

## Chapter 245. LAND USE

### Part 2. Zoning

#### Article XXV. B-2 General Business Zone

##### § 245-214. Permitted uses.

**[Amended 7-15-1980 by Ord. No. 354-2M-80; 5-22-1984 by Ord. No. 354-2WW-84; 12-31-1990 by Ord. No. 354-2H-90; 8-6-2001 by Ord. No. 354-2JJ-01; 3-25-2003 by Ord. No. 354-2C-03; 4-5-2011 by Ord. No. 9-11]**

A. The following are permitted uses in the B-2 Zone:

- (1) The retail sale of goods, such as but not limited to:
  - (a) Food stores.
  - (b) Drugstores.
  - (c) Dry goods stores.
  - (d) Meat and poultry stores.
  - (e) Baked goods stores.
  - (f) Packaged liquor stores.
  - (g) Flower shops.
  - (h) Confectionary stores.
  - (i) Household supplies stores.
  - (j) Stationery supplies stores.
  - (k) Haberdashery, dress goods and notions.
  - (l) Hardware and electrical appliances.
  - (m) Fishing and boating supplies.
  - (n) Restaurants and luncheonettes.
- (2) Personal services establishments, such as but not limited to:
  - (a) Barber- and beauty shops for both humans and domestic animals.
  - (b) Tailoring and dressmaking shops.
  - (c) Dry-cleaning and laundry collection shops.
  - (d) Shoe repair shops.
  - (e) Appliance repair shops.
  - (f) Radio and television repair shops.
  - (g) Self-service laundries.
  - (h) Business, professional, governmental and educational offices, including banks and fiduciary institutions.
- (3) Shops of a plumber, electrician, carpenter, printer, painter or similar tradesman.
- (4) Boat sales and showrooms not in conjunction with a marina, provided that the following

standards and conditions are complied with.

- (a) Outdoor storage of inventory shall not be stored closer than 25 feet to a right-of-way line or side or rear lot line nor closer than 10 feet to a building.
- (b) If adjacent to a residential zone or existing residential use, a twenty-five-foot-wide buffer area shall be provided. Said buffer areas shall consist of evergreen plantings and/or screen fencing capable of providing appropriate screening of the operations of the lot from adjoining residential uses and districts.
- (c) One parking space shall be provided for each 200 square feet of gross floor area or as otherwise determined by the Planning Board.

(5) Adult day-care centers.

(6) Studios for such activities as aerobics, fitness and personal training, domestic animal training, martial arts, dance, music and art; health and fitness facilities; and indoor batting cages and indoor basketball courts shall be considered permitted uses and not conditional uses subject to the requirements of § 245-286.

(7) Municipal buildings, volunteer first-aid buildings and firehouses.

(8) Public libraries.

(9) Taxicab and limousine services.

**[Added 3-27-2012 by Ord. No. 5-12]**

B. The aforesaid permitted uses may be located in attached structures using common facilities which may be planned, developed and managed as a unit and in an enclosed building or buildings and utilizing such common facilities as customer parking areas, pedestrian walkways, truck loading and unloading space and utilities and sanitary facilities.