

X.13 DEFINITIONS

A-Frame Sign. A temporary sign ordinarily in the shape of the letter "A" or some variation thereof, which is displayed on the ground, not permanently attached to the ground, and usually two-sided, generally connected at the top and separated at the bottom.

Amateur Radio Equipment. Antennas located on ground-mounted towers and roof-mounted support structures used to broadcast an amateur radio station licensed by the Federal Communication Commission (FCC).

Automated Teller Machine (ATM). A computerized, self-service machine used by bank customers for financial transactions, including deposits, withdrawals, and fund transfers, without contact with financial institution personnel.

Awning Sign. A sign printed or displayed upon an awning, which is a roof-like cover designed for protection from the weather or as a decorative embellishment, which projects from a wall or roof of a structure over a window, walkway, or door, with no supports that extend to the ground.

A. Awning - Non-Structural. A roofed structure attached to a building, which is not integral to the structure, placed to extend outward from the building and supported mountings on the structure wall.

B. Awning - Structural. A roofed structure constructed of permanent building materials that is constructed as part of and attached to a building, and extends outward from the building and supported both by the structure.

Bicycle Spaces, Long-Term. Bicycle parking spaces where bicycles will be stored for longer periods of time and require a safe and weatherproof storage area.

Bicycle Spaces, Short-Term. Bicycle parking spaces available to visitors to the site where bicycles are stored for short stops, requiring a high degree of convenient access.

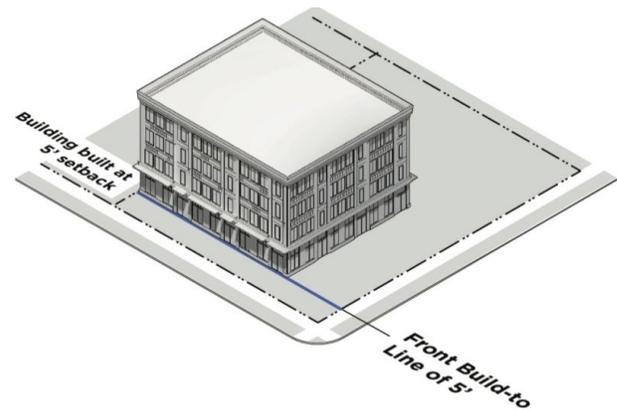
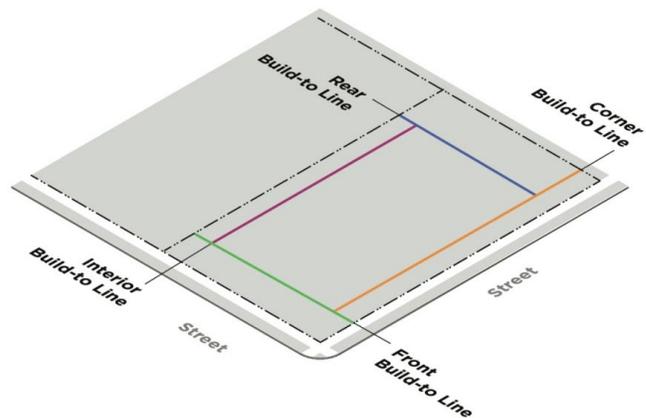
Blank Wall. The linear dimension of contiguous building wall that does not contain fenestration or decorative elements such as banding, medallions, artwork such as murals and mosaics, change in wall plane of at least three inches, windows, doors, or other architectural or material embellishment. Any wall less than five feet in height is not considered to be a blank wall.



Blank Wall

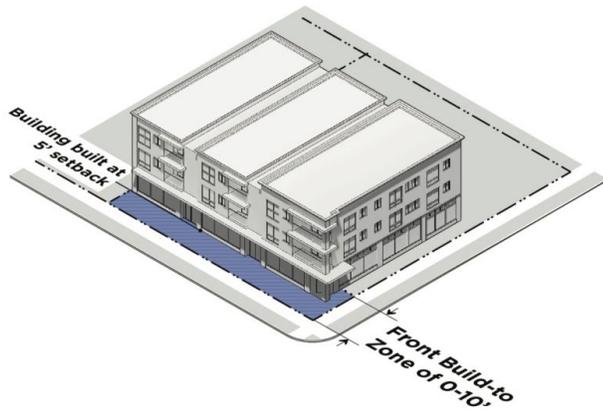
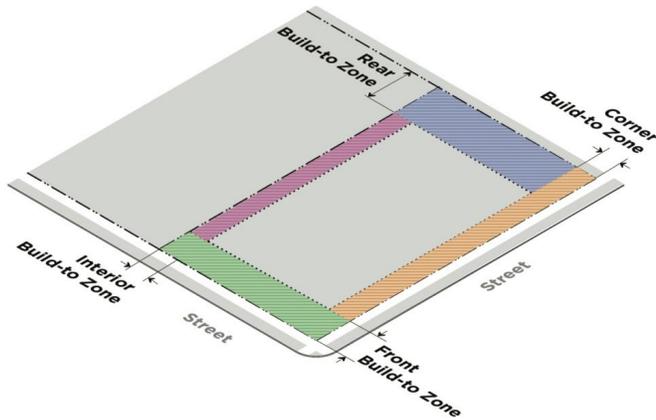
Buffer Yard. That portion of a site with landscape plantings, fences, and/or other components used to mitigate conflicts between incompatible uses or districts.

Build-To Line (BTL). A build-to line (BTL) is a set building line on a lot, measured parallel from the front and/or corner side lot line, where the structure must be located. The building facade must be located on the build-to line. Facade articulation, such as window or wall recesses and projections are not counted as the building facade line, which begins at the applicable facade wall. Plazas and other open space features are counted as meeting the build-to line.



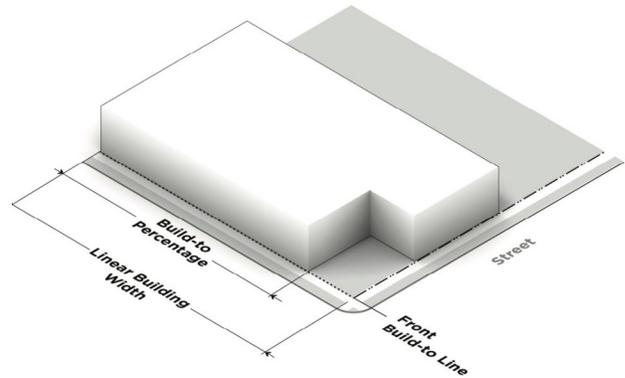
Build-To Line (BTL)

Build-To Zone (BTZ). A build-to zone (BTZ) is the area on a lot, measured parallel from the front and/ or corner side lot line, where a structure must locate within the minimum and maximum range of setback provided. The building facade must be located within the build-to zone. Facade articulation, such as window or wall recesses and projections are not counted as the building facade line, which begins at the applicable facade wall. Plazas and other open space features are counted as meeting the build-to zone.



Build-To Zone (BTZ)

Build-To Percentage. A build-to percentage specifies the percentage of the building facade that must be located within a build-to line or build-to zone. Facade articulation, such as window or wall recesses and projections, do not count against the required build-to percentage. Plazas and other open space features are counted as meeting the build-to percentage. Build-to percentage is calculated by building facade, not lot width.



Build-To Percentage

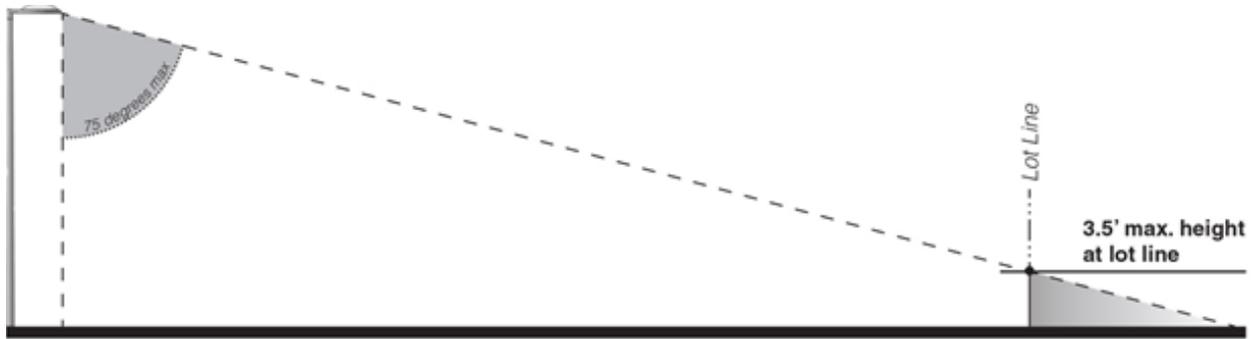
Building Facade Line. The vertical plane along a lot where the building's facade is located. Upper story building facade lines relate to that part of the facade that requires a setback.

Changeable Message Board Sign. A sign designed where a portion of the sign area allows for a message to be changed manually. A changeable message board sign does not include electronic message signs or portable reader-board sign.

Charging Station. A parking space intended for electric vehicles and served by vehicle battery charging equipment.

Common Open Space. Open space maintained for the shared use of the residents and/or tenants of the development.

Convertible Parking Structures. Parking structures designed with horizontal, flat floors and high ceilings that allow for future conversion to office or retail space, or residential units.



Cut Off Lighting

Corner Tower Element. A corner tower element is an accentuated vertical element located on a building corner at a street intersection allowed to be taller than the rest of the building. In no case may the corner tower element exceed the district’s maximum building height.

Cut Off Lighting. To be considered a full cut off fixture, the cut off angle must be 75 degrees or less. A cut off luminaire must be designed to completely shield the light source from an observer 3.5 feet above the ground at any point along an abutting lot line.

Desire Line. The shortest or most easily navigated pedestrian route between an origin and destination. Also called a desire path.

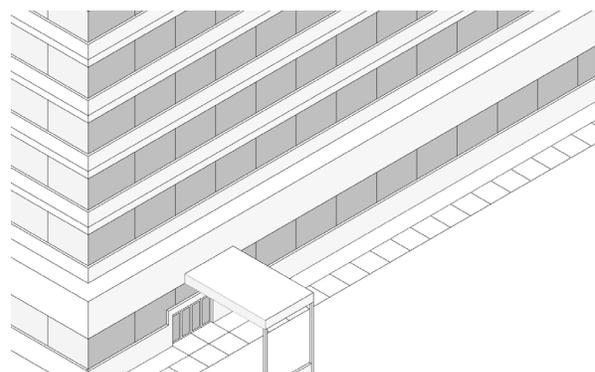
Donation Box. A container used for the purpose of collecting donated items for resale or for use by an organization or institution.

Drive-Through ATM. A standalone automated teller machine(s) (ATM) where transactions occur from the vehicle with no personal attendants on-site.

Electronic Message Sign. A sign designed where a portion of the sign area uses changing light emitting diodes (LEDs), fiber optics, light bulbs, or other illumination devices within the electronic display panel to display a message or messages in text and/or image from where the sequence of messages and the rate of change is electronically programmed and can be modified by electronic processes. Time/temperature signs are not considered electronic message signs. Flashing signs, animated signs, and video display signs are not considered electronic message signs.

Fenestration, Band. See “Fenestration, Strip Window.”

Fenestration, Strip Window. A series of windows that forms a horizontal band across the face of a building where the band of windows has a greater width than height.



Fenestration, Strip Window

Frontage – Other. When a frontage is not located along a designated Main Street, 4 Lane+ Avenue/ Boulevard, or a Limited Access Road, it is considered “other frontage” within the TOD Districts. An other frontage may be either primary and secondary.

Frontage, Other - Primary. Other frontage – primary applies to the TOD Districts as follows:

- A. For the purposes of interpretation, a designated Main Street, a 4 Lane+ Avenue/ Boulevard, or a Limited Access Road is considered a primary frontage if such designations are not called out in the regulations.

- B.** An other frontage – primary is any lot frontage that abuts:
1. Two-lane avenues.
 2. Transit stations and transit corridors.
However if such transit corridor does not have pedestrian access, it is a secondary frontage.
 3. A street that is a direct connection to a transit station within ¼ mile.
 4. A single-family district.
 5. A park, plaza, multi-use trail, rapid transit way, or greenway.
 6. A rail trail.
- C.** When a lot has frontage on two streets, at least one frontage must be a primary frontage. If neither frontage meets the criteria listed in items A or B above, one frontage must be designated as a primary frontage.
- D.** When a lot has frontage on three streets, at least one frontage must be a primary frontage. If no frontage meets the criteria listed in items A or B above, one frontage must be designated as a primary frontage.
- E.** When a lot has frontage on four streets, at least two frontages must be primary frontages. If less than two frontages meet the criteria listed in items A or B above, additional primary frontages must be designated to meet this minimum.

Frontage, Other - Secondary. In the TOD Districts, any lot frontage that is not abutting a designated frontage type or abuts a street that does not meet the standards for a primary frontage (other frontage – primary) or is an “other frontage - secondary.”

Large Waste Container. A dumpster, compactor, open-top container, and detachable container that is used for collecting, storing, or transporting residential solid waste. A large waste container has a minimum capacity of two cubic yards and picked up by a specially equipped truck for transporting the waste materials to the disposal site.

Main Street. Destination streets that provide access to and function as centers of civic, social, and commercial activity with the highest level of comfort, security, and access for pedestrians and development focused toward the pedestrian realm.

Marquee Sign. A permanent roof-like structure constructed of permanent building materials that extends from the wall of a structure with no supports extending to the ground providing protection from the elements that includes a sign that is a part of the marquee. Where designed as a changeable message sign, the changeable message portion may be manually changed or electronically changed when permitted in the district.

Mechanical Equipment. Equipment for the heating, cooling, ventilation, electric generators, and similar mechanical functions of a building.

Mixed-Use. A proposed development that includes primary nonresidential and primary residential uses in the same building and/or on the same development site.

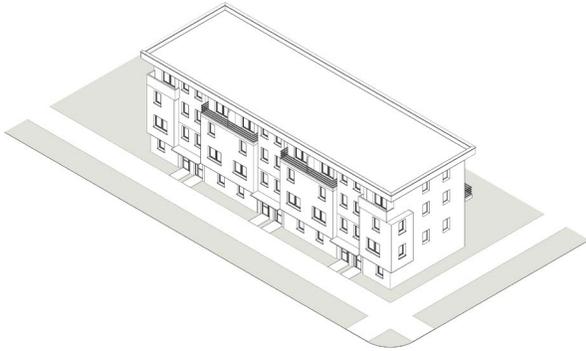
Monument Sign. A sign that is placed on or supported by the ground, independent of a structure on the lot, that has a greater width than height.

Multi-Family Attached Unit. Attached unit design refers to multi-family residential designed as a structure with primarily side-by-side dwelling units, each with an individual entry.



Attached Units

Multi-Family Stacked Unit. Stacked unit design refers to multi-family residential designed as a structure with multiple dwelling units accessed by one or more common entryways.



Stacked Units

Open Fence. A fence that has, over its entirety, 60% or more of its surface consisting of regularly distributed openings with spaces between bars or slats no greater than six inches apart.

Permanent Enclosed Area. An area contained by permanent walls, roof, and solid flooring.

Planning Director. The Charlotte-Mecklenburg Planning Director, which may include his/her designee in administration of the Ordinance.

Prescribed Conditions. Standards for a principal, accessory, or temporary use must comply with that mitigate impacts of such use on adjacent areas.

Private Open Space. Open space reserved for the sole use of the occupant of the associated dwelling unit or the tenant space.

Projecting Sign. A sign that is attached to a rigid structure that extends more than 18 inches beyond the surface of the structure to which it is attached.

Prominent Entrance. A building entrance that is visually distinctive from the remaining portions of the facade where it is located.

- A. For nonresidential, mixed-use, and multi-family stacked units, entrances that contain at least three of the following are considered a prominent entrance: decorative pedestrian lighting/sconces; architectural details carried through to upper stories; covered porches, canopies, awnings or sunshades; archways; transom or sidelight windows; terraced or raised planters; common outdoor seating enhanced with specialty details, paving, landscaping, or water features; double doors; stoops or stairs .
- B. For multi-family attached units, entrances that contain one or more of the following features are considered a prominent entrance: porches, raised steps and stoops with or without roof overhangs, decorative railings.

Public Open Space. Open space maintained for the use of the general public.

Public Path. A greenway used for recreation and pedestrian and/or bicycle traffic or a pedestrian path located adjacent to a transit way.

Rapid Transit Station. The designated stations where passengers embark and disembark along a rapid rail line.

Recycling Station. The area designated for the collection and temporary storage of recyclables.

Roof Sign. A sign mounted on, and wholly supported by, the roof of a building.

Skyline Sign. A sign attached to the topmost band or bands of the building facade.

Solar Panel. An energy system that uses the power of the sun to capture, store, and transmit energy.

Setback, Rear. The required setback that extends across the full width of a site, the depth of which is the minimum horizontal distance between the rear lot line and a line parallel thereto on the site, except on a corner lot the rear setback extends only to the required street frontage setback.

Setback, Side. A required setback on that portion of a lot that is not abut a street frontage and is not a rear setback. It extends from the required rear setback line, or to the rear lot line when no rear setback is required, to the required street frontage setback.

Special Purpose Housing. Affordable housing that is age restricted such as senior housing or children housing.

Story. That part of a building above ground level between a floor and the floor or roof next above. A penthouse is considered a story if it exceeds one-third of the area of a roof.

Supportive Housing. Affordable housing unit or building combined with wrap-around supportive services for low-income residents experiencing homelessness or disabilities.

Tasting Room. A designated area of a micro-brewery, micro-winery, or micro-distillery, located on the premises of the production facilities, where guests may sample the beer, wine, and spirits made on-site.

Transit Corridor. A generally linear area that is defined by one or more modes of transit, such as rapid transit or streetcar.

Transparency. As required in building articulation standards, transparency is the requirement amount of window area as a percentage of the specified façade area. Doors are included in ground floor transparency when such doors are designed with glass or other transparent materials.

Transportation Network Company (TNC). Also known as a mobility service provider (MSP) or ride-hailing service, is a shared transportation system that pairs passengers via websites and/or mobile apps with drivers, that conveys passengers between locations of their choice.

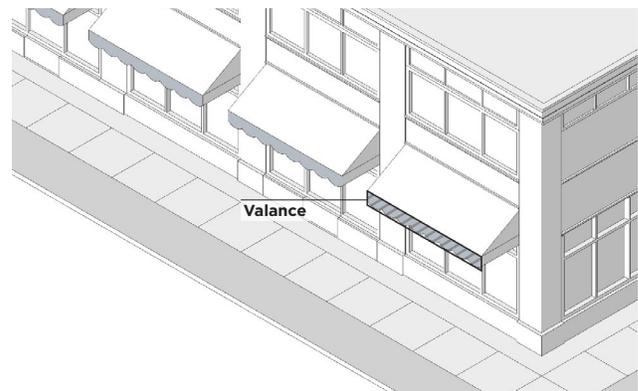
Use, Accessory. A use located on the same site as the principal use, and is incidental and subordinate to the principal use.

Use, Principal. The main use of a structure or lot.

Use, Temporary. A use established for a fixed period of time, to be discontinued such use upon the expiration of such time, that does not involve the construction or alteration of any permanent structure.

Utilities (On-Site). Utilities include natural gas lines, power lines, telephone lines, cable television lines, fiber optic lines and other communication lines, their appurtenances and components and the utility companies' operation, maintenance, repair and replacement of same. Utilities on-site refers specifically to aboveground utility structures, such as pedestals for cable wire access or other access points for underground infrastructure.

Valance. That portion of a non-structural awning that hangs generally perpendicular from the edge of an awning.



Valance

Value-Added Product. A change in the physical state or form of the product such as making raspberries into jam.

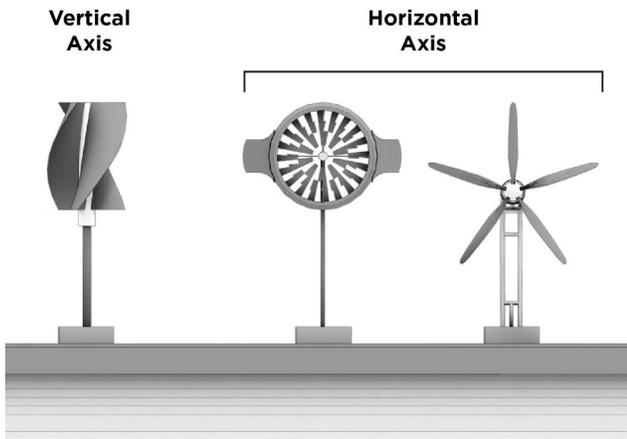
Walking Distance. The distance by which a person can walk along an accessible sidewalk and/or path system from a set destination. Walking distance extends to the closest parcel boundary to prevent split lot zoning.

Wall Sign. A sign that is attached directly to an exterior wall of a building or dependent upon a building for support and projects 18 inches or less from the wall of a structure with the exposed face of the sign in a plane substantially parallel to the face of the wall. Window signs are not considered wall signs.

Window Sign. A sign that is attached to, placed upon, or printed on the interior or exterior of a window or door of a building, or displayed on the interior within two feet of a window intended for viewing from the exterior of such a building. A window sign may be either permanent or temporary.

Wind Turbine. A wind energy conversion system typically consisting of a turbine apparatus and the associated control or conversion mechanisms.

- A. Horizontal axis means the rotating axis of the wind turbine is horizontal or parallel with the ground.
- B. Vertical axis means the rotating axis of the turbine stands vertical or perpendicular to the ground.



Wind Turbine

Yard, Interior Side. An interior side yard is the yard area located between an interior side principal building facade line and the interior side lot line.

Yard, Rear. A rear yard is the yard area located between the rear principal building facade line and the rear lot line.

Zoning Administrator. The Charlotte-Mecklenburg Zoning Administrator, which may include his/her designee in administration of the Ordinance.