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## **Sec. 330. B-3 General Business District.**

*330.01. Purpose of district:* This business district is intended for the conduct of personal and business services and retail business of the community. Traffic generated by the uses will be primarily passenger vehicles and only those truck and commercial vehicles required for stocking and delivery of retail goods. This district is to be located along major arterials, especially highways.

*330.02. Permitted principal uses and structures:* The following principal uses and structures are allowed in the B-3 District:

- (1) Any use which is a permitted principle use in the B-2 District.
- (2) Shopping center.
- (3) Hotel, motel, boardinghouse or similar short tenure lodging establishment.
- (4) Art gallery, museum, tattoo parlor.
- (5) Sale, leasing and/or repair of business machines, dry goods, jewelry, sporting goods, furniture, appliances, electrical, plumbing and building supplies, electronics, vehicles.
- (6) Amusement facility, bowling alley, theater.
- (7) Welding shop, light machine shop, cabinet shop, or vehicle repair facility.
- (8) Exterminator.
- (9) Laboratory [dental, medical, photo, research].
- (10) Dry cleaning facility.
- (11) Business college.
- (12) And similar uses as determined by the Zoning Administrator.

*330.03. Permitted accessory uses and structures pursuant to Section 709* Accessory uses and structures are allowed provided they are incidental to, and do not substantially alter the character of the permitted principal use or structure. Such permitted accessory uses and structures include, but are not limited to, the following:

- (1) Any accessory use or structure permitted in the B-2 Business District;
- (2) Caretaker residence [separate structure or as part of the principal building].

*330.04. Uses allowed by Special Use Permit pursuant to Section 1400*

- (1) Any use allowed by Special Use Permit in the B-2 District.
- (2) Auditorium, parking garage, fairground or stadium.
- (3) Class C or Class D restaurant per Section 720.
- (4) Package liquor sales per Section 720.
- (5) Retail casket sales.
- (6) Retail monument sales.
- (7) Hospital.
- (8) Pet sales pursuant to Section 720.

*330.05. Site area and setback requirements:*

- (1) *Area:* None specified.

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- (2) *Front yard setback:* A minimum of thirty (30) feet from any street.
  - (3) *Side yard setback:* A minimum of ten (10) feet except as otherwise required by Section 710.
  - (4) *Rear yard setback:* None specified except as otherwise required by Section 710.
  - (5) *Maximum height:* Fifty (50) feet.
  - (6) *Maximum impervious surface:* Ninety (90) percent of the total site area.

(Adm. Corr. of 5-7-2007; Adm. Corr. of 3-11-2008)

## **Sec. 340. B-4 Regional Business District.**

*340.01.Purpose of district:* This business district is intended for the conduct of personal and business services for the motoring public.

*340.02.Permitted principal uses and structures:* The following principal uses and structures are allowed in the B-4 District:

- (1) Any permitted use included in the B-3 General Business District.
- (2) Lumber sales and building supplies.
- (3) Machinery sales and service.
- (4) Manufactured housing sales and service.
- (5) Marine sales and service.
- (6) Wholesale and warehousing facilities.
- (7) Other similar uses as determined by the Zoning Administrator.

*340.03.Permitted accessory uses and structures pursuant to Section 709* Accessory uses and structures are allowed provided they are incidental to, and do not substantially alter the character of the permitted principal use or structure. Such permitted accessory uses and structures include, but are not limited to any accessory use or structure permitted in the B-3 General Business District.

*340.04.Uses allowed by Special Use Permit pursuant to Section 1400*

- (1) Any use or structure allowed by Special Use Permit in the B-3 District.
- (2) Residential use.
- (3) Indoor firing range.
- (4) Adult entertainment use, activity or establishment.
- (5) Vehicle towing or wrecker service and related vehicle storage pursuant to Section 720.
- (6) Structures in excess of fifty (50) feet.
- (7) Fortunetelling/palmistry/spiritual advisor facilities of any kind by any method.

*340.05.Site area and setback requirements:*

- (1) *Area:* None specified.
- (2) *Front yard setback:* A minimum of thirty (30) feet from any street.
- (3) *Side yard setback:* A minimum of ten (10) feet except as otherwise required pursuant to Section 710.
- (4) *Rear yard setback:* None specified except as otherwise required by Section 710.

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(5) *Maximum height:* Fifty (50) feet except as otherwise approved by Special Use Permit.

(6) *Maximum impervious surface:* Ninety (90) percent of the total site area.

(Adm. Corr. of 5-7-2007; Ord. No. 4393, § 1, 8-16-2011)