

Chapter 16.26

C-C CONVENIENCE/COMMERCIAL ZONE

Sections:

16.26.010 Uses permitted outright.

16.26.020 Conditional uses.

16.26.030 Development standards.

16.26.010 Uses permitted outright.

Uses permitted outright in the C-C zone shall be as follows:

A. Convenience commercial enterprises having no more than four thousand square feet of floor area including:

1. Retail stores;
2. Barber or beauty shop;
3. Service station not operating after ten p.m. or before six a.m.;
4. Similar appropriate commercial uses as determined by the Planning Commission.

B. Minor public facilities. (Ord 740 section 10.3.26(A), 1984; Ord 1237, 2007)

16.26.020 Conditional uses.

Conditional uses in the C-C zone shall be as follows:

A. Other commercial uses;

B. Dwelling units;

C. Attached WTS facilities (see 16.08.120).

D. Major public facilities. (Ord. 740 section 10.3.26(B), 1984; Ord. 981 section 24, 1997; Ord. 1237, 2007)

16.26.030 Development standards.

The following subsections indicate the required development standards of the C-C zone:

A. Minimum lot area: none;

B. Minimum width and frontage: none;

C. Minimum yard requirements:

1. Street yard: twenty feet.
2. Interior yard: none, except ten feet where adjoining a residential zone;

D. Maximum building height:

1. Freestanding signs: thirty feet;
2. All other structures: forty-five feet.

E. Maximum lot coverage: sixty percent;

F. Other regulations:

1. Vision clearance distances shall be fifteen feet from any alley and thirty feet from any other street or railroad.
2. Except in cases where existing building locations or street width necessitate a more narrow design, sidewalks eight feet in width shall be required:
 - a. In those locations where angle parking is permitted abutting the curb, and
 - b. For property frontage along Highway 99-E.
3. All setbacks to be measured from the foundation line of the building. Overhangs shall not exceed two feet. (Ord. 830 section 5, 1989; Ord. 802 section 7 [part], 1987, Ord. 740 section 10.3.26 (C), 1984; Ord 1237, 2007)