

ARTICLE X

TC Town Center District

§ 181-41. Permitted Uses.

A lot may be used for one or more of the following uses, in compliance with the standards and requirements contained in this article:

A. By right permitted uses:

- (1) A mix of uses described in § 181-41.A, herein.
- (2) Apartments, on the second floor and above (with the exception of Apartment Buildings described in § 181-41.B(1) and (2)).
- (3) Artist live (second floor)/work (ground floor).
- (4) Small scale retail establishment for the sale of dry goods, variety and general merchandise, clothing, food, drugs, household supplies, beverages, hardware, furnishings, antiques, baked goods, greeting cards, plants and flowers; and the sale and repair of jewelry, watches, clocks, optical goods, musical, professional or scientific instruments, but excluding drive-through facilities.
- (5) Business office, such as real estate sales, travel agency, insurance sales, advertising, or retail copying and printing services.
- (6) Professional office, such as those for the practice of medicine or other health services, or for law, engineering, architecture, or accounting.
- (7) Personal service shop, such as tailor, barber, beauty salon, shoe repair, dressmaker, or dry cleaner (provided that no cleaning operations are performed on the premises); excluding massage parlors.
- (8) Establishment serving food or beverages to the general public, such as restaurant, café, taproom, tavern, retail baker, confectionery or ice cream shop, including walk-up windows, but excluding drive-through facilities.
- (9) Outdoor Dining
- (10) Financial institution, such as a bank or savings and loan association, but excluding drive-through facilities.
- (11) Health club and gym.
- (12) Private club and fraternal organization.
- (13) Studio for dance, music, fitness, art or photography.
- (14) Artisan manufacturing (hand-tools only; e.g., jewelry or ceramics).
- (15) Gallery and museum.
- (16) Theater, including motion pictures and stage plays.
- (17) Bed and breakfast inn and bed and breakfast house.
- (18) Municipal administration uses, post office, community center, public library, offices for public utilities.
- (19) Rail facility.
- (20) Surface parking lot.
- (21) Public park, plaza, square, courtyard, urban garden, and public recreation areas.
- (22) Pedestrian take-out window.
- (23) Street vendor.
- (24) Farmer's market.

B. Conditional Uses:

- (1) Apartment building provided that the following is included:
 - (a) Twenty percent of the first floor of the building located along the street frontage shall be walk-in office or retail uses, not associated with the operation of the residential portion (e.g., sales office, gym, etc.).
 - (b) Apartment buildings should follow the Building Design Standards of § 181-46.B.
- (2) Three-story mixed-use model consisting of first floor retail with townhomes above.
- (3) Undertaking establishment and funeral home.
- (4) Parking garages provided that the structure is designed to meet the standards in § 181-79 Parking Garages.

C. Prohibited Uses:

- (1) Automobile or other vehicle sales service, or repair establishments, including vehicle body repair, vehicle painting, or washing.
- (2) Gasoline service station and filling station.
- (3) Drive-through window or facility.
- (4) Self-service storage facility (mini-warehouses).
- (5) Adult entertainment use.
- (6) Animal shelter/boarding kennel.
- (7) Any use not permitted in this district.
- (8) Use determined by the governing body to be of similar nature to the prohibited uses listed in this Section.