

Excerpt from the Village of Clarendon Hills Zoning Ordinance

20.4.4: EXCEPTIONS TO YARD REQUIREMENTS (in the R-1 zoning District):

A required yard shall be open from its lowest point to the sky unobstructed, except for the following permissible obstructions:

A. All Yards:

- (1) Landscaping (including planting boxes);
- (2) Stairways or steps not more than four feet (4') above the ground for purpose of access to a building;
- (3) Otherwise permitted fences and walls;
- (4) Otherwise permitted signs;
- (5) Chimneys of no more than eight feet (8') in width projecting no more than two feet (2') into the required yard;
- (6) Overhanging roofs, entryway covers, eaves, gutters or other similar architectural details projecting no more than two feet (2') into the required yard; and
- (7) One-story bay, bow, box or similar projecting windows, provided that their projection is no more than two feet (2') into the required yard and, for side yards, that the total length of window structures so projecting into the required yard does not exceed one-third ($\frac{1}{3}$) of the length of the wall or facet of a wall from which they project and the projection is no closer than three feet (3') from the side lot line. (Ord. 93-04-04)

B. Rear Yards:

- (1) Balconies and porches without roofs, provided they are located no closer than seven and one-half feet (7.5') from the rear lot line;
- (2) Decks and patios, provided they are located no closer than seven and one-half feet (7.5') from the rear lot line; (Ord. 02-01-01)
- (3) Otherwise permitted accessory structures; and
- (4) Awnings and canopies projecting no more than two feet (2') into the required yard. (Ord. 93-04-04)

C. Front Yards:

- (1) Awnings and canopies projecting no more than two feet (2') in the required yard;
- (2) Permanent, nonenclosed entryway covers of no more than twelve feet (12') in width projecting no more than six feet (6') into the required yard; and (Ord. 95-11-32)
- (3) Single-story, nonenclosed, nonscreened porches, projecting no more than six feet (6') and no more than seventy two (72) square feet in area within the required yard, on dwellings completed as of September 5, 2000, where the minimum front yard is at least forty feet (40') and the existing dwelling meets the front yard requirements. (Ord. 00-09-26)

D. Side Yards:

- (1) Wing walls projecting no more than three feet (3') into the required yard.
- (2) Window wells projecting no more than three feet (3') into the required yard. (Ord. 02-01-01)