



# N-C Neighborhood Commercial

## Purpose Statement

The purpose of the Neighborhood Commercial district is to accommodate the wide range of retail stores and personal service establishments which cater to frequent recurring needs.

## Permitted Uses

**Agricultural Uses:** Agricultural equipment dealerships and service; commercial and private greenhouses; ponds; roadside/produce stand; wineries.

**Residential Uses:** None.

**Community, Civic, and Institutional Uses:** Daycares; hospitals, medical clinics, and human care institutions; municipal, cultural, or public uses; places of worship; public recreation.

**Commercial, Office, and Service Uses:** Banks or financial institutions; bars, taverns, or micro-breweries; business service establishments; drive-through facilities (accessory to a principal use); offices, research, or professional services; personal service establishments; places of assembly; public or self-storages; indoor recreation; restaurants; vehicle sales,

service, or rental (new and/or used); mechanical equipment sales and/or service; veterinary hospitals, clinics, or offices.

**Industrial and Extraction Uses:** Metallic mining exploration.

**Accessory, Temporary, and Other Uses:** Accessory buildings, structures, and uses; permanent use of storage/shipping containers as an accessory structure; limited outdoor sales, display or storage (accessory to a principal use); outdoor dining (accessory to a permitted restaurant use); solar energy systems for private use; small wind energy systems; wireless telecommunication facilities.

## Conditional Uses

requires Board of Adjustment approval

**Agricultural Uses:** None

**Residential Uses:** Mixed use buildings (residential with non-residential); detached, single-family dwellings.

**Community, Civic, and Institutional Uses:** Charitable or philanthropic uses; community living arrangements (all sizes); essential services and utilities; institutions for higher education, parochial schools, technical schools, colleges, and universities; facilities for a private clubs, fraternal organizations, or community groups.

**Commercial, Office, and Service Uses:** Bed and breakfasts; car washes; gas stations; motels or hotels; outdoor recreation; outdoor retail sales.

**Industrial and Extraction Uses:** None.

**Accessory, Temporary, and Other Uses:** Off-street public parking lots or garages.

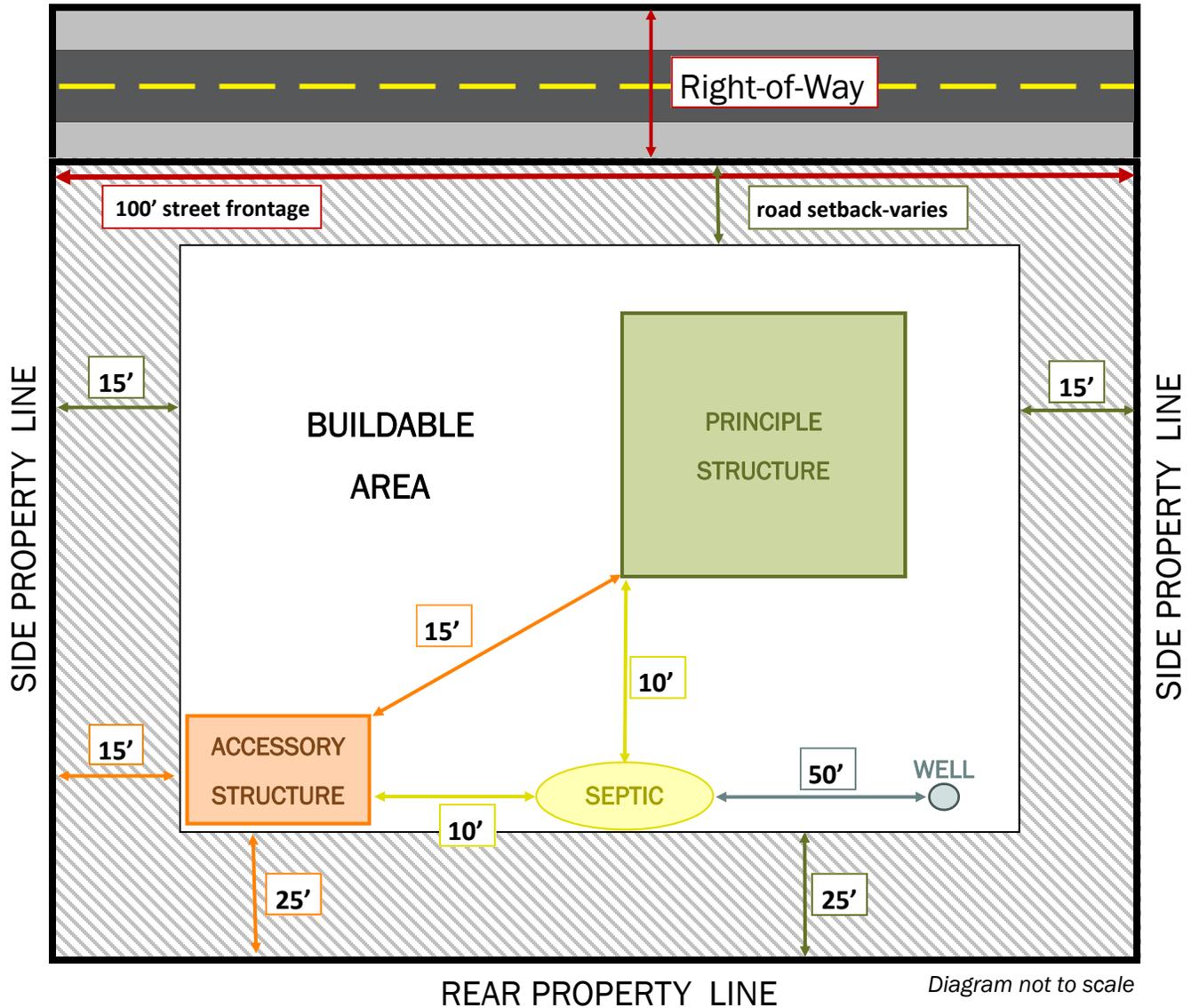
## Accessory Structures

- May be located in the rear, side, or front yard.
- Principle structure must exist prior to accessory structure.
- No maximum size.

- A conditional use permit may be applied for: Accessory building(s) exceeding the dimensional limitations of the Code (for personal/private use and/or accessory to the principal use of the lot).

## Livestock

Keeping livestock not permitted in the Neighborhood Commercial district.



### Minimum Lot Requirements

- 1 acre lot area
- 100 feet street frontage
- 80 feet building width
- 66 feet of access to a public road

### Minimum Principle Structure Setbacks

- Road setbacks (from right-of-way)
  - #50 feet—state & federal highways
  - #42 feet—county highways
  - #50 feet—town roads
- 15 feet from side property line
- 25 feet from rear property line
- 35 feet maximum height
- Side and rear property line setbacks increase when adjacent to a residential district

### Minimum Accessory Structure Setbacks

- 15 feet from principal structure
- 15 feet from side property line
- 25 feet from rear yard property line