

**SECTION 10.11 NC (NEIGHBORHOOD COMMERCIAL) ZONE****A. USES PERMITTED:** The following retail sales and service businesses:

1. Advertising agencies
2. Antique shop
3. Apparel shop
4. Art supplies
5. Automobile parts and accessory store, new
6. Automotive service and repair, providing all business activities are conducted within a completely enclosed building
7. Automotive and truck rentals
8. Bakery and bakery goods store provided the products are sold exclusively on the premises
9. Banks and other financial institutions including savings, loan and finance companies with drive-in windows
10. Barber shop
11. Beauty shop
12. Boat and marina sales and service, new and used
13. Book, stationery or gift shop
14. Bowling alley
15. Business and professional college
16. Camera and photographic supplies
17. Candy, soda fountain, ice cream stores (excluding drive-ins)
18. Carpet and rug store
19. Clinics – medical, dental, and veterinary
20. Clubs (including businessmen, YMCA - YWCA)
21. Delicatessen store
22. Department store
23. Drug store
24. Dry cleaning and laundry pickup stations
25. Drying and cleaning work
26. Eating and drinking places (excluding drive-ins)
27. Employment agencies (excluding pick-up and drop-off of temporary employees)
28. Florist shop
29. Food store and supermarket
30. Funeral home
31. Furniture store and furniture repair
32. Garden supplies
33. Glass, china or pottery store
34. Glass replacement and repair service
35. Haberdashery
36. Hardware store
37. Health clinics and health spas

38. Hobby shop
39. Household appliance store (including incidental repair)
40. Interior decorating studio
41. Jewelry store (including repair)
42. Laboratories - medical and dental
43. Laundromats - self service washing and drying
44. Leather goods and luggage store
45. Library
46. Locksmith shop
47. Music, musical instruments and records shop
48. Newspaper office, including printing
49. Office
50. Office appliances and supply
51. Off-street parking lots and/or garages
52. Opticians and optical supply
53. Package liquor and wine store
54. Paint and wallpaper store
55. Pet shop and grooming, excluding boarding and outside runs
56. Plumbing sales and repair
57. Police and fire stations
58. Post office and telegraph offices
59. Printing establishments
60. Electronics and telecommunications sales and service
61. Shoe store and shoe repair
62. Sporting goods
63. Studios for professional work or teaching of any form of fine arts, photography, music, drama and dance
64. Tailor shop
65. Taxi terminal
66. Theaters (excluding drive-in theaters)
67. Travel bureau
68. Variety stores, including notions and "Five and Ten" store
69. Gyms and Fitness Entities

B. ACCESSORY USES:

1. Customary accessory uses
2. Fences and walls, as regulated by Article XIII of this ordinance
3. Signs, as regulated by Article XIV of this ordinance

C. CONDITIONAL USES: The following uses and their customary accessory buildings or uses subject to the approval of the board of adjustment, as set forth in Section 9.14 and 18.7 of this ordinance:

1. Body-Art Services

2. Automotive and truck rental (as an accessory use)
  3. Tobacco or electronic cigarette shop
  4. Outdoor dining
  5. Nursery schools
- D. AREA AND HEIGHT REGULATIONS: No building shall be erected or structurally altered hereafter except in accordance with the following regulations:
1. Minimum Lot Area - Ten thousand (10,000) square feet
  2. Minimum Lot Width at Building Setback Line - Seventy (70) feet
  3. Minimum Front Yard Depth - Fifty (50) feet
  4. Minimum Side Yard Width - No restrictions, except when adjacent to a street, road, highway, or other right-of-way when the required width shall be the same as required for a minimum front yard depth in this zone. When buildings abut each other, firewall construction, as required by the building code, shall be required. In the event a side yard is provided, it shall never be less than fifteen (15) feet
  5. Minimum Rear Yard Depth - Fifteen (15) feet
  6. Maximum Building Height - Forty (40) feet
  7. In the case of this zone, more than one principal building, as herein defined, may be constructed on one lot
- E. OTHER DEVELOPMENT CONTROLS:
1. Off-street parking and loading and/or unloading shall be provided in accordance with Articles XI and XII of this ordinance.
  2. No outdoor storage of any material (usable or waste) shall be permitted in this zone except within enclosed containers.
  3. No lighting shall be permitted which would glare from this zone onto any street or into any residential zone.
  4. Where any yard of any use permitted in this zone abuts a residential zone, a minimum yard requirement of fifty (50) feet for each side and/or rear yard which abuts said zone shall be provided, ten (10) feet of which shall be maintained by a screening area, as regulated by Section 9.17 of this ordinance.
  5. No use producing objectionable odors, noise, or dust shall be permitted within five hundred (500) feet from the boundary of any residential zone.
  6. All business activities permitted within this zone shall be conducted within a completely enclosed building with the exception of off-street parking and loading and/or unloading areas, outdoor dining, and outdoor play areas associated with a nursery school.
  7. A site plan, as regulated by Section 9.19 of this ordinance, shall be required for any use permitted in this zone.