

**ZTA22-001: Recommended Amendment to Height Regulations to
Chapter 29, Article III, Zoning Districts**

ATTACHMENT A

For Planning Commission Meeting on Wednesday, November 16, 2022

Add the following under the above referenced article where no regulation exists currently:

Section 29-22.1, Additional height regulations.

- a. *Applicability of height regulations.* Notwithstanding the maximum height regulations set forth in this chapter, the following uses, structures, or similar appurtenances or mechanical structures attached to a building and not intended for human occupancy and containing no signs or other advertising may have a height of up to 50 feet in residential districts and 75 feet in business districts:
 1. Belfries;
 2. Chimneys and flues;
 3. Fire, bulkhead and parapet walls extending no more than four feet above the height limit applicable to the building;
 4. Ornamental towers, spires, minarets, domes, and cupolas;
 5. Roof-mounted mechanical equipment such as heating, air conditioning, cooling towers, ventilating shafts, elevator penthouses, solar collector panels, and similar equipment for the operation and maintenance of the building when not exceeding 25 percent of the roof area;
 6. Public monuments;
 7. Tanks;
 8. Water towers and standpipes; and
 9. Windmills.
- b. *Height of parapet walls.* Parapet walls may exceed the height limit applicable in a district by not more than four (4) feet.
- c. *Height of flagpoles.*
 1. The maximum height to which flagpoles may be erected in any residential zoning district is twenty (20) feet from grade.
 2. The maximum height to which flagpoles may be erected in any non-residential zoning district is forty (40) feet from grade.
 3. Flagpole toppers, finials, caps, or other ornaments may extend an additional one (1) foot in height above the maximum.
- d. *Height of accessory structures.* No accessory structure shall exceed the height of the main building on the lot, nor shall any accessory structure exceed fifteen (15) feet in height when located within any portion of a side or rear yard setback that would be required for a main building on the lot.
- e. *Local government exemption.* Prince Edward County, Cumberland County, and the Town of Farmville are exempt from the provisions of this section.