

Sec. 8-8-38. - Institutional commercial district (IC).

IC - Institutional Commercial District

District Intent, Permitted Uses, and Conditional Uses

Intent

The intent of the IC district is to allow a land use category for offices, banks, and personal business services which can serve as a transitional area between residential and commercial districts.

The provisions that regulate this land use district promote appropriate office and institutional uses that are clearly non-conflicting with residential areas.

Permitted Uses

Residential

- Assisted Living/Nursing Care Facility
- Boarding house/group home/personal care home having four (4) or more residents
- Homeless shelter and services

Retail/Business Uses

- Bakeries
- Banks and loan associations
- Barber shop and beauty salon
- Bookstores
- Child and adult day care centers
- Clothing and apparel store
- Convenience stores
- Coin laundry, dry cleaning, and pick up stations
- Day spa and aesthetician
- Dental offices and clinics
- Florist and gift shops
- Fruit, vegetable, meat seafood markets
- Grocery store
- Group day care home
- Hardware store
- Hospitals
- Jewelry store
- Medical offices, clinics, and physical therapy facility
 1. Urgent care centers (medical and dental)
 2. Kidney dialysis centers
 3. Primary care physician/dentist offices
 4. Medical/dental/physical therapy specialists (specialized treatment of the human

anatomy)

5. Public health center (immunizations, vital records, etc.)

- Museums and art galleries
- Nonprofit fraternal organizations and clubs
- Pharmacy
- Private school K-12
- Professional offices
- Pub and tavern
- Repair shops (watches, radio, television, shoe, etc.)
- Restaurants having no drive through

Public/Institutional

- Municipal, county, state or federal buildings
- Public school K-12

Conditional Uses

Retail/Business Uses

- Colleges, universities, and vocational technical schools
- Places of assembly
- Places of worship
- Funeral home/mortuary establishments
- Veterinary clinics

(Ord. No. 21-11, § 1(Exh. A), 9-7-2021; Ord. No. 23-02, § 2, 5-1-2023)