

1 **CCC40.100.070 Definitions**

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 3 Unless the context clearly requires otherwise, the definitions in this section shall apply to terms in this title. In
 4 addition to definitions provided below, there are chapter-specific or section-specific definitions in the following
 5 sections:

- 6 • Section [40.240.040](#), Columbia River Gorge National Scenic Area Districts;
- 7 • Section [40.250.010](#), Airport Environs Overlay Districts (AE-1, AE-2);
- 8 • Section [40.250.030](#), Historic Preservation;
- 9 • Section [40.260.050](#), Bed and Breakfast Establishments;
- 10 • Section [40.260.100](#), Home Businesses;
- 11 • Section [40.260.250](#), Wireless Communications Facilities;
- 12 • Section [40.310.010](#), Sign Standards;
- 13 • Section [40.386.010](#), Stormwater and Erosion Control;
- 14 • Section [40.410.010](#), Critical Aquifer Recharge Areas (CARAs);
- 15 • Section [40.420.010](#), Flood Hazard Areas;
- 16 • Section [40.430.010](#), Geologic Hazard Areas;
- 17 • Chapter [40.460](#), Shoreline Master Program;
- 18 • Section [40.560.030](#), Amendments Docket;
- 19 • Chapter [40.570](#), State Environmental Policy Act (SEPA); and
- 20 • Section [40.610.020](#), Development Impact Fees.

21 *(Amended: Ord. 2009-06-01; Ord. 2012-07-16; Ord. 2015-11-24; Ord. 2017-07-04)*

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Accessory use or structure	“Accessory use” or “accessory structure” means one which is subordinate to the principal use of a building on the lot serving a purpose customarily incidental to the use of the principal building.
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Cottage housing	“Cottage housing” means a grouping of small single-family detached dwellings clustered around a common area and developed with a coherent plan for the entire site. (Added: Ord. 2012-02-03)
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Dwelling unit	“Dwelling unit” means one (1) room or a suite of two (2) or more rooms, designed for or used by one (1) family or housekeeping unit for living and sleeping purposes, and having only one (1) kitchen or kitchenette.
Dwelling unit, accessory (ADU)	<p>“Accessory dwelling unit” is an additional, smaller, subordinate dwelling unit on a lot with, or in, an existing or new house. ADUs are limited to no more than one bedroom. A house with an ADU is different from a duplex because the intensity of use is less due to the limitations of size and number of bedrooms, and it has the appearance of a single-family structure.</p> <ul style="list-style-type: none"> • “Urban” means an attached or detached dwelling unit that provides for a greater range of housing types in single-family and multifamily residential districts while protecting the character of the residential neighborhood. • “Rural” means an attached dwelling unit (RADU) that provides for a greater range of housing types in Rural and Resource lands while maintaining rural community character and ensuring the conservation, enhancement and protection of resource lands. <p><i>(Amended: Ord. 2010-08-06)</i></p>
Dwelling, duplex	“Duplex dwelling” means a building, on a single lot, designed or used for residence purposes by not more than two (2) families, and containing two (2) dwelling units.
Dwelling, multiple-family, or multifamily	“Multiple-family dwelling” means a building or portion thereof designed or used as a residence by three (3) or more families, and containing three (3) or more dwelling units.

Dwelling, single-family	<p>“Single-family dwelling” means a building designed or used for residence purposes by not more than one (1) family, and containing one (1) dwelling unit only.</p>
	<ul style="list-style-type: none"> • “Attached” means sharing a common wall or walls that separate interior occupant space or attached garage space on separate lots. At least fifty percent (50%) of the overall dimension of the attached side or end, as applicable, of each unit shall share a common wall. • “Detached” means physically separated. • “Tiny house” means a detached single-family dwelling unit of not less than one hundred and fifty (150) square feet that is constructed or mounted on a foundation and is connected to utilities. A small dwelling unit built on a chassis is considered a recreational vehicle. <p>(Amended: Ord. 2009-07-01)</p>
Dwelling, townhouse	<p>“Townhouse dwelling” means a form of attached single-family housing where two (2) or more dwelling units share one (1) or more common walls with other dwelling units, and with each dwelling occupying an individually owned parcel of land.</p>