

## **Highway Business (HB) District**

### Permitted Uses & Special Use Permits (SPU):

#### **Public & Quasi-Public**

- Places of worship
- Private schools & colleges
- Libraries, museums and art galleries

#### **Retail**

- Stores and shops for the conduct of retail business
- Craft and artisan studios and shops
- Catalog showrooms for retail sales of off-site inventory (SPU Required)
- Pawnshops (SPU Required)

#### **Restaurants & Bars**

- Restaurants; and on lots of at least two acres: stand-alone, franchise, fast-food establishments
- Bars and restaurant-brewers

#### **Service**

- Personal service businesses
- Funeral homes
- Theaters
- Tattoo parlors
- Training schools or programs
- Pet grooming

#### **Recreation**

- Health, exercise or fitness clubs
- Municipal parks and playgrounds typically including facilities such as tennis, basketball, hardball and paddle tennis courts, baseball and soccer fields and swimming pools
- Adult uses
- Private, community or fraternal recreation clubs (SPU Required)
- Commercial recreation facilities (SPU Required)
- Entertainment uses (SPU Required)

#### **Medical**

- Health care office
- Medical or dental laboratory
- Veterinarian offices, pet day care and commercial kennels
- Hospitals (SPU Required)
- Substance abuse clinics (SPU Required)

## **Manufacturing, Fabricating, Assembling, Finishing, Repair, Brewing and Distilling**

- Printing plants, printing and publication facilities
- Assembling, finishing or repair of products including the retail sale of such products on the premises

## **Warehouse and Storage**

- Warehousing (not self-storage) on a minimum lot of 2 acres
- Self-storage rental warehousing on a minimum lot of 2 acres (SPU Required)

## **Automotive**

- Vehicle rental businesses
- Motor vehicle towing, repair and service (SPU Required)
- Gasoline filling stations (SPU Required)
- Motor vehicle sales establishments (SPU Required)
- Restoration of antique passenger motor vehicles (SPU Required)
- Sales of antique passenger motor vehicles as accessory use in connection with the restoration of antique passenger motor vehicles (SPU Required)
- Off-site parking as an accessory use to a principal motor vehicle sales establishment use on a noncontiguous lot (SPU Required)

## **Residential**

- Hotels and motels
- Boardinghouse or rooming house (SPU Required)

## **Mixed Uses**

- Mixed use, which is a grouping of attached or detached structures, containing a mix of residential dwelling units and one or more of the following commercial uses: retail stores and shops, personal service businesses, professional or business offices and banks

## **Utilities**

- Sewage treatment plants or water supply facilities which are not part of a project approval (SPU Required)
- Public utilities, including underground transmission and distribution lines, serving the local area only which are not part of a project approval (SPU Required)
- Telecommunications, towers, antennas and personal wireless service facilities (SPU Required)