

## ARTICLE VI - SUPPLEMENTAL REGULATIONS

### CHAPTER 601

#### Off-Street Parking and Loading Regulations

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##### SECTION 601.1 OFF-STREET PARKING REGULATIONS

Accessory off-street parking facilities shall be provided as a condition precedent to occupancy of a residential, institutional, business or recreational use, in conformance with the following provisions of this section.

a. Measurement Units

In order to determine the number of off-street parking spaces required for each particular use, the following definitions and standards for measurement shall apply.

1. "Floor area" means the total area of all the floors of the building(s) used by the principle activity as enumerated in the schedule below, measured from exterior walls.
2. "Seats" mean the number of seating units installed or indicated on plans, or each twenty-four (24) lined inches of benches, pews, or space of loose chairs, or similar seating facilities. Spacing of rows shall be thirty (30) inches on center.
3. "Employees" mean the maximum number of employees on any two successive shifts.

b. Parking Requirements

The required number of off-street parking spaces for each facility or use shall be determined by application of the standards noted in Schedule 601.b.

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##### Schedule 601.b

##### PARKING REQUIREMENTS

<u>Principle Use</u>	<u>Minimum Spaces Required</u>
RESIDENTIAL USES	
Single-family and Two-family dwellings	2 spaces per dwelling unit (at least one space per unit shall be enclosed)
Multiple-family dwellings including townhouses and garden apartments	2 spaces per dwelling unit
Hotel, motel	1 space per rental unit plus 1 space per employee

**Principle Use****Minimum Spaces Required****COMMUNITY FACILITIES**

Governmental Administration	1 space per 300 sq. ft. of floor area
Civic: libraries, churches, club and community centers and other places of assembly	1 space per 4 seats for public assembly
Educational: public and private	1 space per employee/teacher plus 1 space for every 5 students
General and special hospitals	1 space per 2 beds
Nursing home	1 space per 3 patients

**BUSINESS AND OFFICE USES**

Places serving food and drink	1 space per 50 sq. ft. of floor area plus for drive-through a minimum of 6 stacking spaces
Retail stores, service establishments	1 space per 250 sq. ft. of floor area
Financial institutions, banks	1 space per 250 sq. ft. of floor area plus a minimum of 3 stacking places for each drive-through window or aisle
Offices	1 space per 300 sq. ft. of floor area
Retail stores primarily offering for sale large scale items such as furniture, appliances and floor covering	1 space per 400 sq. ft. of floor area

**INDUSTRIAL USES**

Shops	1 space per 400 sq. ft. of floor area
Storage areas	1 space per 800 sq. ft. of floor area

**RECREATIONAL FACILITIES**

Dance halls, skating rinks, swimming pools	1 space per 50 sq. ft. of area devoted to activity
Bowling alleys	6 spaces per lane
Tennis and racquetball courts	4 space per court

c. General Parking Requirements

1. Fractional numbers shall be increased to the next whole number.
2. Each parking space shall equal 180 square feet, measuring 9 feet by 20 feet, exclusive of area required for aisles and driveways.
3. The minimum aisle width shall be 22 feet for 90° parking.
4. The parking required for mixed uses shall be the sum of the parking required for each use considered separately; however, if uses in the same development have varying peak demands, the Planning Commission may approve a lesser number of spaces. However, in no case shall the total number of spaces approved be less than 50% of the total number of spaces when calculated separately.
5. All parking spaces and access drives shall be surfaced with concrete or asphalt.

SECTION 601.2 OFF-STREET LOADING REQUIREMENTS

In any district and in connection with every building or part thereof hereafter erected and having a gross floor area of 8,000 square feet or more, which is to be occupied by manufacturing, storage, warehouse, goods displayed, retail store, wholesale store, hotel, hospital, mortuary, laundry, dry cleaning, or other uses similarly requiring the receipt or distribution by vehicles of material or merchandise, there shall be provided and maintained, on the same lot with the building, one or more off-street loading spaces provided that:

- a. Streets, sidewalks, alleys or other public right-of-way or other public property shall not be used for loading purposes nor shall vehicles being loaded be parked on such areas during loading and unloading.
- b. No part of any required yard, off-street parking area, or access drive thereto, shall be used for loading or unloading purposes.

## ARTICLE VI - SUPPLEMENTAL REGULATIONS

### CHAPTER 602 Sign Regulations

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#### SECTION 602.1 PURPOSE

The purpose of these sign regulations is to promote the general health, safety and welfare of the residents of the Village of Lakemore by assuring that signs are located and designed to maintain a safe and orderly pedestrian and vehicular environment.

#### SECTION 602.2 GENERAL TERMS

##### a. General Definition of a Sign

A "sign" is any structure or any device attached to, or painted on, a structure, or represented directly or indirectly thereon, intended to announce, direct or advertise. A sign may include banners, lights and other site or building features, and may be represented by words or letters, features, symbols, or characterizations, or other insignia or devices.

Architectural features, either as part of the building or freestanding, are not considered signs and are thus exempt from these regulations. An architectural feature is any construction attending, but not an integral part of the sign, and which consists of landscape or building or structure forms complementing the site in general.

##### b. Types of Signs by Physical Characteristics

1. Freestanding - A sign which is supported from the ground or a structure, other than a building.
2. Portable - A sign which is designed to be moved and is not permanently, or intended to be permanently, attached to a building, structure or the ground.
3. Projecting - A sign erected on the outside wall of a building and which projects out at an angle there from.
4. Wall Sign - A sign erected parallel to, or painted on the surface, or on the outside wall of any building, and not extending more than eighteen (18) inches there from, and which does not project above the roof line or beyond the corner of the building. A sign affixed to, or near, a window for the purposes of being visible to and read from the outside of the building and containing information typically found on identification or instructional signs shall, for the purposes of these regulations, be considered a wall sign.

##### c. Types of Signs by Function

1. Subdivision or Project Identification - A sign identifying the name and address of a

completed residential subdivision, a multiple-family development, and/or office. Such a sign in an office complex may include a directory of uses.

2. Directional - Sign directing or guiding traffic and parking on private property with no part of any sign more than four (4) feet above grade.
3. Identification - A sign intended to announce or promote the use, activity, service or business on the premises and which may contain the name of the use, business or facility; address; telephone number; identification of the principle products, services or activities offered; hours of operation; directory of occupants; or prices of products or services offered.
4. Instructional Signs - A sign intended to instruct employees, customers or users as to specific parking requirements; the location or regulations pertaining to specific activities on the site or in the building; specific services offered, or methods of payments accepted. in residential districts, instructional signs may include security identification, no trespassing signs, signs identifying presence of animals, directing deliveries, etc.
5. Nameplate - A sign indicating only the name and address of the person, business, profession or activity occupying the lot, building(s) or part of or operation or maintenance of any equipment which is placed on the building or site.
6. Required (Public Safety) - A sign erected by a public authority, utility, public service organization or private industry upon the public right-of-way or on private property intended to control traffic, direct, identify or inform the public, or provide needed public service as determined by the Ordinances of the Village or public policy.
7. Temporary Real Estate - A sign intended to advertise rental, sale or lease of property on which the sign is located.

## SECTION 602.3 BASIC REGULATIONS

Signs, as classified by type of function, shall be permitted in the respective zoning districts in compliance with the following regulations provided that no sign shall be erected in the public right-of-way or on any other property except that a maximum of two real estate signs may be posted within the right-of-way for the duration of an open house, or for a maximum of 48-hours, whichever is less.

### a. Residential Districts

The following types of signs shall be permitted in all residential districts and shall comply with any specified area limitation.

1. A subdivision or project identification sign that shall not exceed 20 square feet.
2. A nameplate.
3. One temporary real estate sign that shall not exceed 8 square feet, and that shall be removed when transaction completed.

4. Any required (public safety) signs.
5. One sign per dwelling unit identifying a permitted home occupation or child day care home. (1142-1991) Such sign shall be attached to the dwelling, shall not exceed two (2) square feet in area, and shall contain only the name of the occupant and/or the nature of the occupation expressed without commercialism.

b. Community Facilities, Business and Industrial Districts

The following types of signs shall be permitted in all non-residential districts in compliance with the specified area and location limitations.

1. Identification Signs - The maximum permitted area for identification signs is two (2) square feet for each lineal foot of building frontage. This maximum area applied to the total of all types of identification signs (wall, projecting or freestanding) unless regulations are otherwise specified in this Section. Except for signs in windows or on doors, there shall be no more than one identification sign on each building face for each business entitled to have identification.
2. Directional signs that shall not exceed four(4) square feet per sign face.
3. Instructional signs that are clearly intended for instructional purposes and, as determined by the Zoning Inspector or Planning Commission, as authorized, shall be no larger than necessary to serve the intended instructional purpose nor are in locations or possess design characteristics that constitute or serve the purpose of an identification sign.
4. Nameplates, when they are separate from identification signs, are located near the main entrance, are wall (including window) signs, and only contain the street number and name of the establishment shall be exempt from being included in the maximum allowable area for identification signs.
5. Temporary real estate signs.
6. Required public safety signs.

SECTION 602.4 SUPPLEMENTAL REGULATIONS

a. Requirements for Freestanding Signs for Community Facilities and in Business and Industrial Districts

Freestanding signs shall only be permitted in a Community Facilities District, or a business or industrial district in compliance with the following regulations.

1. Freestanding signs shall only be permitted when the principle building is setback from the street right-of-way a minimum of twenty-five (25) feet and the site has a minimum lot frontage of one hundred (100) feet.



2. One (1) freestanding identification sign with a maximum area of forty (40) square feet per sign face shall be permitted per project or development, except for facilities on corner lots, as provided in Subsection 602.4a.4 herein.
3. No portion of any freestanding sign shall be closer to the street right-of-way than a distance equal to the height of the sign or ten (10) feet, whichever is greater. A freestanding sign shall also be a minimum of twenty-five (25) feet from any residential zoning district and a minimum of ten (10) feet from any side property line.
4. One (1) additional freestanding sign may be permitted for a corner lot provided that:
  - (a) The corner lot has a total frontage, on both street frontages, of two hundred (200) feet.
  - (b) The second freestanding sign is clearly located to provide identification along the secondary street; and the total area of both freestanding signs shall not exceed seventy (70) square feet.
  - (c) Two (2) signs may only be utilized when spaced a minimum of 100 feet apart as measured along the street right-of-way.
  - (d) The two (2) signs may be aggregated into a single sign at the corner provided that the area of the single freestanding sign face shall not exceed sixty (60) square feet. Such single sign shall be setback from the street right-of-way a minimum of twenty (20) feet plus the height of the sign.
5. When a freestanding sign is permitted on a site with more than one tenant, it is the property owner's responsibility to determine if the allowable area shall be devoted to the identification of the building or the project, be a directory for a select group of or all tenants in the project, or be for project identification or a tenant directory in combination.
6. The maximum height of freestanding sign shall be 16 feet.

b. Additional Allowance for Identification Signs in Commercial Facilities and Business Districts

For any use which is on a corner lot or has a customer entrance facing a parking lot (when such parking lot does not face the main street), the maximum allowable area for identification signs may be increased for each such additional frontage. The increase for each such frontage shall be equal to forty (40) percent of the allowable sign area if the additional frontage were considered the principle frontage. However, no sign area on any bonus frontage shall exceed one (1) square foot per lineal foot of frontage, or in any case, exceed seventy-five (75) square feet.

## ARTICLE VI - SUPPLEMENTAL REGULATIONS

### CHAPTER 603

#### Additional Regulations Governing Uses

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##### SECTION 603.1 FENCES

The following regulations are established to assure the protection of residential property, and shall govern the location, height and construction of all fences except such fences that are required for enclosed swimming pools, as regulated in Section 603.2.a. For the purpose of this section a fence is a structure erected of non-living material for the purpose of decoration, screening or enclosure. These regulations shall also apply to walls erected for the same purposes.

- a. Fences shall be permitted in the side and rear yard provided such fence is no less than thirty (30) feet from the intersection of two or more streets.
- b. The maximum height of a fence shall be four (4) feet.
- c. Fences shall have a uniform open area of at least fifty (50) per cent except when the erection of such fence is required for screening, as specified in Section 603.8.
- d. The finished side of the fence shall face the street or adjoining property.
- e. No fence shall be erected, constructed or moved until a zoning permit has been issued by the Zoning Inspector.

##### SECTION 603.2 SWIMMING POOLS

###### a. Definitions

1. "Private swimming pool or wading pool" means one that is maintained by an individual for the sole use of his household and guests without charge or the purpose of profit and not in connection with any business operated for profit, located as an accessory use on the same lot as his residence.
2. "Commercial swimming pool" means one that is maintained for the purpose of profit and in connection with a business operated for profit, or one for which individuals using the pool pay for the privilege of such use.
3. "Swimming pool" means an artificial body of water or receptacle for water, either permanent or portable, filled or capable of being filled with a water depth of twenty-four (24) inches or more, or with a surface area of 200 square feet at any point therein, and used or intended to be used for swimming or recreational bathing.
4. "Wading pool" means an artificial body of water or receptacle for water, either permanent or portable, filled or capable of being filled with water at any point therein to



a depth of twelve (12) inches but not more than twenty-four (24) inches, or with a surface area exceeding 100 square feet, or used or intended to be used for wading or other aquatic recreation.

b. Enclosure Required

No person shall locate, construct, install, make, change, maintain or use a swimming pool or private wading pool unless the pool or premises upon which it is located is enclosed by a fence not less than seventy-two (72) inches nor more than seventy-eight (78) inches in height, measured from ground level, with no opening greater than two (2) inches wide, and so constructed and of such strength that children under the age of seven (7) years are unable to pass through. Any entrance or exit in such fence shall be equipped with a self-closing gate with a lock.

Accessory buildings may be used as part of such enclosure and a dwelling house may be used as a part of such enclosure of a family pool.

No person shall continue to maintain fence provided for in B-2 hereof for a period in excess of sixty (60) days from the time such swimming pool or wading pool ceases to be maintained or used for such purpose.

c. Location

No swimming pool shall be located in any front yard on any lot, or between any street and any building line. A swimming or wading pool may be located in part of the rear yard behind a residence as an additional accessory use. No swimming pool may be placed closer than five (5) feet to any property line or building.

d. Permit required

No person shall locate, construct, install or maintain any swimming pool or wading pool or make any change in such pool or appurtenance thereof, unless he has submitted his application and plans thereof and obtained a permit and authorization from the Zoning Inspector and the Building Inspector of the Village. Private wading pools that are portable or of temporary construction, and of a depth less than twelve (12) inches and a surface area not exceeding 100 square feet shall not require a permit. No pool of any type requiring a permit shall be used or filled until the required fence is installed and inspected.

SECTION 603.3 TEMPORARY CONSTRUCTION TRAILERS

A building, such as a construction trailer, to be used for the purpose of temporary storage of materials for the construction of the main building or dwelling may be erected or placed on a lot prior to the construction of the main building or dwelling, but no such building shall be used for dwelling purposes.

All construction trailers or other such buildings shall comply with all landscape setback requirements for the applicable zoning district, and must be removed upon completion or abandonment of project.

#### SECTION 603.4 HOUSE TRAILERS

House trailers used as dwellings on or off wheels shall not be permitted in any district except in designated mobile home or trailer parks established prior to the adoption of this Ordinance.

#### SECTION 603.5 INOPERABLE MOTOR VEHICLES

Any motorized vehicle which is in the process of being dismantled or is dismantled, wrecked or otherwise determined to be inoperable and which does not have a valid registration, shall not be left or stored in the open, but may be stored in a completely enclosed building.

#### SECTION 603.6 VISUAL OBSTRUCTION

No hedge or shrubbery exceeding three (3) feet in height shall be permitted within that triangular portion of a corner lot formed by measuring twenty-five (25) feet from the intersection of two streets and joining these points with a straight line.

#### SECTION 603.7 ADDITIONAL HEIGHT REGULATIONS

Chimneys, cooling towers, elevator bulkheads, fire towers, belfries, monuments, stacks, tanks, water towers, silos, farm buildings or necessary mechanical appurtenances may be erected to any lawful and safe height.

#### SECTION 603.8 SCREENING REQUIREMENTS BETWEEN DISTRICTS

When property in a business or industrial district abuts a residential district or an existing or potential incompatible use, screening or buffering of buildings, parking and storage areas on such lot shall be provided by:

- a. Dense vegetation planting incorporating trees and/or shrubs, of a variety(s) which shall be equally effective in winter and summer and planted at a height of 4 feet;
- b. A nonliving opaque structure, 4 feet high, such as a solid masonry wall, solidly constructed decorated fence, or louvered fence; or,
- c. A landscaped mound or berm, fence or vegetation, in combination, having an effective height of at least 4 feet.

#### SECTION 603.9 HOME OCCUPATIONS ACCESSORY TO A DWELLING

A home occupation may be conducted in a dwelling unit provided that the following standards are maintained.

- a. The home occupation shall occupy not more than 25 percent of the habitable floor area of the dwelling unit.
- b. The occupation shall be conducted only by members of the family residing in the dwelling.

- c. The home occupation shall not be objectionable because of odors, noise, dust, vibrations or added traffic.
- d. No home occupation, or any aspect thereof, including the storage of materials, equipment or supplies, shall be conducted in any accessory building or open yard.

SECTION 603.10 PARKING AND STORAGE OF RECREATIONAL VEHICLES AND CAMPERS

Recreational vehicles and campers may be parked or stored on a lot in a Residential District, subject to the following conditions:

- a. There shall be no more than two such vehicles per residence stored or parked on a lot.
- b. Any such vehicle shall be kept in good repair and in working condition, with a current license plate, unless stored in a completely enclosed building.
- c. When space is available, such vehicle is to be stored or parked in the driveway as far from the street right-of-way as possible.
- d. No such vehicle shall be stored on a public right-of-way, private street or any other public property.

SECTION 603.11 JUNK AND JUNK YARDS (1170-1992)

No person, firm or corporation shall store or permit storage for a period of more than fifteen (15) days of any junk, discarded, or refuse materials, including without limitation partly dismantled, inoperable, unlicensed, or wrecked vehicles or their parts; second-hand building materials; junk, paper, containers, or other salvaged articles, including without limitation old iron, glass, garbage waste, or discarded materials, upon any lot or land situated within the boundaries of the Village of Lakemore, unless such materials:

- a. Are completely enclosed within a building or garage; and
- b. Are clearly ancillary or incidental to the permitted use or a use specifically permitted by the applicable district regulations.

Such fifteen (15) day period shall run from the date that such person, firm, or corporation is given written notice from the Village that such storage is in violation of this section.

SECTION 603.12 STORAGE OF BUILDING AND CONSTRUCTION MATERIALS (1250-1998)

No person, firm or corporation shall store or permit storage for a period of more than fifteen (15) days of any building or construction materials upon any unenclosed area of any lot or land situated within the boundaries of the Village of Lakemore, unless all of the following apply:

- a. The materials are needed for a project then underway at the property upon which they are being stored;



- b. Current and lawful permits (building permit, zoning permit and all other required permits) have been obtained for the project; and
- c. The materials are stored in a neat and orderly manner and do not present any refuge for vermin or nuisance to neighbors.
- d. All building and construction materials must be removed from the property within fifteen (15) days after completion of the project.

SECTION 603.13 OPERATION AND STORAGE OF SEMI-TRUCKS, TRACTOR-TRAILERS AND OTHER OVERSIZED VEHICLES (1251-1998)

RESIDENCE DISTRICTS: R-1; R-1A; R-2; R-4 AND PRD

- a. The outdoor storage or parking overnight of any commercial vehicle exceeding seven (7) feet in height, more than one and one-half (1 1/2) ton capacity as specified by the manufacturer, or the parking of two or more commercial vehicles of less than one and one-half (1 1/2) ton capacity, shall be considered a commercial use and is prohibited in Residential Districts;.
- b. The outdoor storage or parking overnight of any construction equipment, such as dozers, backhoes, graders, etc., exceeding 1,200 pounds, as specified by the manufacturer is prohibited in Residential Districts.

SECTION 603.14 CHILD DAY CARE HOMES (1142-1991)

- a. Child day care means the provision of supplemental parental care and supervision for a non-related child or children on a regular basis in a place other than the child's or children's own home, when a child day care home is the permanent residence of a person providing child day care.
- b. A child day care home where care is provided for more than six children and no more than three children are under the age of two shall not be required to obtain a zoning permit.
- c. A child day care home where child care is provided for 7-12 children or for 4-12 children if four or more are under two years of age shall be permitted accessory use, provided a zoning permit is obtained and the following conditions are maintained:
  - 1. The day care provider shall be assisted by a competent person who is at least 16 years of age.
  - 2. State licensing requirements shall be met, including those pertaining to building, fire safety, health codes.
  - 3. Lot size, building size, setbacks, and lot coverage shall conform to those applicable to the zoning district.
  - 4. If located on a major arterial street, an off-street drop-off/pick-up area shall be provided.

5. Play areas shall be located in the rear yard and completely enclosed by a fence not less than four (4) feet in height.
6. No structural or decorative alteration that will alter the residential character of an existing residential structure shall be permitted. Any new or remodeled structure must be designed to be compatible with the residential character of the surrounding neighborhood.

SECTION 603.15 DISH-TYPE SATELLITE SIGNAL-RECEIVING ANTENNAS (1036-1998)

a. Definitions

1. "Dish-type Satellite Signal-receiving Antennas", also referred to as "Earth Stations" or "Ground Stations" - shall mean one or more of the following:
  - (a) A signal receiving device, also known as an antenna, dish antenna, or dish-type antenna, the purpose of which is to receive communication or other signals from satellites in earth orbit and other extraterrestrial sources.
  - (b) A low noise amplifier (LNA) which is situated at the focal point of the receiving component purpose of which is to magnify store, transfer, and/or transmit electronic or light signals received by the signal receiving device.
  - (c) A coaxial cable the purpose of which is to carry or transmit said signals to another electronic component or receiver.
2. "Receiver" - shall mean a television set or radio receiver.
3. "Dish" - shall mean that part of a satellite signal receiving antenna characteristically shaped like a saucer or dish. A ground-mounted dish shall not exceed twelve (12) feet in diameter. A roof-mounted dish shall not exceed five (5) feet in diameter.
4. "Grounding Rod" - shall mean a metallic corrosion resistant shaft permanently and vertically driven at least eight (8) feet into the earth from the surface thereof, and capable of serving as an electrical conductor through which a strong electrical charge or current may pass and dissipate into the earth.

b. Application for Permit

The owner, or occupant with written permission from the owner, of any lot, premises, or parcel of land within the Village of Lakemore, Ohio, who desires to construct an Earth Station must first obtain a permit from the Village of Lakemore's Zoning Inspector.

The Zoning Inspector shall issue a permit provided the applicant submits a written application with a plot plan of the lot, premises, or parcel upon which the Earth Station will be situated, showing the exact location and dimensions of the proposed Earth Station and the exact location on dimensions of all buildings or structures on the parcel.



The applicant shall submit with each application the sum of twenty-five (\$25) dollars which represents the permit fee. The permit fee shall cover the cost of reviewing the construction plans and specifications, inspecting the final construction, and processing the application.

c. Restrictions on Location of Earth Stations

1. Ground-mounted type

- (a) No Earth Station shall be constructed in any front or side yard, but shall be constructed to the rear of the residence or main structure.
- (b) No Earth Station, including any concrete base slab or other substructure, shall be constructed less than fifteen (15) feet from any property lines or easements.
- (c) An Earth Station shall not exceed a grade height of fifteen (15) feet from the base or ground level.
- (d) Wiring between an Earth Station and a receiver shall be placed at least eight (8) inches beneath the surface of the ground encased in PVC conduit pipe.
- (e) Such Earth Station shall be designed to withstand a wind force of seventy-five (75) miles per hour without the use of supporting guy wires.
- (f) Any driving motor shall be limited to 110v maximum power design and be encased in protective guards.
- (g) An Earth Station and driving motor must be bonded to a grounding rod.

2. Roof-mounted or other than ground-mounted type

- (a) No Earth Station larger than five (5) feet in diameter shall be constructed upon a roof top of a garage, residential dwelling, church, school, apartment building, hospital or any other commercial building or structure.
- (b) Earth Stations may be mounted directly upon the roof of a primary or accessory structure, as defined in the Building Code, but shall not be mounted upon appendages such as chimneys, towers, trees, poles, or spires whether attached to the building or not.
- (c) An Earth Station shall not exceed a height of more than six (6) feet above the roof upon which it is mounted.
- (d) An Earth Station shall be designed to withstand a wind force of eighty-five (85) miles per hour without the use of supporting guy wires.



SECTION 603.16 APPROPRIATE STRUCTURES FOR GARBAGE AND REFUSE FACILITIES (1269-1999)

Garbage and refuse facilities shall be adequately housed in an appropriate structure (as defined by the Planning Commission) located at the rear or side of the buildings. Distance from rear or side lot lines and principle building must comply with minimum requirements for the district accessory use regulations. Permits are required for each site. Collection of such units together with all garbage and refuse disposal from dwelling units shall be serviced and picked -up and otherwise disposed of by the owner in conjunction with the normal scheduled pick-up days set forth by the Village of Lakemore. All construction permits are limited to 30 days.

SECTION 603.17 DOG KENNELS/RUNS

Shall be permitted in Residential Districts in compliance with the following:

- a. Be permitted in the area between the rear of the house and the rear property line a minimum distance of:
  1. 10 feet from the side and rear lot lines;
  2. 30 feet from the side lot line adjacent to the side street on a corner lot.
- b. Have a maximum area of 375 square feet (15' x 25'), not to exceed 25% of the area in which they are permitted, structures with a larger area must comply to Section 603.1, Fences.
- c. The minimum height of the structure will be four (4) feet with a maximum height of six (6) feet.
- d. The structure will be erected of non-living material for the purpose of enclosure.
- e. The structure enclosure material shall have no opening greater than two (2) inches wide.
- f. Any entrance or exit shall be equipped with a self-closing gate.
- g. The run base shall be made of concrete.