

ARTICLE III DEFINITIONS

Except as specifically defined in this Article, all words used in this Ordinance shall be as defined in The new *Illustrated Book of Development Definitions* (1993, Rutgers). Words not defined in this Article or in the above book shall be construed to have the meaning given by common and ordinary use, and shall be interpreted within the context of the sentence, Section and Article in which they occur.

Words used in the singular include the plural and words used in the plural include the singular.

Words used in the present tense include the future tense.

The word "erected" includes the words "constructed", "moved", "located" or "relocated".

The word "lot" includes the word "plot" or "parcel".

The word "map" or "zoning map" means the Official Zoning Maps of the City of Suwanee, Georgia.

The word "person" includes the words "individuals", "firms", "partnerships", "corporations", "associations", "governmental bodies" and all other legal entities.

The word "shall" is always mandatory and never discretionary.

The words "used" or "occupied" include the words "intended, maintained, arranged or designed to be used or occupied".

For the purposes of this Ordinance, certain words or terms used herein shall be defined as follows:

Abutting. Having a common border with or being separated from such common border only by an alley or easement. "Abutting" shall also include "coterminous", "contiguous", "adjoining" and "adjacent".

Accessory Dwelling Unit. A second dwelling unit in a separate accessory structure on the same lot as the main dwelling, for use as a complete, independent living facility with provisions within the accessory dwelling unit for cooking, eating, sanitation and sleeping. Such a dwelling is an accessory use to the main dwelling.

Accessory Structure. A structure detached from a principal building on the same lot and customarily incidental and subordinate to the principal building or use.

Accessory Use. A use of land or of a building or portion thereof customarily incidental and subordinate to the principal use of the land or building and located on the same lot with such principal use.

Accessory Use Retail and Service Establishments. The retail sales of various products (including food) in a store or similar facility that is located within a multifamily building, office or industrial complex for the purpose of serving employees or residents.

Adult Bookstore. An establishment having a substantial or significant portion of its stock in trade, books, magazines or other periodicals which are distinguished or characterized by their emphasis on matter depicting, describing or relating to specified sexual activities or specified anatomical areas, or an establishment with a segment or section 10 square feet or more of its total floor space, devoted to the sale or display of such materials, or five percent of its net sales consisting of printed materials which are distinguished or characterized by their emphasis on matter depicting, describing or relating to specified sexual activities or specified anatomical areas.

Adult Dancing Establishment. A business that features dancers displaying or exposing specified anatomical areas.

Adult Entertainment Facility. Any adult bookstore, adult entertainment facility, adult motion picture theater, adult motion picture arcade, adult video store, erotic dance establishment, as defined herein.

Adult Motion Picture Arcade. Any place to which the public is permitted or invited wherein coins, slug-operated or electronically, electrically or mechanically controlled still or motion picture machines, projectors or other image-producing devices are maintained to show images to five or fewer persons per machine at any one time, and where the images so displayed are distinguished or characterized by an emphasis on depicting or describing specified sexual activities or specified anatomical areas.

Adult Motion Picture Theater. An enclosed building with a capacity of 50 or more persons used for presenting material distinguished or characterized by an emphasis on matter depicting, describing or relating to specified sexual activities or specified anatomical areas for observation by patrons therein.

Adult Video Store. An establishment having a substantial or significant portion of its stock in trade, video tapes or movies or other reproductions, whether for sale or rent, which are distinguished or characterized by their emphasis on matter depicting, describing or relating to specified sexual activities or specified anatomical areas or an establishment with a segment or section, comprising 10 square feet or more of its total floor space, devoted to the sale or display of such material or which derives more than five percent of its net sales from videos which are characterized or distinguished by their emphasis on matter depicting, describing or relating to specified sexual activities or specified anatomical areas.

Alternative Paving Surface. An off-street parking surface, other than concrete, gravel, stone, or asphalt, that includes suitable base and constructed structures which is able to support vehicles. Surfaces shall be appropriately stabilized and maintained to prevent soil erosion.

Alternative tower structure. Shall mean man-made structures such as clock towers, bell towers, power transmission towers, church steeples, water towers, light poles and

similar structures constructed for other purposes, the use of which may camouflage or conceal the presence of antenna and towers.

Animal Daycare Facility with Boarding and Outdoor Runs. An establishment in which household pets are kept for a limited time for the benefit of persons who do not reside on the premises. Facilities may provide shelter, feeding, grooming and retail sales. Animals are provided an opportunity to exercise outdoors in a contained area. This shall not include breeding or raising of household pets or animals.

Antenna. Any exterior apparatus designed for telephonic, radio, or television communications through the sending and/or receiving of electromagnetic waves.

Appeal of Administrative Decision. A procedure designed to resolve conflicts created by an administrative decision of an official which appears to a property owner to be fairly disputable, unfair, arbitrary, capricious or in excess of the official's power or authority under this Ordinance.

Area Identification Sign. A sign, free-standing or affixed to a wall which identifies a development, such as a shopping center, office or industrial park, or a residential subdivision or multiple-family project.

Area of Sign. The area of the face of the sign within a perimeter which forms the outside shape including any decorative trim or frame which forms an integral part of the display, but excluding the base or necessary supports or uprights on which the sign may be placed.



Area of Special Flood Hazard. The land in the flood plain within a community subject to a one-percent or greater chance of flooding in any given year.

Arterial Street. A street which is used primarily for fast and heavy traffic flow, is of considerable continuity, and is used as a traffic artery for inter-connection among large areas. Arterial Streets are identified on the official "Thoroughfare Map of the City of Suwanee" and are designated to be 100 feet in width.

Assisted Living Facility. A combination of housing, support services, personalized assistance, and health care designed to respond to the needs of elderly individuals who need help with activities and daily living. Services are provided in communal facilities, such as group dining, group activities, etc.

Awning. An architectural projection that provides weather protection, identity, and/or decoration and is wholly supported by the building to which it is attached. An awning is comprised of a lightweight, rigid skeleton structure over which a covering is attached.

Back-Lit Awning. An awning with a translucent covering material and a source of illumination contained behind or within its framework.

Banner. A sign of lightweight fabric, plastic or similar material mounted at one (1) or more edges to a pole or other structure. National flags, state and municipal flags, and official flags of businesses, institutions or other organizations shall not be considered banners.

Basal Area. The cross-sectional area of a tree trunk at diameter breast-height (dbh) expressed herein in terms of "units " per acre.

Base Flood. The flood having a 1% chance of being equaled or exceeded in any given year (100-year flood).

Beacon. Any light with one (1) or more beams which rotate, move or which are directed into the atmosphere or at one (1) or more points not on the same lot as the light source.

Bed and Breakfast Inn. An establishment in a private dwelling, in which the owner of the dwelling is also an occupant, that supplies temporary accommodations to overnight guests for a fee.

Boarding or Rooming House. A dwelling in which meals or lodging or both are furnished for compensation to more than 2 but not more than 10 non-transient persons.

Buffer. Land area used to visibly separate one use from another through screening and distance, to shield or block noise, light, glare, or visual or other conditions, to block physical passage to non-similar areas, or to reduce air pollution, dust, dirt, and litter, or around a stream to slow and absorb runoff and reduce pollution to water.

Buffer Area. That portion of a lot set aside for open space and visual screening purposes, pursuant to applicable provisions of this Ordinance, to separate different use districts, or to separate uses on one property from uses on another property of the same use district or a different use district.

Building. Any structure attached to the ground which has a roof and which is designed for the shelter, housing or enclosure of persons, animals or property of any kind.

Building Permit. Authorization granted by the City to commence construction of a building.

Caliper. The standard for trunk measurements of nursery stock. Caliper of the trunk shall be taken at six (6) inches above the ground for trees up to and including four (4) inch caliper size, and 12 inches above the ground for trees larger than four (4) inch caliper.

Canopy (or marquee). A permanent roof-like shelter extending from part or all of a building face and constructed of some durable material such as fabric, metal, glass or plastic, except gasoline canopy.

Canopy, fuel. A permanent roof-like shelter over fuel pumps constructed of durable material such as masonry, fabric, metal, glass and/or plastic.

Canopy Sign. Any sign attached to or constructed in or on a canopy. For purposes of this chapter, this term includes marquee sign.

Certificate of Occupancy. Authorization granted by the City for a building or use to be occupied or operated. The certificate is issued provided a building or use is in compliance with this or other Ordinances.

Changeable Copy Board. A sign on which copy or sign panels may be changed, such as boards with changeable letters or changeable pictorial panels.

Chief Building Official. The City Official duly authorized to enforce provisions of this Ordinance.

City Manager. The City of Suwanee City Manager or his/her designee.

Clearing. The removal of vegetation from a property, whether by cutting or other means.

Clearing Permit. Authorization granted by the City to commence the clearing of trees and vegetation on a site.

Clinic. A clinic is an establishment where patients who are not lodged overnight, are admitted for examination and treatment by a group of physicians practicing medicine together.

Club. Buildings and facilities owned or operated by a corporation, association, person or persons, for a social, educational or recreational purpose, but not primarily for profit or to render a service which is customarily carried on as a business.

Collector Street. A street which carries traffic from activity centers on Local Streets to Arterial Streets. Collector Streets are identified on the official "Thoroughfare Map of the City of Suwanee" and are designated to be 80 feet in width.

Co-Location. Co-location occurs when two or more providers place their transmitting facilities together in the same location or on the same tower or monopole. These facilities may or may not provide identical, competing services or a variety of different telecommunications services. By using existing towers or poles, the need to erect new structures can be reduced and their overall visual presence in a jurisdiction can be minimized, without compromising their technical utility.

Commercial Laundry and Dry Cleaning Pick Up Station. An establishment or business maintained for the pickup and delivery of dry cleaning and/or laundry without the maintenance or operation of any laundry or dry-cleaning equipment or machinery requiring the use of chemical solvents on the premises.

Commercial Laundry and Dry Cleaning with on-site processing. A business or operation that engages in the cleaning of clothes or fabrics or other such material that may be cleaned with chemical solvents having little or no water.

Commercial Message or Commercial Sign. Any sign, wording, logo, or other visual representation that directly or indirectly identifies, names, advertises, or directs attention to a business operated for profit, or to a product, commodity or service for sale or lease, to any other commercial interest or activity, or is otherwise intended to induce the purchase of goods, commodities, products, property, or services.

Community Club or Associations, Private, Public or Non-Profit. An organization and its premises catering exclusively to members and their guests for educational or recreational purposes.

Community Facilities. A community use with a public assembly component commonly found in nonresidential areas, but which requires additional regulation when located in residential areas. Such uses include, but are not limited to, community clubs, community associations, golf courses, country clubs, private parks, religious institutions, schools and swimming and tennis clubs.

Community Garden. A private, public or non-profit facility for cultivation of fruits, flowers, vegetables, or ornamental plants and a limited number of small farm animals by more than one person or family.

Concrete Recycling Facility. A facility that processes concrete demolition material by crushing to remove reinforcing metals, if any, and to reduce the size of concrete material to commercially usable size.

Conditional Zoning. The granting or adoption of an amendment to the Official Zoning Maps (rezoning) for a property, subject to compliance with conditions as to use, size, project design or timing of development, stipulated by the City Council to mitigate adverse impacts that could be expected without the imposition of such conditions.

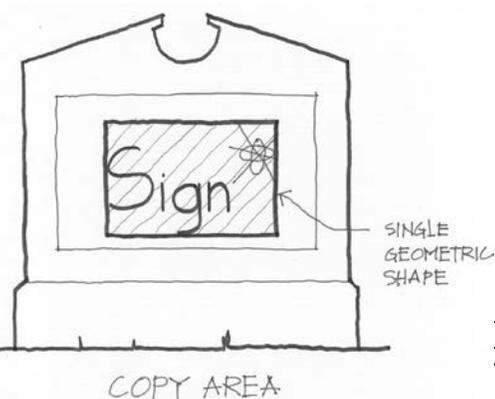
Condominium. A condominium is a multiple dwelling in which each dwelling unit is owned or financed by the occupant, but in which halls, entrance ways, and underlying lands are owned jointly.

Consumer Repair Services. Establishments primarily engaged in the provision of repair services to individuals and households, rather than businesses, but excluding automotive and equipment repair use types. Typical uses include appliance repair shops, shoe repair, watch or jewelry repair or repair of musical instruments.

Convalescent Facility. A facility that provides nursing services and custodial care on a 24-hour basis for persons who for reasons of illness, physical infirmity, or advanced age, require such services.

Copy. The wording, designs and other advertising display on a sign surface.

Copy Area. The area in square feet of the smallest geometric figure that describes the total area enclosed by the actual copy of a sign.



Construction Buffer. A type of buffer which is temporary and remains in effect during the construction of a project.

Critical Root Zone. The minimum area beneath a tree which must be left undisturbed in order to preserve a sufficient root mass to give a tree a reasonable chance of survival. The Critical Root Zone (CRZ), will typically be represented by a concentric circle centering on the tree's trunk with a radius equal in feet to one and half (1.5) times the number of inches of the trunk diameter. EXAMPLE: The CRZ radius of a twenty (20) inch diameter tree is thirty (30) feet.

Cul-De-Sac. A street with only one outlet, closed and terminated by a vehicular turnaround.

Cultural Facility. A facility that provides services to the public, such as but not limited to museums, art galleries, libraries, arts performance venues, cultural centers or interpretive sites by a public, private or non-profit entity.

Day Care Facility. A structure or portion of a structure where the care and supervision of persons is provided away from their place of residence for less than twenty-four hours per day on a regular basis for compensation. For the purposes of this Ordinance, the term "day care" shall include but not be limited to the terms "nursery school", "early learning center," "pre-kindergarten", "private kindergarten", "play school", and "preschool".

Decorative Fence. Decorative fencing may be constructed of brick columns, wood, simulated wood, wrought iron, anodized aluminum or polyvinyl chloride. The distance between fence pickets must be a minimum of 2 inches apart.

Decorative Wall. Decorative walls shall be constructed of brick, stone, or stucco.

Density. The number of families, individuals, dwelling units or housing structures per unit of land. Gross density is determined by dividing the number of families, individuals, dwelling units or housing structures by the gross area of the land (i.e. all land within the boundaries of the particular area excluding nothing). Net density is determined by subtracting from the gross area the following conditions identified on the land:

- ◆ 50 percent of any land identified as a flood hazard boundary; and
- ◆ 50 percent of any land within an electricity transmission easement or right-of-way; and
- ◆ 50 percent of any land within a gas transmission easement or right-of-way.

The result of this calculation is the net acreage. The net acreage is divided into the number of units to determine the net density.

Density Factor. A unit of measure used to prescribe the calculated tree coverage on a site (see Density Factor Analysis).

Development. Any man-made change to improved or unimproved real estate, including but not limited to, buildings or other structures, mining, dredging, filling, grading, paving, excavation or drilling operations.

Development Permit. Authorization granted by the City to commence construction of site improvements.

Development Regulations. The adopted regulations providing for the subdivision and development of real property within the corporate limits of Suwanee, Georgia, as amended from time-to-time by the City Council.

Dilapidated or Neglected Signs. A sign (including sign structure) will be dilapidated or neglected if it does not present a neat and orderly appearance, which may be manifested by the following: rust or holes on or in the sign, or broken, missing, loose or bent parts, faded or flaking paint, or non-operative or partially operative illuminating.

Director. The Planning and Community Development Director for the City of Suwanee or his or her designee. The City official responsible for the administration of this ordinance.

Double-faced Sign. A sign which has two (2) display areas against each other or where the interior angle formed by the display areas is sixty (60) degrees or less, where one (1) face is designed to be seen from one (1) direction and the other face from another direction.

Dripline. The limits of the area around the trunk of a tree beneath the spread of its branching.

Duplex Dwelling. A residential structure containing 2 and only 2 dwelling units.

Dwelling. A building which is designed or used exclusively for residential purposes, including single-family, duplex and multiple family residential buildings, rooming and boarding houses, fraternities, sororities, dormitories, manufactured homes, and industrialized homes but not including hotels and motels.

Dwelling Unit. One or more rooms designed for the occupancy, cooking and sleeping of one or more persons living as a family.

Dwelling Unit for Watchment. A residence located on a premises with a main nonresidential use and occupied only by a caretaker or guard employed on the premises, and his or her immediate family.

Electronic Sign. Any sign wherein the message can be electronically programmed or modified by an electronic or automated means. This includes, but is not limited to, signs commonly known as LED, LCD, and other similar technologies.

Enclosed Area. An area screened by a solid fence or walls which conceals what is kept inside of the enclosed area.

Erotic Dance Establishment. A nightclub, theater or other establishment which features live performances by topless and/or bottomless dancers, go-go dancers, strippers or

similar entertainers, where such performances are distinguished or characterized by an emphasis on specified sexual activities or specified anatomical areas.

FAA. The Federal Aviation Administration.

FCC. The Federal Communications Commission.

Facade. The exterior front of a building or structure exposed to public view.

Family. An individual, or 2 or more persons related by blood, marriage, adoption or guardianship, or a group of not more than 4 unrelated persons, occupying a single dwelling unit; provided, however, that domestic servants employed on the premises may be housed on the premises without being counted as a separate family or families. The term "family" does not include any organization or institutional group.

Family Day Care Home. A customary home occupation which provides, for no more than 6 persons who are not residents of the premises, care and supervision by a State of Georgia registered resident adult for less than twenty-four hours per day on a regular basis for compensation.

Fast Food Restaurant. Any establishment whose principal business is the sale of food in a ready-to-consume state for consumption within the restaurant building, within a motor vehicle parked on the premises, or off the premises as drive-through pick-up or carry-out orders, and whose principal method of operation includes the following characteristics: food is usually served in paper, plastic, or other disposable containers, or edible containers.

Federal Emergency Management Agency (FEMA). The Federal agency which administers the national flood insurance program. This agency prepares, revised, and distributes the maps and studies referenced in the Floodplain Management Ordinance.

Fence. A structural barrier for enclosure, screening or demarcation, presenting a solid face or having openings amongst or between its constituent members; also, a wall separate from or extending from a building.

Flags. Any fabric, plastic or similar material containing distinctive colors, patterns, or symbols and which is used as an official symbol of any government, business, institution or organization.

Flashing Sign. A sign, the illumination of which is not kept constant in intensity at all times when in use, and which exhibits marked changes in lighting effects.

Flood or Flooding. A general and temporary condition of partial or complete inundation of normally dry land areas.

Flood Boundary and Floodway Map (FBFM). An official map issued by the Federal Emergency Management Agency where the boundaries of the floodways are shown and the areas of special flood hazard have been defined as Zone "A".

Flood Control Works. Any man-made construction, such as a dam, levee, groin or getty designed to alter the flood potential of the body of water on or adjacent to which it is built.

Flood Hazard Area. Any land area that is susceptible to being inundated by waters of the 1% annual chance flood, i.e., the 100-year flood.

Flood Insurance Rate Map (FIRM). An official map of a community on which the Federal Emergency Management Agency has delineated the areas of special flood hazard, the base flood elevations, and the risk premium zones applicable to the community.

Flood Insurance Study. The official report provided by the Federal Emergency Management Agency. The report contains flood profiles, the Flood Insurance Rate Map and the Flood Hazard Boundary and Floodway Map, and the water surface elevation of the base flood.

Flood Plain. Those lands subject to flooding, which would have at least a one percent probability of flooding occurrence in any calendar year based on the basin being fully developed as shown on the current land use plan; i.e., the regulatory flood.

Flood Plain 100-Year. Those lands subject to flooding, which have at least a one percent probability of flooding occurrence in any calendar year; and specifically, the floodplain as shown on the Flood Boundary and Floodway Map as prepared by the Federal Emergency Management Agency (FEMA).

Floodproofing. Structural additions, changes, or adjustments to structures subject to flooding which will reduce or eliminate flood damages to water and sewer facilities, structures and building contents.

Floodway. (1) The channel of a river or other major watercourse and the adjacent land areas that must be reserved in order to discharge the base flood without cumulatively increasing the water surface elevation more than one foot above the base flood elevation; or 2) discharge the regulatory flood without cumulatively increasing water surface elevation more than one foot above the regulatory flood elevation. The more restrictive shall apply.

Floor Area. The gross heated, finished horizontal area of the several floors of a dwelling unit exclusive of basement, attic, carport or garage.

Food Preparation Facility, Commercial. A facility with commercial kitchen space made available for long term rent to food related business owners. Retail sales are not permitted on site.

Food Preparation Facility, Retail. A facility with kitchen space made available for short term use by consumers. Accessory retail sales are permitted on site.

Free-standing Sign. A sign erected on a free-standing frame, mast or pole not attached to any building.

Governing body. The City Council for the City of Suwanee.

Governmental Buildings or uses. A structure or use associated with federal, state, or local government (including county and municipal governments and school systems).

Grading. The placement, removal, or movement of earth by use of mechanical equipment on a property.

Grading Permit. Authorization granted by the City to commence grading on a site.

Ground Level. Street level.

Ground Sign. A free-standing sign connected, attached, secured or otherwise permanently affixed to the ground. This may include monument-style signs, pole signs, billboards, or similar signs affixed to the ground.

Group Day Care. An occupied dwelling in which the owner-occupant is licensed by the State of Georgia to provide care and supervision for more than 6, but less than 12 persons who are not residents of the dwelling.

Growing Season. A period of no less than twelve (12) months during which there are at least three(3) contiguous months of dormancy followed by a spring leafing.

Guest House. A lodging unit for temporary guests in an accessory building. No such lodging unit shall contain independent kitchen facilities.

Guy towers. A communication tower that is supported, in whole or in part, by guy wires and ground anchors.

Hardwood Tree. Any tree that is not coniferous (cone bearing). This definition is based on the colloquialism, and does not necessarily reflect any true qualities of the tree.

Hazardous Waste. Solid or liquid waste material resulting from the manufacture or use of pesticides and drugs (other than normal household use); pathological wastes; highly flammable or explosive wastes; toxic waste, sewage sludges, and other waste material that may be a hazard to the public health, safety or environment, except radioactive waste materials as defined by the State of Georgia.

Health Club. A place or building where passive or active exercises and related activities are performed for the purpose of physical fitness, improved circulation or flexibility, and/or weight control. The activities shall be conducted entirely within an enclosed building. Any massage services provided must be accessory to the primary use of the facility and shall be in compliance with federal, state and local regulations.



Height. When referring to a tower, antennas or other structure, means the distance measured vertically from the highest point when positioned for operation to the lowest point which is defined as the bottom of the base of the structure being measured at either roof or ground level, whichever is applicable. The height of a tower shall include the height of any antennas positioned for operation attached or which may be attached to the highest point on the tower.

Height of Building. The vertical distance measured from the average grade to the highest finished roof surface in the case of flat roofs or to a point at the average height of the highest roof having a pitch.

Height of Sign. The vertical distance measured from ground level to the highest point of a sign, including the sign structure.



Home Events. All general sales, open to the public, conducted from or on residential premises in any residential zoning district for the purposes of disposing of personal property and sales of specialty items during private events within a residence as regulated by the Home Occupation section of the Zoning Ordinance.

Home Occupation. An occupation and/or such business-like activities carried on in a dwelling and/or accessory building by members of the family occupying the dwelling. The residential character of the building is to be maintained and the occupation is to be conducted in such a manner as not to give an outward appearance of a business. The business activities cannot infringe upon the right of neighboring residents to enjoy a peaceful occupancy of their homes.

Illuminated Sign. Any sign which is lighted from within (direct) or without (indirect).

Individual Establishment. A non-residential structure containing an office, business, store, shop, facility, institution, or groups thereof where the primary access point for the employees, tenants and customers is by a collective entryway instead of individual doorways to the outside. This includes buildings with multiple tenants provided the building's principal means of access is provided by common entry points.

Industrial or Office Park. An industrial or office development on one or more lots containing multiple buildings per lot around a network of private streets and drives and functioning as a single collective development. This term includes office-condominium and other like developments.

Industrialized Home. A factory fabricated transportable building consisting of units designed to be incorporated at a building site on a permanent foundation into a structure to be used for residential purposes. An industrialized home shall be certified by the manufacturer to meet the approval of the State Building Administrative Board

(SBAB) or the Georgia Department of Community Affairs (DCA) to meet the same requirements as an on site-built home within the City. Prior to issuance of a building permit, the applicant shall provide the City a set of building plans affixed with the seal of the Georgia Dept. of Community Affairs.

Interstate Visible Sign. A sign located on a legally approved parcel of land within the Interstate 85 corridor meeting the requirements outlined herein. Said sign shall not exceed two hundred (200) square feet in size nor eighty (80) feet in height.

Junked Vehicle. Any wrecked or non-operable automobile, truck or other vehicle which does not bear a current license plate.

Junkyard. Property used for indoor or outdoor storage keeping, or abandonment, whether or not for sale or resale, of junk including scrap metal, rags, paper or other scrap materials, used lumber, salvaged house wrecking and structural steel materials and equipment or for the dismantling, demolition or abandonment of automobiles or other vehicles or machinery or parts thereof.

Kennel. Any location where boarding, caring for and keeping of more than a total of 3 dogs or cats or other small animals or combination thereof (except litters of animals of not more than 6 months of age) is carried on for commercial purposes, and also raising, breeding, caring for or boarding dogs, cats or other small animals for commercial purposes.

Land Disturbance Permit (LDP). Any permit other than a Building Permit issued by the City of Suwanee that authorizes clearing or grading activities on a site or portion of a site. Said permit may be Clearing, Clearing and Grubbing, Grading, or Development Permit as defined and authorized under the Development Regulations of Suwanee, Georgia.

Landfill. A disposal site where solid wastes other than putrescible wastes or hazardous wastes, are disposed of on land by placing an earth cover thereon.

Landscape Strip. Land area located within the boundary of a lot and required to be set aside and used for landscaping upon which only limited encroachments are authorized.

Large Tree. Any tree which has the potential to grow a mature height of 40 feet or more (Reference *Landscape Plant Materials for Georgia*, Cooperative Extension Service, The University of Georgia College of Agriculture, Bulletin No. 625 or any similar publication.)

Lattice or Self-supporting tower. A communication tower that has open-framed supports on three or four sides and is constructed without guy wires and ground anchors.

Laundromat. A business that provides self-service washing, drying and/or ironing machines for hire to be used by customers on the premises.

Light Retail Service. A personal retail service establishment with limited size, limited number of employees, and limited need for retail exposure that as a result of these and other limitations is suitable for an office setting. Such establishments shall have no

outdoor storage or retail display, produce little to no noise or vibration beyond the business location, and generate a limited amount of traffic.

Livestock. The term "livestock" as used herein shall mean and include cattle, horses, goats, sheep, swine and other hoofed animals; poultry, ducks, geese and other live fowl; and mink, foxes, and other fur or hide-bearing animals customarily bred or raised in captivity for the harvesting of their skins; whether owned or kept for pleasure, utility or sale.

Loading Space. A space within the main building or on the same lot providing for the standing, loading, or unloading of trucks.

Local Street. A street used primarily for access to abutting properties or developments serving to carry traffic to Collector Streets or Arterial Streets. Local Streets are identified on the official "Thoroughfare Map of the City of Suwanee".

Lodging House. A building other than a hotel where lodging for not more than 20 persons is provided for definite periods for compensation pursuant to previous arrangements.

Lot or Parcel. A designated parcel, tract or area of land legally established by plat, subdivision or as otherwise permitted by law.

Lot of Record. A lot whose legal boundaries have been recorded by the Clerk of Superior Court of Gwinnett County.

Lot, Through. A lot having frontage on two streets that do not intersect at the boundaries of the lot.

Lot Width. The horizontal distance between the side lines of a lot measured at the minimum required front yard (building setbacks) building line. (Amended 4/16/88)

Lot Width (Cul-De-Sac). For a lot having the majority of its frontage on a cul-de-sac, the lot width shall be the horizontal distance between the side lines of the lot, measured at the minimum required front yard (building setback) line or at a line parallel to said setback line which is no more than twice the minimum front yard setback distance from the street.

Manufactured Home. A dwelling which is certified by the State of Georgia as meeting the National Manufactured Home Construction and Safety Standards and is transportable in one or more sections, which is at least 10 feet wide and which is built on a permanent chassis and designed to be used as a dwelling with or without a permanent foundation when connected to the required utilities and has plumbing, heating, air conditioning and electrical systems contained therein. The term "manufactured home" includes the term "mobile home".

Manufacturing in Connection with a Retail Store or Shop. The manufacturing, predominately from previously prepared materials, or finished products in connection with a retail store or shop that excludes basic industrial processing and custom

manufacturing. Examples include upholstery, woodworking, etc. accessory to a retail store.

Mobile Home. See "Manufactured Home".

Modular Home. See "Industrialized Home".

Monopole tower. A communications tower consisting of a single pole, constructed without guy wires or ground anchors.

Monument-Style Sign. A sign other than a pole sign, in which the face of the sign is permanently mounted on an enclosed decorative base of brick or stone and with a frame within which advertising panels are contained.

Motel. A building in which lodging or board and lodging are provided for transient guests and offered to the motoring public for compensation in which ingress and egress to and from all rooms are made primarily direct from an exterior walkway rather than from an inside lobby.



MONUMENT SIGN

or

Multi-Family Dwelling. A dwelling containing 3 more dwelling units.

Neighborhood Marketing Sign. Temporary sign located at the entrance of a platted subdivision that has lots or houses that are being actively developed and sold within the neighborhood.

Subdivision Recreation/Amenity Area. A facility intended to exclusively accommodate the recreational and gathering needs of residents living in a specific geographical community and served by a common home owners or property owners associations. (i.e. subdivision).

Nonconforming Sign. A sign erected or otherwise in use prior to the effective date of this chapter which fails in one (1) or more respects to comply with all provisions of this chapter.

Non-Conforming Use and Non-Conforming Structure. See Article 10.

Outdoor Storage. The keeping, in an unenclosed area, of any goods, junk, material, merchandise, or vehicles in the same place for more than twenty-four hours.

Owner. The title owner and its agents and assignees.

Parking Lot. Any designated area designed for the accommodation of motor vehicles in normal operating condition whether for a fee or as a service.

Pawn Shop. A facility that lends money at interest in exchange for personal property deposited as security.