

Sec. 36-234. - Permitted uses.

The permitted uses in the C-1 district are as follows:

(1)

Abstracting, accounting, and bookkeeping services.

(2)

Advertising services.

(3)

Air conditioning, refrigerated equipment, and supplies—sales and services.

(4)

Alterations, pressing, and garment repair.

(5)

Animal hospital services.

(6)

Apparel and accessories—retail.

(7)

Appliances (household)—sales and services.

(8)

Architectural, engineering, and planning services.

(9)

Automobile and other motor vehicle repair services and body shops.

(10)

Automobile and other motor vehicle—retail.

(11)

Automobile parking lots and garages—public or private.

(12)

Automobile parts and supplies—retail.

(13)

Automobile wash services.

(14)

Bait shops.

(15)

Bakeries.

(16)

Banking services.

(17)

Barber and beauty services.

(18)

Bicycles—retail.

(19)

Blueprinting and photocopying services.

(20)

Books, magazines, or newspaper printing and publishing.

(21)

Books—retail.

- (22) Bowling alleys.
- (23) Building materials—retail.
- (24) Business and management consulting services.
- (25) Bus passenger terminals.
- (26) Cameras and other photographic equipment—sales and services.
- (27) Candy, nut, and confectionery—retail.
- (28) Carpets and rugs—sales, repair and services.
- (29) China, glassware, and metalware—retail.
- (30) Chiropractors, optometrists, and other similar health services.
- (31) Civic, social, and fraternal associations.
- (32) Clock, watch, and jewelry—sales and services.
- (33) Construction contracting services.
- (34) Convenience stores.
- (35) Daycare centers.
- (36) Dental laboratories and services.
- (37) Department stores.
- (38) Discount and variety stores.
- (39) Drugstores.
- (40) Dry cleaning—retail.
- (41) Eating and drinking establishments including drive-in and fast food restaurants.
- (42) Electronic equipment, parts, and supplies—sales and services.
- (43) Farm machinery, equipment, feed and grain—retail.

(44)

Fish and seafood—retail.

(45)

Florists—retail.

(46)

Food stores, including groceries, delicatessens, dairy, fruit, meat, fish, vegetables, and health foods.

(47)

Funeral chapels and homes.

(48)

Furniture, home furnishing and appliance stores—sales and services.

(49)

Games and video arcades

(50)

Garden supply and landscape nurseries.

(51)

Gasoline service stations—retail.

(52)

Gift, novelty, and card shops.

(53)

Golf courses, including miniature golf courses and driving ranges.

(54)

Hardware stores.

(55)

Health and exercise gyms or clubs.

(56)

Hobby shops.

(57)

Hospital services.

(58)

Hotel and motels.

(59)

Ice cream and frozen desserts—retail.

(60)

Insurance agents, brokers, and carriers.

(61)

Landscape and lawn care contracting services.

(62)

Laundries.

(63)

Leather and luggage.

(64)

Legal services.

(65)

Libraries and museums.

(66)

Liquor—retail.

(67)

Locksmith services.

(68)

Lumber yards—retail.

(69)

Medical clinics and laboratories.

(70)

Meeting halls and theaters.

(71)

Musical instruments and supplies.

(72)

Nursing homes, including convalescent homes.

(73)

Paint and wallpaper—retail.

(74)

Pet shops and pet grooming services, including animal hospitals.

(75)

Photographic studios and services.

(76)

Physicians' services.

(77)

Planned developments limited to the density and uses permitted in the district.

(78)

Places of amusement or recreation, such as drive-in theaters, auditoriums or bowling alleys.

(79)

Plumbing, heating equipment and supplies—retail.

(80)

Postal services, including express parcel services.

(81)

Radio and television broadcast antennas and stations.

(82)

Real estate agents, brokers and sales.

(83)

Restaurants—family, fast food, sit-down, etc.

(84)

Second-hand stores and rummage shops.

(85)

Shoe stores—sales and repair.

(86)

Sporting goods stores.

(87)
Tailors, alterer, and repair—sales and services.

(88)
Taverns.

(89)
Travel agencies.

(90)
Tobacco and newsstands.

(91)
Warehousing/storage.

(92)
Utility regulating substations.

(93)
Variety stores.

(94)
Other stores and shops.

- (Code 1974, § 4-5.2; Ord. No. 1151, § 4-5, 7-25-2005)
- **Sec. 36-235. - Permitted accessory uses.**

The permitted accessory uses in the C-1 district are as follows:

(1)
Accommodations for caretakers, watchmen, or custodians.

(2)
Storage of merchandise or inventory usually carried in stock, provided that such storage shall be located on the lot with the retail, service, or commercial use and shall be within a completely enclosed building.

(3)
Smokehouses and barbecue grills.

(Code 1974, § 4-5.3; Ord. No. 1151, § 4-5, 7-25-2005)

- **Sec. 36-236. - Use restrictions.**

(a)
Billboards. In this district a special use permit is required to display any billboard except one owned by the city. No billboard shall (A) Be stacked on top of another billboard; or (B) Be located closer than 25 feet to any side lot line; or (C) Be located closer than 500 feet from any other billboard on the same side of the roadway; or (D) Extend more than 30 feet above the ground or pavement; or (E) Exceed 300 square feet in area. Digital billboards may display at full power during daylight hours and must dim the display at sunset and after midnight each day.

(b)
Preparation and manufacture of goods for retail sale. Preparation and manufacture of goods or products for retail sale on the premises only shall be permitted, provided that such manufacture process or treatment shall be clearly incidental and essential to the retail business conducted on the premises, and further provided that not more than five persons (exclusive of the manager) shall be engaged in the manufacture, processing, or

treatment of products, and that all such operations create no undue noise, odor, dust, smoke, vibration, or other similar nuisance.

(c)

Unenclosed activities. In this district, a special use permit is required to conduct any commercial service or storage activities outside a completely enclosed building.

(d)

Refuse containers. All refuse generated by any establishment located within this district shall be stored in tightly covered containers placed in a visually screened area.

(e)

Screening. Along the side and rear lot lines of any lot abutting any residential district, screening (a wall, solid fence, or closely planted shrubbery) of sufficient density shall be provided to completely block any noisome and injurious conditions or operations from adjacent residential property.

(f)

Paving. All parking lots, loading spaces and drives must be paved in accordance with article V of this chapter.

(Code 1974, § 4-5.4; Ord. No. 1151, § 4-5, 7-25-2005; [Ord. No. 1564](#), § 2, 11-13-2023)

- **Sec. 36-237. - Special uses.**

modified

The special uses in the C-1 district are as follows:

(1)

Bed and breakfast inns.

(2)

Billboards.

(3)

Home occupations.

(4)

Multifamily dwellings.

(5)

PUD projects, limited to the density and permitted uses of the district.

(6)

Towing or wrecker service.

(7)

Unenclosed commercial activities.

(8)

Short-term rental.

(9)

Body art and tattoo studio.

(Code 1974, § 4-5.5; Ord. No. 1151, § 4-5, 7-25-2005; [Ord. No. 1519](#), § 4, 4-11-2022; [Ord. No. 1544](#), § 11, 4-10-2023; [Ord. No. 1564](#), § 2, 11-13-2023; [Ord. No. 1597](#), § 2, 2-10-2025)

- **Sec. 36-238. - Prohibited uses.**

The prohibited uses in the C-1 district are as follows:

(1)

Freight car storage.

(2)

Junkyards.

(3)

Outside storage of goods or materials not in working condition or not intended for use or consumption on premises within 180 days.

(4)

Wholesale industrial manufacturing.

(5)

Vehicles, being automobiles, buses and trucks that do not bear a current set of license plates; or are not in running condition; or are in such a condition that they are inoperable on public streets shall not be permitted.

(Code 1974, § 4-5.6; Ord. No. 1151, § 4-5, 7-25-2005)