

**SECTION 8.03 USES PERMITTED BY SPECIAL EXCEPTION USE PERMIT**

The following uses may be permitted by the Hamilton Township Board, subject to the conditions specified for each use in Chapter 16; the review and approval of the Standards and the imposition of special conditions as provided in Chapter 19, which in the opinion of the Hamilton Township Board are necessary to fulfill the purposes of this Ordinance.

- A. Churches.
- B. Private schools.
- C. Boat houses.
- D. Marinas.
- E. Bed and Breakfast facilities.
- F. Essential Services.
- G. Two-Family Dwellings.
- H. Other uses similar to permitted uses which are deemed compatible with the character and intent of the District.

**SECTION 8.04 DEVELOPMENT STANDARDS**

- A. **HEIGHT REGULATIONS.** No residential building or accessory structure shall exceed thirty-five (35) feet in height.
- B. **FRONT YARD.** There shall be a front yard of not less than thirty (30) feet measured from the front lot line. If the property is a waterfront lot, the setback shall be measured from the ordinary high water mark on the waterfront side of the property.
- C. **SIDE YARD.** For all buildings and structures, there shall be side yards of not less than ten (10) feet.
- D. **REAR YARD.** For all buildings and structures, there shall be a minimum rear yard of twenty-five (25) feet. For waterfront lots, the rear yard setback shall be measured