

which said structure exceeds the height limitation established for the district in which said structure is located.

(4) Open fire escapes may extend not more than five feet (5') into any required yard, provided that such fire escapes shall not be less than five feet (5') from any lot line. Fire escapes shall be enclosed in all new structures.

(5) Unless otherwise provided in Subsection (d) (2) of this Section, a parapet wall may extend not more than five feet (5') above the height limit for the district in which it is located.

(6) No porch or patio may project into any required yard. For purposes of this Section, any two (2) story or enclosed porch (or one having a roof and capable of being enclosed) shall be considered a part of the structure in the determination of the size of the yard or the amount of lot coverage.

(7) The yard requirements of this Subtitle shall not prohibit any otherwise lawful fence or wall, if such fence or wall does not impair visibility at any access to a public road, and does not conflict with the provisions of Subsection (d) (8) of this Section.

(8) No structure, fence, wall, hedge or planting more than two feet (2') in height (measured above the road surface at the nearest edge of the pavement) shall be erected, placed or maintained on any corner lot within the triangular area formed by the intersecting street lines; the sides of such triangular area shall measure twenty-five feet (25') from the point where such street lines would intersect if extended to the apex. The provisions of this Section shall not apply to trees more than six feet (6') apart nor to existing trees (provided that no branches are located less than six feet (6') from the ground).

(9) Notwithstanding any provision to the contrary, if the average frontyard setback of structures located on either side of a lot differs from the minimum setback required by this Subtitle, such setback shall approximate the average setback of the adjoining structures; or if only one of the abutting lots is improved, such setback shall be the average of the minimum required setback of the district and the setback of the adjoining structure.

(10) If a residential structure exceeds fifty feet (50') in length along a side building line, the required side setback shall be increased one foot (1') for each ten feet (10') (or fraction thereof) of additional building length.

(11) Private recreational facilities (such as tennis courts, basketball courts and at grade swimming pools) permitted as accessory uses located on residential lots shall have the following setbacks:

(i) If accessory to a multi-family use, the edge of the facility shall be located not less than fifty feet (50') from any lot line.

(ii) If accessory to a single family or two (2) family use, the edge of the facility shall be located not less than ten feet (10') from any lot line; but if such facility is located less than fifty feet