

Existing C-3, Light Commercial

PURPOSE: This district is designed to provide locations for commercial sites that are too small for many permitted uses in the C-1, General Commercial District. These are moderately low traffic generators that have little impact on adjacent areas or on adjacent thoroughfares. The following supplemental standards shall apply to this district:

1. No C-3 zoning district, including adjacent C-3 zoning districts, shall exceed a combined total of five acres in area.

USES:

- Educational Facility, Indoor Instruction
- Educational Facility, Primary & Secondary
- Governmental Facilities
- Health Care, Medical Clinics
- Parks
- Places of Worship
- Animal Care Facility, Indoor
- Art Studio/Gallery
- Day Care, Commercial
- *Dry Cleaners & Laundry
- *Fuel Sales
- Health Club/Sports Facility, Indoor
- Offices
- Personal Service Shop
- Printing/Copy Shop
- Radio/TV station/studios
- *Restaurants
- Retail Sales and Service
- *Utility
- *Wireless Telecommunication Facilities – Intermediate
- (C)Wireless Telecommunication Facilities – Major
- Wireless Telecommunication Facilities – Unregulated

Proposed C-1 General Commercial:

PURPOSE: This district is designed to provide locations for general commercial purposes, that is, retail sales and service uses that function to serve the entire community and its visitors.

USES:

- Extended Care Facility/Convalescent/Nursing Home
- Educational Facility, Indoor Instruction
- Educational Facility, Outdoor Instruction
- Educational Facility, Primary & secondary
- Educational Facility, Tutoring
- Educational Facility, Vocational/Trade
- Governmental Facilities
- Health Care, Hospitals
- Health Care, Medical Clinics
- Parks
- Places of Worship
- Animal Care Facility, Indoor
- Art Studio/Gallery
- *Car Wash
- *Commercial Garden/Greenhouse/Landscape Maintenance
- *Commercial Amusements
- Conference/Convention Center
- Country Club
- Day Care, Commercial
- Drive-in/thru Window
- Dry Cleaners & Laundry
- Fraternal Lodge
- *Fuel Sales
- Funeral Homes
- Golf Course or Driving Range
- Health Club/Sports Facility, Indoor
- Health Club/Sports Facility, Outdoor
- Hotels
- (C)Night Club, Bar or Tavern
- Offices
- Parking as a Primary Use
- Personal Service Shop
- Printing/Copy Shop
- Radio/TV Station/Studios
- Restaurants
- Retail Sales – Single Tenant over 50,000 SF
- Retail Sales and Service
- Shooting Range, Indoor
- Theater
- Storage, Self Service
- *Vehicular Sales, Rental, Repair and Service
- *Utility
- *Wireless Telecommunication Facilities – Intermediate
- (C)Wireless Telecommunication Facilities – Major
- Wireless Telecommunication Facilities – Unregulated