

SECTION .0400 - DESIGN STANDARDS AND REGULATIONS FOR OPEN SPACE

10A NCAC 29C .0401 OPEN SPACE REQUIRED

Open space on the same lot with a principal building shall be provided that is unoccupied and unobstructed by structures excepting the following encroachments:

- (1) Architectural features--fire escapes, cornices, eaves, steps, gutters, buttresses which are reasonable in size may project into any required yard;
- (2) Retaining walls, terraces, steps and other similar landscape structures shall be exempt from the open space requirements;
- (3) Fences shall be permitted within any open space; however, no fence shall be constructed on any property line without the mutual consent of both parties;
- (4) Accessory buildings shall be permitted within 10 feet of the rear lot line in R-1 and R-2 districts;
- (5) Signs as indicated in Section .1100 of this Subchapter.

*History Note: Authority G.S. 122-95; 143B-10;
Eff. March 21, 1980;
Pursuant to G.S. 150B-21.3A, rule is necessary without substantive public interest Eff. August 24, 2019.*