

Fuel oil distributor: Any business which stores fuel oil above or underground for the purposes of direct resale to retail customers of the fuel oil distributor or to other fuel oil distributors.

Garage repair shop: A part of a garage where minor structural repairs are made to motor vehicles for profit, by means of lathes, vises and other appliances, but not by means of heavy machinery.

Garden apartment: A building or group of buildings arranged, intended and designed to be occupied by three (3) or more families per building. Such buildings shall occupy one lot in single ownership throughout.

Gasoline service station: A building or structure or part of a building or structure used in connection with tanks, pumps and other appliances for supplying motor vehicles with gasoline, compressed air, oil, water and similar supplies, and accessories and/or used in connection with making minor repairs and adjustments on motor vehicles, other than structural repairs.

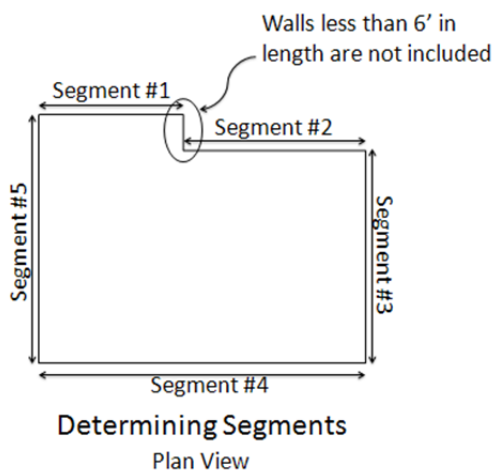
Grade: In cases where the walls of the building are more than five (5) feet from the nearest street line, the mean elevation of the ground adjoining said wall; and in all other cases, the mean elevation of the nearest sidewalk.

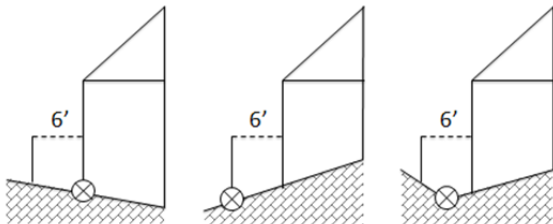
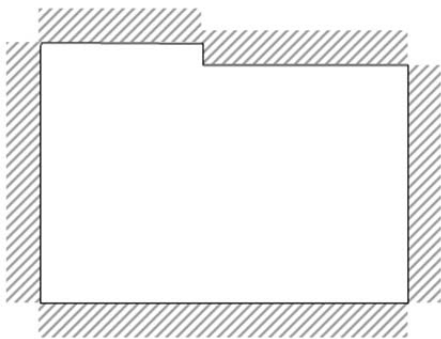
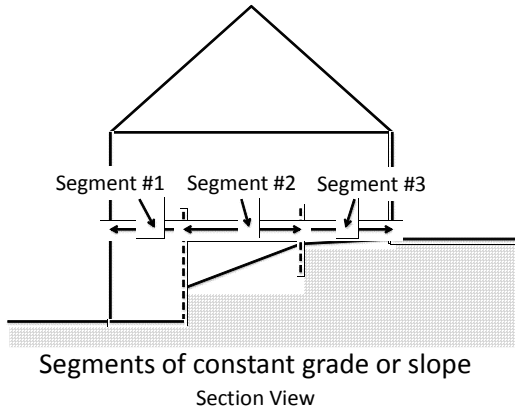
Grade Plane, Average: A horizontal reference plane for a building as a whole representing the average of finished grade elevations around the perimeter of a building, as determined by the length-weighted mean formula below. All walls of length greater than six feet shall be included in segments of consistent grade or slope.

$$\frac{\Sigma[(e1 + e2) / 2 \times L]}{P}$$

Where:

- Σ sums the weighted average grades of all segments;
- e1 and e2 are the elevations of the finished ground level at the respective ends of each segment, determined as the lowest point at each end of the segment within six feet of the foundation or the lot line, whichever is closer;
- L is the corresponding horizontal length of the segment; and
- P is total horizontal length of all segments.





Gross floor area: See Floor area, gross.

Ground floor area: See Floor area, ground.

Habitable space: See Space, habitable.

Health club: A commercial establishment which as its primary purpose provides facilities for individual physical health activities, such as aerobic exercise, running and jogging, use of exercise equipment, saunas, showers, massage rooms and lockers. Such establishments are operated as a business even if open only to members and their guests on a membership basis and not to the public at large paying a daily admission fee.

Height: The vertical distance between the elevations of the following: (a) the average grade plane and (b) the

highest point of the roof. Not included in such measurements are 1) cornices which do not extend more than five (5) feet above the roof line; 2) chimneys, vents, ventilators and enclosures for machinery of elevators which do not exceed fifteen (15) feet in height above the roof line; 3) enclosures for tanks which do not exceed twenty (20) feet in height above the roof line and do not exceed in aggregate area ten (10) per cent of the area of the roof; and 4) towers, spires, domes and ornamental features.

Height, Contextual: The vertical distance between the elevations of the following: (a) the Newton Base Elevation utilized by the city as implemented by the engineering division of the department of public works and (b) the highest point of the roof. Not included in such measurements are 1) cornices which do not extend more than five (5) feet above the roof line; 2) chimneys, vents, ventilators and enclosures for machinery of elevators which do not exceed fifteen (15) feet in height above the roof line; 3) enclosures for tanks which do not exceed twenty (20) feet in height above the roof line and do not exceed in aggregate area ten (10) per cent of the area of the roof; and 4) towers, spires, domes and other ornamental features.

Heliport: An area used by helicopters or other steep-gradient aircraft for the purpose of picking up or discharging passengers or cargo, but not including facilities for helicopter fuel, service, maintenance or overhaul, or sale of products.

Home business: Any commercial activity conducted within a dwelling unit by the residents thereof as an accessory use to the residential use of the dwelling unit, provided that no sale of merchandise, whether retail or wholesale, takes place on the premises, except as expressly permitted by the provisions of section 30-8(c)(5).

The term “home business” shall include, but is not limited to, the studio of an artist, musician, photographer or writer; small group or individual instruction or tutoring; tailoring; millinery; crafts; word processing; computer software development; telephone solicitation; a manicurist; an office of a sales or manufacturer representative; and an office of a physician, dentist, lawyer, architect, registered engineer, accountant, psychologist, social worker or other professional.

The term “home business” shall not include the following: a clothing rental business; a barber shop; a hairdresser; a restaurant; a repair shop, whether for small appliances or otherwise; a real estate broker; an orchestra or instrumental music group; an antique shop; an animal hospital; or businesses similar to those enumerated.

Hotel or Motel: A building or several buildings containing six (6) or more sleeping rooms for guests, other than a dormitory, lodging house or apartment house.

Interior lot: See Lot, interior.

Large family child care home: See *Child care home, large family*.

Loading facility: A truck loading or unloading area accessory to the principal use of the site.

Lodger: A person who occupies space for living and sleeping purposes without separate cooking facilities, paying rent, which may include an allowance for meals; and who is not a member of the housekeeping unit.

Lodging house: Any dwelling designed, occupied or intended for occupancy by four (4) or more lodgers.

Lot, corner: A lot fronting on two (2) intersecting streets which form an interior angle of one hundred and twenty (120) degrees or less; or a lot located on a bend in a street where the street bends so as to form an interior angle of one hundred and twenty (120) degrees or less; or a lot on a curve in a street or on a curve at the intersection of two (2) streets where two (2) lines tangent to the street line at the intersection of each side of the lot with the street line form, if prolonged towards the curve, an interior angle of one hundred and twenty (120) degrees or less. Only that part of a lot contiguous to a corner, bend or curve, and having an area not in excess of ten thousand (10,000) square