

ARTICLE 1306

R-G RESIDENTIAL DISTRICT

1306.01 Purpose

The purpose of this zoning district is to provide transition of single family residential areas into medium density two (2) family and multiple family residential areas.

1306.02 Use Regulations

A building may be erected or used and a lot may be used or occupied for any of the following purposes, and no other, subject to the applicable provisions of Article 1318, "General Regulations", and other applicable provisions of this and other City Ordinances.

- (a) The following uses are permitted by right:
  - ( 1) Any use permitted in R-S Residential District.
  - ( 2) Boarding House.
  - ( 3) Single family attached dwelling.
- (b) The following uses and their accessory uses may be permitted following a review and recommendation by the Planning Commission in accord with the provisions of Article 1322:
  - ( 1) Any use permitted in R-S Residential District.
- (c) The following uses and their customary accessory uses when authorized by a special exception by the Zoning Hearing Board may be permitted, subject also to the provision of Article 1325:
  - ( 1) Any use permitted in R-S Residential District.
  - ( 2) Undertaking establishment and funeral parlor [See Section 1325.08(g)].
  - ( 3) Child day care centers.
  - ( 4) Customary home occupations.

( 5) Bed and Breakfast Home [See Section 1325.08(i)].

(d) The following accessory uses may be permitted:

( 1) Any use permitted in R-S Residential District.

1306.03 Area, Yard and Building Regulations

(See Article 1318).

1306.04 Off-Street Parking and Loading Regulations

(See Article 1319).

1306.05 Sign Regulations

(See Article 1320).

1306.06 Site Plan Review Requirements.

(See Article 1321).