

0-1 Zoning per City of Montgomery for 6910 Vaughn Rd.

5. Office Districts (Ord. No. 31-73)

Office Complex	O-0
Office District	O-1
Office Park	O-2

ITEM	DISTRICT		
	O-0	O-1	O-2
Classes of structures or uses permitted	A & B	A, B & E	A & E
Classes of structures or uses permitted on appeal	C & E	C & D	B, C & D
Classes of structures or uses restricted	F & G	F & G	F & G
Required lot area, width, etc.:			
Minimum lot area, in sq. ft.	3,000	7,200	2,000
Minimum lot width at building line, in ft.	20	60	100
Minimum depth of front yard, in ft.	20	20	40
Minimum depth of rear yard, in ft.	20	20	40
Minimum depth of side yard, in ft.	0 – 20	10	20
Maximum building area, percent of gross lot area	60%	50%	25%
Maximum building height: Feet	45	45	45
Stories	3	3	3
Off-street loading		(See Article VI-5)	
Off-street parking requirements:			
Parking spaces per each 200 sq. ft. of gross floor area	1	1	1
Prior approval of development plan		Required	Required

CLASS:

- “A” Business or professional offices; public buildings; hospitals (for humans); nursing homes; and signs for identification provided they do not exceed 32 sq. ft. in area, nor 6 ft. in height, and are illuminated only by a non-oscillating, concealed light source.
- “B” Parking lots.
- “C” Lodges and clubs, not operated for a profit; rooming and boarding houses.
- “D” Hotels and motels.
- “E” Coffee shops, barber shops, pharmacy or similar service facility as an adjunct to Class “A” or “D”; provided entrance to such facilities is in the interior of the building only.
- “F” Any business use not listed above.
- “G” Any industrial use.

NOTE: Office complex O-0 shall be permitted in O-1 and O-2 districts, and shall be subject to the requirements in Article VI, Section 10.10.

NOTE: See Article VI, Section 10.10, for additional requirements applying to Office Complex O-0 in all office zones.