

Off-street Parking

Sidewalks

(h) Other Requirements

- (1) Exterior storage of goods and materials of any kind is prohibited. The placement of waste disposal facilities shall be in the rear of building with the exception of temporary placement of garbage cans for city pick-up.
- (2) In the event that any permitted use other than residential should occupy a house, no change shall be made in the exterior appearance or architecture of the building except as may be required for public safety.

✓ 11-805. CS Commercial Services Districts. This class of district is designed to provide for a wide range of commercial uses concerned with retail trade and consumer services; amusement and entertainment establishments; automotive and vehicular service establishments; transient sleeping accommodations; drive-in stores, eating and drinking places; financial institutions; and offices. The uses in this district service a wide market area and, therefore, ease of automotive access is a requirement. However, it is not intended that this district permit uses which generate large volumes of truck traffic. Appropriate open space between commercial and residential areas is required.

(a) Principal Permitted Uses and Structures

Within the Commercial Service Districts as shown on the Official Zoning Map, the following activities, as described in Chapter 3 are permitted:

Residential Activities

Semi-Permanent
Apartment Hotel
Boarding and Rooming Houses
Residential Hotel

Community Facility Activities

Administrative
Community Assembly
Community Education
Cultural and Recreation Services
Essential Service
Personal and Group Care Facilities
Religious Facilities

Commercial Activities

Animal Care and Veterinarian Services
Automotive Parking
Automotive Servicing and Repair

- Building Materials and Farm Equipment
- Consumer Repair Services
- Convenience Commercial
- ✓ Entertainment and Amusement Services
- Financial, Consulting, and Administrative
- Food and Beverage Services
- Food Service - Drive-in
- Funeral Homes
- General Business and Communication Services
- General Personal Services
- General Retail Trade
- Group Assembly
- Medical and Professional Services
- Transient Habitation
- Vehicular, Craft, and Related Equipment Sales,
Retail and Delivery
- Wholesale Sales

(b) Permitted Accessory Uses and Structures

Signs in accordance with the regulations contained in Section 11-1008 of Chapter 10.

Accessory off-street parking and loading facilities as required in Section 11-1007 of Chapter 10.

Accessory facilities and buildings customarily incidental and appurtenant to a permitted use provided that such accessory facilities and buildings are not otherwise prohibited.

(c) Conditional Use

None.

(d) Prohibited Uses and Structures

Any uses or structures not of a nature specifically permitted herein are prohibited.

(e) Bulk Regulations

The bulk regulations appearing below apply to all buildings or other structures located on any zone lot or portion of a zone lot, including all new developments, enlargements, extensions, or conversions in any CS District.

Maximum Lot Coverage	40 percent
Maximum Building Height	35 feet
Minimum Building Setback	40 feet

(f) Area Regulations

Minimum Lot Area	10,000 square feet
Minimum Front Yard	15 feet
Minimum Side Yard	10 feet
Minimum Rear Yard	20 feet

(g) Use of Required Yard Areas

Landscaping

All required yard areas not occupied by sidewalks and driveways shall be devoted to landscaping.

Driveways

Sidewalks

Off-street Parking

11-806. CG Commercial General District. This class of district is designed primarily to provide sufficient space in appropriate locations for establishments and uses engaged in wholesale trade, the warehousing of a wide variety of products having the highest performance standards and the least objectionable characteristics, limited industrial uses, and services ancillary thereto. Other commercial uses are also permitted. As these activities tend to generate relatively large volumes of traffic and have other characteristics detrimental to residential districts, their locations should be removed from the proximity of residential districts insofar as possible.

(a) Principal Permitted Uses and Structures

Community Facility Activities

Administrative
Community Assembly
Cultural and Recreation Services
Essential Service

Commercial Activities

Animal Care and Veterinarian Services
Automotive Parking
Automotive Servicing and Repair
Building Materials and Farm Equipment
Construction Sales and Services
Convenience Commercial
Financial, Consulting, and Administrative
Food and Beverage Services
Food Service - Drive-in
General Business and Communication Services
Group Assembly

Transport and Warehousing
Vehicular, Craft, and Related Equipment Sales,
Retail and Delivery
Wholesale Sales

Manufacturing Activities
Limited

(b) Permitted Accessory Uses and Structures

Signs in accordance with the regulations contained in Section 11-1008 of Chapter 10.

Accessory off-street parking and loading facilities as required in Section 11-1007 of Chapter 10.

Accessory facilities and buildings customarily incidental and appurtenant to a permitted use provided that such accessory facilities and buildings are carried out on the same zone lot and are not otherwise prohibited.

(c) Conditional Uses

The following activities may be permitted only as conditional uses in accordance with Chapter 15, Section 11-1506.

Community Facility Activities
Intermediate Impact
Extensive Impact

(d) Prohibited Uses and Structures

Any uses or structures not of a nature specifically permitted herein are prohibited.

(e) Bulk Regulations

The bulk regulations appearing below apply to all buildings or other structures located on any zone lot or portion of a zone lot, including all new developments, enlargements, extensions, or conversions in any CG District.

Maximum Lot Coverage	50 percent
Maximum Building Height	35 feet
Minimum Building Setback	40 feet

(f) Area Regulations

Minimum Lot Area	10,000 square feet
Minimum Front Yard	15 feet