

C-2 General Commercial

The C-2 General Commercial District is intended to accommodate a broad range of retail, wholesale, and commercial service establishments. Uses in the C-2 District will generally have heavy pedestrian and/or vehicle traffic and have high demand for parking spaces during business hours. Uses will generally require some separation from residential and commercial/service districts due to the potential for noise, bright lighting, traffic and other large vehicles, and round the clock activities associated with these uses.

Permitted Uses

9-12 High School	Law Enforcement
Art and Music Center	Lumber/Building Materials Sales
Art Gallery	Manufactured Housing Sales
Car Wash	Medical Clinic
Catering Establishment	Meeting or Event Hall
Commercial Greenhouse	Mini Storage
Commercial Recreational Facility, Indoor	Museum
Commercial Recreational Facility, Outdoor	Non-commercial Plant Nursery
Community Center	Park, Public
Construction Shops	Post Office
Daycare	Preschool
Dry Cleaning	Professional Offices
Equipment Sales and Service (Indoor)	Recreational Vehicle/Mobile Home Sales
Feed Store	Religious Assembly
Financial Institution	Research Laboratory
Fire Department	Restaurant with drive-thru food sales
Funeral Home/Funeral Home/Crematory	Restaurant without drive-thru food sales
Gas Station	Tattoo Studio
General Office	Tavern/Nightclub/Bar
General Retail Sales	Theater, Indoor
General Service	Theater, Outdoor
Grain Elevator	Trade or Business School
Hospital	Vehicle /Boat/Equipment Sales
Hotel	Vehicle Service or Repair
K-8 School	Veterinary Hospital

Conditional Uses

Any other similar uses deemed to be consistent by the Zoning Officer.

Accessory Uses

Any use customarily incidental and subordinate to the principal use it serves.

Parking

Parking shall be regulated in conformance with the provisions of Section 4. Regulations for All Districts.

Signs

Signs shall be regulated in conformance with the provisions of TITLE VI, PHYSICAL ENVIRONMENT, Chapter 16 Code of Ordinances.

Bulk Regulations

C-2	Minimum Lot Area	Minimum Lot Frontage	Minimum Front Setback	Minimum Side Setback	Minimum Rear Setback	Maximum Height
Townhouse (8 dwelling unit max)	3,000/du	25/du	20	6/0	20/0	30
Multiple-Family Dwelling (18 dwelling unit, three level max)	2,000/du	50	20	6	20	40
All other permitted Uses	20,000	100	20	6	20	30
Daycare	5,000	50	20	6	20	30
Funeral Home/ Mortuary/ Crematory	20,000	100	20	6	20	30
Preschool	20,000	100	20	6	20	30
All other permitted Uses	20,000	100	20	6	20	30



