

Part 7**HOSPITAL DISTRICT****§ 27-701. Purpose of the Hospital District. [Ord. No. 688, 6/4/2018]**

The purpose of the Hospital District is to maintain a land area within the Borough dedicated to this important community resource. The area will predominately be utilized for a hospital or uses customary associated with or in support of the hospital.

§ 27-702. Use Regulations for the Hospital District. [Ord. No. 688, 6/4/2018]**1. Permitted Uses.**

Accessory use or structure (see supplemental regulation in Part 14)
Assisted living facility
Communications antennas and equipment buildings (see supplemental regulations in Part 15)
Communication tower height less than 100 feet (see supplemental regulations in Part 15)
Day-care center
Essential service (no zoning permit required)
Forestry activities (no zoning permit required)
Hospital, hospital administration and support uses
Laboratory
Medical office buildings
Nursing or retirement home
Parking lot or parking garage (see supplemental regulations in Part 14 for off-street parking and loading)
Professional office
Public or semi-public use, public service facility

2. Special Exception Uses (Reserved)**3. Conditional Uses (Reserved)****§ 27-703. Height and Coverage Regulations. [Ord. No. 688, 6/4/2018]**

1. Maximum impervious surface: 80% of lot area
2. Maximum building height: 45 feet.

§ 27-704. Density, Area and Dimension Standards. [Ord. No. 688, 6/4/2018]

1. Lot area: 9,000 square feet.

2. Minimum lot width: 60 feet.
3. Minimum building lines:
 - A. Front: 20 feet.
 - B. Side: 10 feet.
 - C. Rear: 25 feet.