

Public Buildings and Facilities-2 (PBF-2) District

(a) Permitted uses and structures.

- (1) Institutions, including middle and secondary schools, colleges and universities.
- (2) Private clubs.
- (3) Art galleries, libraries, museums and community centers.
- (4) Homes for the aged or orphans, including professional offices associated therewith, and similar uses.
- (5) Parks, playgrounds and playfields or recreational or community structures meeting the performance standards and development criteria set forth in Part 4.
- (6) Churches, including a rectory or similar uses, meeting the performance standards and development criteria set forth in Part 4.
- (7) Nursing homes.
- (8) Essential services, including water, sewer, gas, telephone, radio and electric, meeting the performance standards and development criteria set forth in Part 4.
- (9) Hospitals, including professional offices, medical clinics and pharmacies, associated therewith.
- (10) Cemeteries.
- (11) Hospice facilities.
- (12) Collection bins for textile recycling meeting the development criteria and performance standards set forth in Part 4 [Section 656.421](#) (Textile Recycling Bins).

(b) Permitted accessory uses and structures. See [Section 656.403](#).

(c) Permissible uses by exception.

- (1) Communication facilities.
- (2) Private utilities.
- (3) Care centers meeting the performance standards and development criteria set forth in Part 4.
- (4) Essential services, including water, sewer, gas, telephone, radio and electric, meeting the performance standards and development criteria set forth in Part 4.

- (5) Sale and service of alcoholic beverages for on-premises or off-premises consumption in conjunction with a permitted or permissible use by exception.
- (6) Churches, including a rectory or similar uses, meeting the performance standards and development criteria set forth in Part 4.
- (7) Off-street parking lots meeting the performance standards and development criteria set forth in Part 4.
- (8) Homeless center.

(d) Minimum lot requirements (width and area).

- (1) Width—70 feet.
- (2) Area—7,000 square feet.

(e) Minimum yard requirements.

- (1) Front—20 feet.
- (2) Side—Ten feet.
- (3) Rear—Ten feet.

(f) Maximum height of structures.

35 feet; provided, that height may be unlimited where all required yards are increased by one foot for each three feet of building height or fraction thereof in excess of 35 feet.

(g) Maximum lot coverage by all buildings.

35 percent. *Impervious surface ratio* as required by [Section 654.129](#).