

Sec. 153.01. Definitions.

ACCESSORY DWELLING UNIT (ADU). A secondary housing unit located on the same parcel as a primary dwelling, characterized by its independence from the primary unit. An ADU includes one bathroom and a kitchen along with a separate external entrance that allows for private independent access. Guest Houses are not considered ADUs.

BANQUET HALL. A facility or hall available for lease by individuals or groups to accommodate private functions including, but not limited to, banquets, weddings, anniversaries and other similar celebrations. Such a use may or may not include: 1) kitchen facilities for the preparation or catering of food; 2) the sale of alcoholic beverages for on-premises consumption, only during scheduled events that are not open to the general public.

BARS, LOUNGES, AND NIGHT CLUBS. An ~~area~~ commercial establishment open to the general public primarily devoted to the serving of alcoholic beverages for consumption on premises and in which the service of food and/or entertainment is only incidental to the consumption of such beverages.

BATH HOUSE. (Outside shower) An accessory building of structure consisting of a shower or bath and may consist of a dressing area. This accessory use may not include additional rooms for leisure or living space.

BUILDING COVERAGE. The combined and total ~~percentage of~~ ground area of a lot covered or occupied by buildings or roof portions of structures.

CABANA. An accessory building or structure used for leisure and may include a bath house or a dressing area usually in connection with a swimming pool. May be a permanent or temporary structure.

CARPOR, ATTACHED. An attached roof-like structure not entirely supported from a building and open on two (2) or three (3) sides whose purpose is to provide shelter for one or more motor vehicles.

CARPOR DETACHED. A roof-like structure supported by posts or columns open on ~~multiple~~ two (2) or three (3) sides whose purpose is to provide shelter for one or more motor vehicles.

DWELLING, SINGLE-FAMILY. ~~A building containing only one dwelling unit and occupied or intended to be occupied exclusively by one family.~~ A single unit providing complete, independent living facilities for one or more persons, including permanent provisions for living, sleeping, eating, cooking, and sanitation. Any expansions, additions, or conversions of garage space must remain ancillary to the primary residential use, shall not create additional dwelling units. The term shall include modular housing and residential design manufactured housing but shall not be construed as including a mobile home, automobile, travel trailer, housing mounted on a self-propelled or drawn vehicle, tent, or other form of temporary or portable housing.

DWELLING UNIT. ~~A room or rooms connected together, constituting a separate, independent housekeeping establishment for a family, for owner occupancy or rental or lease, and physically separated from any other rooms or dwelling units which may be in the same structure, and containing sleeping facilities and one kitchen.~~ A single unit

providing complete, independent living facility for one or more persons, including permanent provisions for living, sleeping, eating, cooking, and sanitation.

ENCLOSED ASSEMBLY AREA. Any enclosed area, building or structure where people assemble for a common purpose, such as social, civic, cultural, recreational and/or religious purposes, whether owned and/or maintained by a for-profit or not-for-profit entity, and includes, but is not limited to, public assembly buildings such as auditoriums, theaters, halls, private membership clubs and organizations, fraternal lodges, ~~assembly halls~~, exhibition halls, convention centers, and places of worship, or other areas, buildings or structures that are used for religious purposes or assembly by persons. Day care centers, private party halls, and banquet halls will be considered an enclosed assembly area.

GAZEBO. A non-habitable roofed detached accessory structure. The structure must be free standing and shall be designed for recreational or leisure uses and not for storage uses.

KITCHEN. An area with a sink and permanent provisions for food preparation and cooking.

~~KITCHENETTE. A small kitchen or a small recessed section of a room principally used or designed for cooking or preparation of food (i.e., a stove, refrigerator, microwave, etc.) and typically smaller in size than a kitchen found in a single-family residence.~~

MICROBREWERY. A facility where beer and malt beverages are made on the premises and may include an area taproom for sale of beer for on premises consumption or in sealed containers for later consumption off the premises. A microbrewery may also, in conjunction with the sale of beer for consumption on the premises, sell wine for consumption on the premises. Food services may be an accessory use in conjunction with the permitted microbrewery primary use.

PRIVATE PARTY HALL. An event venue rented exclusively for invited guests, not open to or advertised to the general public. This definition excludes alcohol industry promotional events and any gatherings with a commercial purpose. Events that are broadly advertised, promoted on public platforms (such as social media or public forums), or where attendance is not limited to specifically invited individuals shall not be considered private.

RESTAURANT, FULL SERVICE. A commercial establishment that offers a menu of food and beverages for immediate consumption, primarily on-premises. This type of restaurant provides table, counter, and/or booth service, with wait staff responsible for taking orders and serving meals. Full-service restaurants may also offer takeout service.

TOWNHOUSE. A single-family dwelling unit constructed in a series or group of two or more attached units with property lines separating such units in which each unit extends from the foundation to roof and with a yard on not less than two sides.