

## CITY COUNCIL QUESTIONS/COMMENTS

As of October 9, 2011 at 9:13 pm

### OCTOBER 10, 2011 COUNCIL MEETING AGENDA

#### **Councilman Sage**

**Item 7F:** Consent Agenda- "Petition submitted by Ryan Scritchlow requesting the Rezoning from R-1C single Family Residential District, to B-2, General Business District for the property commonly located at 1906 N. Morris Avenue"

**Questions/Comment:** "I believe the answer to this is yes, but am just confirming that our usual public notification procedures (300' mailings, 4x4 signage, etc.) were used?"

**Staff Response:** As indicated in the Council Memo, mailings were sent to property owners within 500 feet, notice was placed in the Pantagraph and signs were placed on the property.

#### **Councilman Anderson**

**Item 7F:** Consent Agenda- "Petition submitted by Ryan Scritchlow requesting the Rezoning from R-1C single Family Residential District, to B-2, General Business District for the property commonly located at 1906 N. Morris Avenue"

**Question/Comment:** "What uses are allowed in the B-2 zoning district? Can the Council restrict uses in the b-2 district?"

**Staff Response:** Attached is a list of permitted uses in B-2 Zoning. Please note, most of the least desirable uses ( i.e. apartments and liquor sales) require additional Public Hearings for approvals. Uses that can be restricted are those done by a Special Use Permit.

#### **Councilman: Sage**

**Item 9A and 9B:** Regular Agenda- "Munis Projects Status" and "Introduction to Residential Fire Sprinkler Systems"

**Questions/Comment:** "As with the Work Session Agenda. Will these two items have Suggested Discussion Times?"

**Staff Response:** Staff will limit their presentations to 10 minutes each.

Prepared by:  
Barbara J. Adkins  
Deputy City Manager

FOR EXAMPLE USE ONLY! PLEASE CONTACT ZONING OFFICER FOR OFFICIAL INTERPRETATION!

**PERMITTED USE IN THE B-2**  
**GENERAL BUSINESS SERVICE DISTRICT**

Accounting, Auditing, Bookkeeping  
Adult Bookstores (5)  
Adult Cabarets (5)  
Adult Mini-Motion Picture Theaters (5)  
Adult Motion Picture Theaters (5)  
Advertising Services  
Agency-operated Family Homes  
Agency-operated Group Homes  
Agency-supervised Homes  
Agriculture  
Airports and Landing Fields (S)  
Amphitheaters  
Amusement Centers (S)  
Animal Hospital  
Antique Stores  
Apparel Shops  
Appliance Stores  
Aquariums  
Arenas, Field Houses, Stadiums  
Art Galleries, Museums  
Art Supplies, Craft Stores  
Athletic Clubs, YMCA, YWCA  
Auction Houses  
Auditoriums, Concert Halls  
Automobile and Accessories Sales  
Automobile Rental Service  
Automobile Repair Shops  
Automobile Service Stations  
Awning, Tent, Canvas Products Sales  
Bakery Products Sales  
Ballrooms, Dance Halls  
Banking Services  
Barber Shops, Beauty Shops  
Bars, Taverns, Nightclubs  
Bed & Breakfast Establishments  
Billiard Centers, Pool Halls  
Blueprinting and Photocopying  
Boarding Schools  
Boat Sales, Service, Rental  
Book, Stationery Stores, Newsstands

Bowling Establishments  
Building Construction Services  
Business Management Consulting  
Business Schools  
Bus Passenger Terminals  
Bus Sales, Service  
Cabinet Making, Wood Working, and Furniture Repair Services (S)  
Cameras, Photographic Supplies  
Camping, Recreation Equipment Sales  
Candle Shops  
Candy, Confectionery Sales  
Carpentry Services  
Car Wash  
Children's Homes, Orphanages  
China, Glassware, Metalware Stores  
Churches, Synagogues, Temples  
Cigar, Tobacco Products Sales  
Clinics  
Collection Services  
College, University Classrooms  
Commercial Printing Services  
Commodity Contract Brokers  
Community Centers  
Computer Services  
Convalescent Homes, Rest Homes  
Convenience Establishments  
Country Clubs, Golf Clubs  
Credit Services  
Crematories (S)  
Cultural Activities  
Dairy Product Sales  
Dance Studios, Music Studios  
Day Care Centers  
Delicatessens  
Dental Services  
Department Stores  
Detective and Protective Services  
Diaper Services  
Donut Shops, Ice Cream Shops  
Draperies, Curtains, Upholstery Shops  
Dressmaking, Tailor Shops  
Drive-in Refreshment Stands  
Drug Stores  
Dry Cleaning Services  
Dry Goods, Piece Good Stores  
Duplicating, Mailing Services

Dwellings, Multiple Family (9)  
Dwellings, Single Family (S)  
Dwellings, Two Family  
Educational and Research Services  
Electrical Repair Services  
Electrical Services  
Electrical Supply Sales  
Electricity Regulating Substation  
Electronic Assemble Plants  
Employment Services  
Engineering, Architectural Services  
Equipment Rental, Leasing Services  
Exhibition - Exhibition Halls  
Exterminating - Pest Control Service  
Farm Machinery Sales and Service  
Farm Supply Stores  
Financial Services  
Fish Hatcheries, Poultry Hatcheries  
Flammable Liquid Pipelines  
Floor Covering Stores  
Florist Shops  
Food Pantry  
Forestry  
Fuel Oil Services  
Funeral Parlor, Mortuary  
Furniture Stores  
Garden Supply Stores  
Gas Regulatory Stations  
General Merchandise Stores  
Gift Shops  
Golf Course - Not Miniature Golf  
Government Services  
Greeting Card Shop  
Grocery Stores, Supermarkets  
Gun Shops  
Gymnasiums, Recreation Centers  
Hardware Stores  
Health Clubs  
Health Spas, Reducing Salons  
Heating, Plumbing Equipment Sales  
Heliports, Heliport Terminals (S)  
Hobby Shops, Toy Stores  
Homes for the Aged  
Home Maintenance Services  
Horticultural Services  
Hotels, Motels, Motor Hotels

Hospitals, Except Animal Hospitals  
Ice Rinks  
Institution for Child Care  
Institution for the Handicapped  
Insurance Services  
Irrigation Channels  
Jewelry Stores, Watch Repair  
Kennels  
Knit Goods Shops  
Laboratory, Dental and Medical  
Laboratory, Psychological  
Laundering Services  
Leather Goods Shops  
Legal Services  
Legitimate Theaters  
Libraries  
Linen Supply Sales  
Linen Supply Services  
Liquor Sales  
Lodging Houses  
Lumber Yards, Building Materials  
Mail Order Houses  
Manufactured Home Sales (S)  
Marine Craft and Accessory Sales  
Masseurs, Masseuse Services  
Medical, Health Services  
Mental Health Facilities  
Merchandise Vending Machine Sales  
Mini-warehouses (S)  
Miscellaneous Services, Not Classified Elsewhere  
Mobile Home Sales (S)  
Monument Sales  
Motels, Hotels, Motor Hotels  
Motion Picture Studios  
Motion Picture Theaters  
Motorcycle Sales and Service  
Motor Vehicle Sales, Not Elsewhere Classified  
Motor Vehicle Storage  
Music Stores, Records Shops  
News Syndicate Services  
Nursery Schools  
Nursing Homes  
Offices  
Optical Goods, Hearing Aids Sales  
Other Clubs, Not Elsewhere Classified  
Other Specialty Shops, Not Elsewhere Classified

Outdoor Advertising Services  
Packing and Crating Services  
Paint, Glass, Wallpaper Stores  
Painting, Decorating Services  
Parking Lot, Commercial  
Parking Lot, Noncommercial  
Parks, Playgrounds, Arboretums  
Penny Arcades  
Pet Shops  
Photofinishing Services  
Photographic Services  
Planetariums  
Plumbing, Heating Services  
Police Stations, Fire Stations  
Postal Services  
Pottery, Ceramic Products Sales  
Pre Schools  
Printing, Publishing, Allied Uses  
Professional Clubs, Business Clubs  
Professional Supply, Sales and Service  
Radio Broadcasting Studios  
Radio, Television Repair Services  
Radio, Television Stations - Towers  
Radio, Television Stores  
Rail Passenger Terminals  
Real Estate Services  
Record Shops, Music Stores  
Refuse Disposal Services (S)  
Rehabilitation Schools  
Religious Education Facility  
Research and Testing Services  
Restaurants, Cafeterias  
Roller Skating Rinks  
Rooming Houses  
Savings & Loan Associations  
Security and Commodity Services  
Service Clubs, Civic Clubs  
Sewage Lift Stations  
Sewage Treatment Plants (S)  
Sheltered Care Homes  
Shoe Repair Services  
Shoe Stores  
Sign Painting Services  
Ski Mobile Sales, Service  
Social Clubs, Lodges  
Specialty Food Shops

- (1) The use is allowed as an accessory use provided it does not occupy more than 40% of the floor area within a principal use.
  - (2) The use is allowed as an accessory use provided it does not occupy more than 25% of the floor area of a floor within the principal use.
  - (5) The use is allowed providing:
    - a. The lot line in question is at least 1000 feet from the lot line of an; Adult bookstore, Adult Cabaret, Adult Drive-in, Adult Mini-motion Picture Theater, or an Adult Motion Picture Theater.
    - b. The lot line of the lot in question is at least 500 feet from a boundary line of any residence district.
    - c. The lot line of the lot in question is at least 500 feet from the lot line of any lot being used for a; Day Care Center, Children's Home, Orphanage, Agency-operated Family Home, Childcare Facility, Foster Care Home, Institutional Home for the Care of Children, Nursery School, Elementary School, Junior High School, Senior High School, Park, Playground, Gymnasium, Recreation Center, Place of Worship, or Hospital.
  - (9) The use is :
    - a. A special use if the lot was rezoned to C-1, B-1, or B-2 after 8-26-1996.
    - b. A permitted use if the lot was zoned C-1, B-1, or B-2 on or before 8-26-1996 or would be zoned C-1, B-1, or B-2 under terms of an annexation agreement in effect on or before 8-26-1996.
  - (10) The use is allowed as a permitted use provided that the maximum height of the Telecommunication Antenna Facility shall not exceed one (1) foot for each two (2) feet that such Telecommunication Antenna Facility is set back from "protected residential property."
- (S) the use is allowed in the zoning district only as a special use subject to Division 10 of the Zoning Ordinance.

revised 10-17-2001