

DIVISION 4. BUSINESS DISTRICTS

** See Footnote at end.*

*** Sec. 12-86. B-1 Business District-Permitted Uses:**

In the B-1 district the uses which may hereafter be established are:

- (1) Motels and hotels excluding those serving intoxicating drinks at the rate of one room for each one thousand (1,000) square feet of lot or tract of land and one parking space for each room and also one additional parking space for each employee;
- (2) Retail business or service establishment, excluding those permitted only in the B-2, I-1 and I-2 districts;
- (3) Restaurants, excluding those serving intoxicating liquors;
- (4) Professional and business offices;
- (5) Private music, dancing, business and vocational schools and colleges;
- (6) Lodge halls;
- (7) Municipal buildings, waterworks, police and fire stations;
- (8) Theaters. (Code 1972, § 10-9-1)

*** Sec. 12-87. B-1 Business District-Building Regulations:**

In the B-1 district, easement requirements shall be ten feet (10') from the rear lot line of each lot or tract of land; the setback line shall be thirty feet (30') from the front lot line. There shall be no side lot setback required, except on corner lots, setback shall be thirty feet (30') from street side lot lines. Building height limit shall be thirty five feet (35') from grade level. (Code 1972, § 10-9-2)

*** Sec. 12-88. B-1 Business District-Parking Regulations:**

(a) Any business establishment permitted in the B-1 district, except hotels and motels, shall provide parking space at the rate of one square foot of parking area for each one square foot of building ground floor area plus one square foot of parking space for each five (5) square feet of building floor area above the first floor. No overnight parking shall be permitted in the B-1 district of any truck, bus, road equipment or other vehicle on any lot or tract of land, vacant or improved, whether an established permitted use exists thereon or not, unless such truck, bus, road equipment or other vehicle is part and parcel of the establishment wherein such parking takes places and is used by such establishment as a necessary and needful adjunct to the

conduct of its permitted use therein; shopping centers with multiple establishments shall provide parking area of not less than the ground floor area of the building.

(b) Parking spaces shall be provided in adequate number as determined by the department of building.

(c) Any person violating the provisions of this section shall be fined a minimum of one hundred dollars (\$100.00) and not to exceed seven hundred fifty dollars (\$750.00). (Code 1972, § 10-9-3; Ord. 78-37, 8-3-1978; Ord. 98-6, § 2, 2-9-1998; Ord. 98-12, § 2, 3-23-1998)

*** Sec. 12-89. B-2 Business District-Permitted Uses:**

In the B-2 business district the uses which may hereafter be established are:

(1) Taverns;

(2) Nightclubs;

(3) Restaurants serving intoxicating liquors;

(4) Dance halls;

(5) Picnic groves;

(6) Temporary carnivals and circuses operating not more than ten (10) consecutive days in any one year;

(7) Bowling alleys, roller skating rinks, practice golf driving courses, archeries, carnival devices such as merry-go-rounds, miniature railroads, pony riding tracks, circuses and commercial amusement establishments;

(8) Auto laundries. (Code 1972, § 10-10-1; Ord. 2003-22, § 1, 6-23-2003)

*** Sec. 12-90. B-2 Business District-Building Regulations:**

In the B-2 district, easement requirements shall be ten feet (10') from the rear lot line of each lot or tract of land; the setback line shall be thirty feet (30') from the front lot line. There shall be no side lot setback required except on corner lots, setback shall be thirty feet (30') from street side lot line. Building height limit shall be thirty five feet (35') from grade level. (Code 1972, § 10-10-2)

*** Sec. 12-91. B-2 Business District-Parking:**

(a) Any business establishment permitted in the B-2 District, except hotels and motels, shall provide parking space at the rate of one square foot of parking space for each five (5) square feet of building floor area above the first floor. No overnight

parking shall be permitted in the B-2 district of any truck, bus, road equipment or other vehicle on any lot or tract of land, vacant or improved, whether an established permitted use exists thereon or not, unless such truck, bus, road equipment or other vehicle is part and parcel of the establishment wherein such parking takes place and is used by such establishment as a necessary and needful adjunct to the conduct of its permitted use therein; shopping centers with multiple establishments shall provide parking area of not less than the ground floor area of the building.

(b) Parking spaces shall be provided in adequate number as determined by the department of building.

(c) Any person violating the provisions of this section shall be fined not less than twenty-five dollars (\$25.00) nor more than fifty dollars (\$50.00). (Code 1972, § 10-10-3; Ord. No. 78-38, 8-3-78)

*** Secs. 12-92-12-105. Reserved.**

*** Please note that the B-1/B-2 Zoning Districts have, since this was enacted, been combined into a single district, now referenced as B-1. A copy of the new, combined, B-1 District should be available approximately July 1, 2006. For the time being, it is suffice to state that any uses permitted under the above B-2 descriptions are now permitted under B-1.**