

- l. Bed and Breakfast Inns as defined in Chapter 509 F.S.
- m. Section 52: Finance and Insurance.
- n. Subsection 445: Food & Beverage Stores.
- o. Cannabis Dispensing Facilities (exception – shall not be located within 500 feet of an existing school)
- p. Other appropriate uses. These shall be determined on a case-by-case in consideration of the following criteria: hours of operation; traffic; noise; lighting; odor, and potential nuisance to residential areas.

(Amended Ord. No. 25-62, 11-4-25)

2. **Conditional Uses.** The following uses may be allowed in C-1 zones subject to the conditions specified herein, or any other conditions that might be imposed as may be necessary to maintain the integrity of the zone.

- a. Communications Towers.
- b. Gasoline service stations when there is no other similar use located within a one mile radius.

(Amended Ord. No. 25-62, 11-4-25)

3. **Prohibited Activities.** The following activities are prohibited in C-1 zones.

- a. Outdoor amplified or similar performances intended for entertainment purposes between the hours of 10:00 p.m. and 6:59 a.m.
- b. Rental of two- and three-wheeled motorized scooters.
(Amended. Ord No. 15-36, 08-04-15.)

SECTION 604. C-2 Plaza Commercial. C-2 uses should be located on a collector or arterial roadway or at intersections of collector and arterial roadways unless specifically included in an overall plan of development.

1. **Allowable Uses.** The following uses are allowed in C-2 zones. All other uses are conditional or prohibited.
 - a. All allowable C-1 uses.

- b. Retail centers less than 50,000 square feet in building area.
- c. Off Premise Signs.
- d. Allowable commercial uses in C-2 zones are based upon the North American Industry Classification System, as follows:
 - i. Subsection 446: Health & Personal Care Stores
 - ii. Subsection 448: Clothing and Clothing Accessory Stores
 - iii. Section 51: Information
 - iv. Section 53: Real Estate and Rental and Leasing
 - v. Section 54: Professional, Scientific and Technical Services
 - vi. Subsection 621: Ambulatory and Health Care Services
 - vii. Section 72: Accommodations and Food Services
- e. Mini-Warehouses
- f. Gasoline service stations

(Amended Ord. No. 25-62, 11-4-25)

2. **Conditional Uses.** The following uses may be allowed in C-2 zones subject to the conditions specified herein, or any other conditions that might be imposed as may be necessary to maintain the integrity of the zone.

- a. Communications Towers.

(Amended Ord. No. 25-62, 11-4-25)

3. **Prohibited Uses.** The following uses are prohibited in C-2 zones.

- a. Rental of two- and three-wheeled motorized scooters.
(Amended. Ord No. 15-36, 08-04-15.)

SECTION 605. C-3 General Commercial Zones. C-3 uses should be located on a collector or arterial roadway or at intersections of collector and arterial roadways unless specifically included in an overall plan of development.

1. **Allowable Uses.** The following uses are allowed in C-3 zones, all others are conditional or prohibited.
 - a. All allowable C-1 and C-2 uses.
 - b. Allowable commercial uses in C-3 zones are based upon the North American Industry Classification System, as follows:
 - i. Sector 44-45: Retail Trade.
 - ii. Sector 48-49: Transportation and Warehousing, except subsector 493, Warehousing.
 - iii. Sector 55: Management of Companies and Enterprise.
 - iv. Sector 56: Administrative and Support and Waste Management.
 - v. Sector 61: Educational Services.
 - vi. Sector 62: Health Care and Social Assistance.
 - vii. Sector 71: Arts, Entertainment, and Recreation.
 - viii. Sector 72: Accommodation and Food Services.
 - ix. Sector 81: Other Services.
 - x. Sector 92: Public Administration.
 - xi. Sector 23: Construction.
 - xii. Sector 31-33: Manufacturing.
 - xiii. Sector 42: Wholesale Trade.
 - xiv. Sector 49: Warehousing and Storage, except 493190, Other Warehousing and Storage.
 - xv. Commerce Parks.
 - xvi. Mobile home or recreational vehicle parks as required by Chapters 21 and 22.
2. **Conditional Uses.** The following uses may be allowed in C-3 zones subject to the conditions specified herein, or any other

conditions that might be imposed as may be necessary to maintain the integrity of the zone.

- a. Research Development and light manufacturing in a cybergenetic relationship with military installations.
- b. Prototyping, pre-production, and model making of electronic or electro-mechanical systems, components, or test tools.
- c. Limited fabrication and testing of electronic or electro-mechanical systems, components, or test tools.
- d. Laboratory facilities to support conduct of analyses or testing of electronic or electro-mechanical systems, components, and computer hardware and software.
- e. Light Industrial/Manufacturing – System, equipment, and component assembly, disassembly and integration; maintenance, preservation and testing; transportation and storage; and design and fabrication.
- f. Communications Towers.

(Amended Ord. No. 25-62, 11-4-25)

3. Prohibited Uses. The following uses are prohibited in C-3 zones.

- a. Rental of two- and three-wheeled motorized scooters.
(Amended. Ord No. 15-36, 08-04-15.)

SECTION 606. C-3A General Commercial Low Zones. C-3A uses should be located on a collector or arterial roadway or at intersections of collector and arterial roadways unless specifically included in an overall plan of development.

1. Allowable Uses. The following uses are allowed in C-3A zones, all others are conditional or prohibited.

- a. All allowable C-1 and C-2 uses.
- b. Allowable commercial uses in C-3 zones are based upon business classifications described in the North American Industry Classification System, U.S. Office of Management and Budget, latest edition, as follows:
 - i. Sector 44-45: Retail Trade.