

Section 607 C-B Central Business District

The regulations of this district are intended to permit the convenient performance of functions requiring a location near the transportation and population center of a trade area and to provide municipalities with a compact and efficient retail shopping, consumer services, financial and governmental center.

607.1 The following uses are permitted:

Accessory uses and structures when located on the same lot as the principal structures, excluding, however, open storage.

Alcoholic beverages, packaged, retail sales.

Antique stores

Automobile parking lots and structures

Automobile parts and supplies, new

Automobile rental

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

Banks and other financial institutions, including loan and finance companies.

Barber and beauty shops

Bicycle sales and repair shops

Bus stations

Business colleges, barber and beauty colleges, art schools, music and dance studios, and similar uses, but excluding industrial trade schools.

Churches and their customary related uses, except cemeteries.

Clubs and lodges

Convenience Store

Dairy bars and ice cream manufacturing for retail sales on the premises only.

Dry cleaning and laundry pickup stations and dry cleaning plants, having less than two-thousand (2,000) square feet of floor space, provided the emission of steam and other obnoxious by products is controlled.

Dwellings in buildings actively used for business provided they are on floors above the first floor (street level) and there are no more than two residences per business at least one of which is occupied by the business operator

Floral shops, but not commercial greenhouses.

Food stores and meat markets, retail only, but excluding the killing or dressing of flesh or fowl.

Furriers and fur storage

Hotels, inns, and motels

Jewelry repair

Libraries, museums, and art galleries

Locksmiths and gunsmiths

Medical and dental clinics and laboratories

Newspaper offices and printing plants incidental to such offices.

Offices, business, professional and public

Office supplies and equipment, sales and services

One and two family accessory residential units subject to the following conditions:

- (A) No more than two (2) accessory dwelling units per building or business;
- (B) Shall be located on the second floor or above;
- (C) Shall comply with all applicable fire and building standards;
- (D) Must own or operate a principle business within two hundred (200) feet of the residence

Opticians and optical goods stores

Parks, excluding recreational playing fields or other extensive outdoor recreational uses.

Photographic studios and camera supply stores

Physical culture and reducing salons

Printing, publishing, and reproducing establishments

Public Safety facilities such as fire and police stations, rescue headquarters, ambulance service, and civil defense centers, provided that all vehicles are stored indoors.

Public Works and Public Utility Facilities such as transformer stations, transmission lines, pumping stations, water towers, and telephone exchanges, etc, provided that:

(A) Such facilities are essential to the service of the immediate area;

(B) No vehicles or materials shall be stored on the premises, and no offices shall be permitted;

(C) All buildings shall (except public utility cabinets) be set back at least thirty (30) feet from all property lines and shall be designed and landscaped in such a way as to blend in with surrounding area. All structures not intended for human habitation are allowed to be placed with a minimum 30 foot front, fifteen (15) foot side, and fifteen (15) foot rear setback as measured from the street right of way or property line;

(D) All dangerous apparatus shall be enclosed by a chainlink fence at least eight (8) feet in height.

Radio and TV repair shops, electric shops

Recreational facilities - indoor

Restaurants, but not drive-in or drive-through restaurants

Retail establishments such as department, clothing, fabric, shoe, variety, notion, drug, hardware, furniture, appliance, floor covering, paint, antique, art goods, jewelry, gift, music, toy, sporting goods, book and stationery, magazine, candy, tobacco, pet and hobby and craft stores.

Second-hand stores, pawn shops

Shoe repair and shine shops

Tailoring, dressmaking and millinery shops

Taxicab stands

Telephone and Telegraph offices

Theaters housed in a permanent indoor structure