*Borrchia frutescens*), arrow arum (*Peltandra virginica*), pickerelweed (*Pontederia cordata*), big cordgrass (*Spartina cynosuroides*), rice cutgrass (*Leersia oryzoides*), wildrice (*Zizania aquatica*), bulrush (*Scirpus validus*), spikerush (*Eleocharis* sp.), sea rocket (*Cakile edentula*), southern wildrice (*Zizaniopsis miliacea*), cattail (*Typha* spp.), three square (*Scirpus* spp.), buttonbush (*Cephalanthus occidentalis*), bald cypress (*Taxodium distichum*), black gum (*Nyssa sylvatica*), tupelo (*Nyssa aquatica*), dock (*Rumex* spp.), yellow pond lily (*Nuphar* sp.), mards fleabane (*Pluchea purpurascens*), royal fern (*Osmunda regalis*), marsh hibiscus (*Hibiscus moscheutos*), beggar's tick (*Bidens* sp.), smartweed (*Polygonum* sp.), arrow head (*Sagittaria* spp.), sweet flag (*Acorus calamus*), water hemp (*Amaranthus cannabinus*), reed grass (*Phragmites communis*), or switch grass (*Panicum virgatum*).

**VEHICLE WASH**

Vehicle Wash: A structure or portion thereof, containing facilities for washing motor vehicles with a registered gross weight less than 7,500 lbs. using production-line, automated

or semi-automated methods for washing. (Adopted 11/09/2021)

**VETERINARY CLINIC**

See **ANIMAL CLINIC**.

**WAREHOUSE, MINI STORAGE**

A building or group of buildings with limited or controlled access consisting of individual, small, self-contained units or vaults are rented or leased for the storage of business and/or household goods. Each unit is physically separated from other units and access is often provided through an overhead door. All items are stored within a fully enclosed building.

**LIGHT WAREHOUSING & WHOLESALING/WAREHOUSING**

Storage and shipping operations for goods, commodities and merchandise, and which may include both indoor and outdoor storage. Also see **DISTRIBUTION CENTER**.

**WATER-DEPENDENT FACILITY**

The development of land that cannot exist outside of the Resource Protection Area and must be located on the shoreline by reason of the intrinsic nature of its operation. These facilities include, but are not limited to (1) ports; (2) the intake and outfall structures of power plants, water treatment plants, sewage treatment plants, and storm sewers; (3) marinas and other boat docking structures; (4) beaches and other public water-oriented recreation areas; and (5) fisheries or other marine resources facilities.

**WATERCOURSE**

A lake, river, creek, stream, wash, channel or other topographic feature on or over which waters flow at least periodically. Watercourse includes specifically designated areas in which substantial flood damage may occur. (Adopted 1/27/09)

**WAYSIDE/ROADSIDE STAND OR MARKET**

Any structure or land used for the sale of agricultural or horticultural produce, all of which has been raised on the same parcel.

**WETLANDS**

Tidal, nontidal, vegetated and nonvegetated wetlands.

**WETLANDS, NONTIDAL**

Those wetlands other than tidal wetlands that are inundated or saturated by surface or ground water at a frequency and duration sufficient to support and that under normal circumstances do support a prevalence of vegetation typically adapted for life in saturated soil conditions, as defined by the U.S. Environmental Protection Agency pursuant to Section 404 of the Federal Clean Water Act, in 33 C.F.R. 328.3b, dated November 13, 1986. Wetlands generally include swamps, marshes, bogs and similar areas.

**WETLANDS, TIDAL**

Vegetated and nonvegetated wetlands as defined in of Section 28.2-1300 of the Code of Virginia.

**WHOLESALE**

The sale of merchandise to retailers, to industrial, commercial, institutional, professional business users, or other wholesalers.

<b>WOOD PRESERVING OPERATION/FACILITY</b>	A building and associated land area primarily used for the application of chemicals to wood products to enhance their resistance to rotting and deterioration.
<b>WOOD/TIMBER YARD</b>	A facility primarily used for the storage of wood products (bark, chips, or logs) and the preparation for transport to manufacturing plants or mills.
<b>YARD</b>	An open space on a lot other than a court unoccupied and unobstructed from the ground upward, except as otherwise provided herein. See <b>Figures 54 &amp; 55</b> .
<b>YARD, FRONT</b>	An open space on the same lot as a building between the front line of the building (excluding steps) and the front lot or street line, and extending across the full width of the lot. See <b>Figures 54 &amp; 55</b> .
<b>YARD, REAR</b>	An open, unoccupied space on the same lot as a building between the rear line of the building (excluding steps) and the rear line of the lot and extending the full width of the lot. See <b>Figures 54 &amp; 55</b> .
<b>YARD, SIDE</b>	An open, unoccupied space on the same lot as a building between the side line of the building (excluding steps) and the side line of the lot, and extending from the front yard line to the rear yard line. See <b>Figures 54 &amp; 55</b> .
<b>ZONING ADMINISTRATOR</b>	The official charged with the enforcement of the zoning ordinance designated by the Director of Planning and Community Development.