

Section 606 H-B Highway Business District

This commercial district is designed to serve the special needs of the traveling public, provide space for indoor and outdoor recreation and other limited commercial activities requiring large lots. They are located at intersections of, or along, major highways traversing the area in order to prevent spot or strip zones and resultant disruption to traffic patterns and residential areas along the highways.

606.1 The following uses are permitted:

Accessory uses and structures when located on the same lot as the principle structures, however, all open storage of items for sale and display lots must have a Buffer Strip as provided in Article XIII, Section 1302.7, on any side or rear lot line which abuts a residential district.

Alcoholic beverages, packaged, retail sales

Animal Hospital, provided there are no open kennels

Assembly halls, coliseums, ballrooms, and similar structures

Automobile parking lots

Automobile parts and supplies, new

Automobile/Truck Rental

Automobile washing establishments

Bakeries, where the products are sold exclusively at retail on the premises.

Banks

Barber and beauty shops

Boat works, sales, and display lots

Churches and related uses except cemeteries

Clubs and lodges

Convenience Store

Curio and souvenir shops

Dairy bars

Flea Markets, indoor only

Fruit stands and grocery stores housed in reasonably permanent structures

Government owned buildings, facilities, and institutions. Unless otherwise included within the list of permitted or special uses of this district, these uses shall not include storage, disposal, processing, or manufacture of hazardous or toxic materials as a principle activity.

Greenhouses and horticultural nurseries

Lumber yards, building materials storage and sales, including open storage when fenced.

Motels and motor lodges

Motel Supplies Sales and Display

Offices, business, professional and public

Public Safety facilities

Public Works and Public Utility facilities

Radio and TV repair shops, electric shops

Recreational facilities operated on a commercial basis, both indoors and outdoors, provided all outdoor activities must have a buffer strip as provided in Article XIII, Section 1302.7, on any side or rear lot line which abuts a residential district. These uses shall not create smoke, odor, dust, or noise, which would cause health hazard or nuisance to surrounding property.

Restaurants

Retail Sales and businesses and professional, financial and personal services, provided that total floor space of a retail establishment shall not exceed twenty (20) thousand square feet.

Service Stations, including minor repair service conducted indoors only.

Storage Garage - enclosed, rental

Theaters, drive-in, subject to the following stipulations:

(A) No part of any theater screen, projection booth, or other building shall be located closer than five-hundred (500) feet to any residential district or closer than fifty (50)

feet to any property line or public right-of-way; and no parking space shall be located closer than one-hundred (100) feet to any residential district.

(B) The theater screen shall not face a major street or highway, and reservoir parking space off the street shall be provided for patrons awaiting admission in an amount of not less than thirty percent (30%) of the vehicular capacity of the theater.

Theaters housed in a permanent indoor structure, whether for movies or live performances