

GC - General Commercial/Office District.

A.

The General Commercial/Office District provides for those types of commercial uses which function best outside the Town Center. To function properly, these uses require either convenient highway accessibility or larger amount of space.

B. Use regulations.

(1) Uses by right.

(a) Hotels and motels.

(b) Retail stores such as grocery, drug, clothing, hardware, antique, music, variety, appliances and furniture, sporting goods, electronic equipment, flowers, jewelry, books, stationery and toy stores, bakeries and confectioneries. Adult retail stores are excluded.

(c) Personal service businesses such as shoe repair shops, beauty parlors and barber shops, laundries and dry-cleaning establishments which are self-service or pickup stations only, tailor and seamstress shops, shops renting and repairing household goods, medical equipment sales and rentals and video rentals (not including adult bookstores).

(d) Professional offices.

(e) Business and administrative offices.

(f) Bank or other financial institutions, not including drive-through service places.

(g) Passenger terminals, including taxi stands and bus stations.

(h) Membership clubs and fraternal organizations.

(i) Pet grooming services.

(j) Motor vehicle service stations.

(k) Parking lots and parking structures.

(l) Automobile, farm equipment, and marine sales and services.

(m) Automotive supplies sales establishments.

(n) Household, lumber, building materials and garden supplies sales establishments.

(o) Commercial recreation, including miniature golf, swimming pools, tennis barns and other similar uses.

(p) Indoor theaters, not including an adult use.

(q) Animal hospitals.

(r) Restaurants.

(s) Commercial schools.

(t) Public utility uses, including electric substations, storage of materials and trucks, repair facilities and offices.

(u) Single-family dwellings.

(v) Townhouse dwellings.

(w) Duplex dwellings.

(x) Two-family dwellings.

(y) Multifamily dwellings.

(z) Apartments or owner or lessee occupied dwelling unit above the first floor of commercial uses.

(aa) Wholesale and warehouse establishments.

(bb) Car wash.

(cc) Motor vehicle repair garages and body shops.

(dd) Nightclub, not including adult nightclub.

(ee) Municipal utility.

(ff) Forestry.

(gg) No-impact home-based business.

(hh) Farmers market.

(ii) Artisans studios and art galleries.

(jj) Visitors center.

(kk) Business support serving such as copying and delivery services.

(ll) Houses of worship.

(mm) Health fitness center.

(nn) Essential services.

(oo) On-site production with on-site retail or restaurant use.

(pp) Tavern.

(qq) Shopping center.

(2) Special exception uses.

(a) Day-care centers and preschools.

(b) Bank or other financial institutions which include drive-through services.

(c) Institutions of an educational, medical, charitable, or philanthropic nature, including but not limited to schools, hospitals, nursing homes, orphanages, libraries and museums.

(d) Adult health fitness center, massage parlor, adult nightclub, any of which conduct their activities in such manner as to appeal to the prurient interest. Adult theaters and adult bookstores.

(e) Funeral home.

(f) Business incubator.

(3) Conditional use.

(a) Communications antennas attached to an existing structure.

(b) Indoor shooting ranges/indoor live-fire training facility (collectively referred to as indoor shooting range).

(4) Accessory uses. Any use which is entirely incidental and subordinate to the above permitted uses and is located on the same lot or parcel. Parking may be located off site as otherwise provided by this chapter.