

ARTICLE X  
GENERAL EXCEPTIONS

SECTION 1001. AREA, HEIGHT AND USE EXCEPTIONS:

The regulations in this Ordinance shall be subject to the following interpretations and exceptions.

SECTION 1002. ESSENTIAL SERVICES:

Essential services, as defined in this Ordinance, shall be permitted as authorized and regulated by law and other Ordinances of the Township, it being the intention hereof to exempt such essential services from the application of this Ordinance.

SECTION 1003. VOTING PLACE:

The provisions of this Ordinance shall not be so construed as to interfere with the temporary use of any property as a voting place in connection with a municipal or other public election.

SECTION 1004. HEIGHT LIMIT:

The height limitations of this Ordinance shall not apply to farm buildings, chimneys, church spires, flag poles, or public monuments; provided however, that the Board of Appeals may specify a height limit for any such structure when such structure requires authorization as a Special Approval Use.

SECTION 1005. LOT AREA:

Any lot existing and of record on the effective date of this Ordinance may be used for any principal use permitted for which special lot area requirements are specified in this Ordinance, permitted in the district in which such lot is located whether or not such lot complies with the lot area requirements of this Ordinance except as provided in Section 904 B, "Nonconforming Uses". Such use may be made provided that all requirements other than lot area requirements prescribed in this Ordinance are complied with, and provided that not more than one (1) dwelling unit shall occupy any such lot.

SECTION 1006. YARD REGULATIONS:

When yard regulations cannot reasonably be complied with, or where their application cannot be determined on lots of peculiar shape, topography, or due to architectural or site arrangement, such regulations may be modified or determined by the Board of Appeals.

SECTION 1007. PROJECTIONS INTO YARDS:

Architectural features, not including vertical projections, may extend or project into a required side yard or rear yard not more than three (3') feet.

SECTION 1008. ACCESS THROUGH YARDS:

For the purpose of this Ordinance, access drives may be placed in the required front or side yards so as to provide access to rear yards and/or accessory or attached structures. These drives shall not be considered as structural violations in front yard and side yards. Further, any walk, terrace or other pavement serving a like function, and not in excess of nine (9") inches above the grade upon which placed, shall for the purpose of this Ordinance not be considered to be a structure, and shall be permitted in any required yard.