

J) Limited Business (B-1).

1. **Purpose.** The B-1 district is intended to provide for professional office uses, personal services uses and retail service uses which dispense convenience goods and services directly to consumers on the premises. The B-1 district is a stand-alone district and is not a part of a hierarchy system of zoning. For example, what is permitted in the R-4 district is not permitted in the B-1 district. Only those uses and development standards that are expressly permitted and noted herein apply to the B-1 district. Charlestown encourages creative development solutions that build community character and reflect the community’s vision; refer to the Planned Unit Development District that would allow for greater flexibility and creative development options.
2. **Application & Processing.**
 - a. Development Plan Required. *See Chapter 6.D: Development Plans.*

3. **Uses.**

a. Permitted Uses	
<ul style="list-style-type: none"> • Accounting, Auditing, & Bookkeeping Service • Advertising Agencies • Agricultural Credit Institutions • Animal Day Care Facility • Antique Store • Apparel Shop, Shoes, Custom Tailoring • Art & Music Schools • Attorney Services • Auto License Bureaus • Automobile Parts Supply • Automobile Repair, Service Station • Bait Sales • Banks & Branch Banks • Barber Shop, Beauty Shop • Bed & Breakfast • Bicycle Shops • Billiard & Pool Establishments • Blood Banks • Blueprinting & Photocopying • Bond & Mortgage Company • Book & Stationary Store • Boutique Shop • Bowling Alleys • Business Associations • Café & Coffee Shop 	<ul style="list-style-type: none"> • Cafeteria, Restaurant and Catering • Camera & Photographic Supply • Candy, Nut & Confectionary • Carpet Store • Cemetery or Crematory • Charitable Institutions • China, Glassware, Metalware • Church or Temple • Civic, Social or Religious Organizations • Coin Operated Laundry & Dry-cleaning • Collection Agencies • Commercial Testing Laboratories • Counselor-At-Law • Dance Halls, Studios & Schools • Department Store • Detective Agencies & Protective Services • Diaper Service • Dinner Theater • Disinfecting & Exterminating Services • Drapery, Curtain & Upholstery • Dressmaking

- Dine-in & Drive-Thru Restaurants
- Drug Store
- Electrical Repair Shop
- Electrical Supply Store
- Elementary & Secondary Schools
- Engineering & Architectural Services
- Florists, Furriers
- Fraternity, Sorority or Student Housing
- Fruits & Vegetable Sales
- Fuel Dealers
- Furniture Store
- Garden Supply Store
- Gift, Novelty & Souvenir Shops
- Grocery, Bakery, Meat & Fish
- Group Residential Facility
- Hardware or Variety Store
- Health Clinic
- Hobby, Toy & Game Shops
- Household Appliances, Furniture
- Indoor Recreation Facility
- Insurance Agents, Brokers & Service
- Interior Decorating Services
- Jewelry or Leather Store
- Liquor Store
- Lodge or Private Club
- Lumber & Building Materials Dealer
- Medical & Dental Laboratories
- Medical Office
- Monument Sales
- Mortuary or Funeral Parlors
- Motion Picture Theater
- Municipal or Government Buildings
- Museum & Art Gallery
- Music & Video Store
- News Dealers
- Newspaper Publishing
- Nursing Home
- Optician Shop
- Office Supply Store
- Paint, Glass & Wallpaper Store
- Parking Garage or Off-Street Parking Facilities
- Passenger Car Rental
- Pet Shops
- Photographic Studio
- Plant Nursery
- Plumbing, Heating & Air Conditioning Dealer
- Private Employment Agencies
- Professional Office
- Real Estate Services
- Reducing & Health Salons
- Shoe Repair
- Skating
- Sporting Goods
- Stenographic Service
- Stock Brokers & Dealers
- Studio Business
- Tailoring & Pressing Shops
- Temporary Help Supply Services
- Tire, Batter & Accessory Dealers
- Tobacco Stores
- Trade or Business Schools
- Travel Agencies
- Truck Sales, Rental, Leasing, Repair
- Upholstery or Furniture Repair Store
- Watch, Clock & Jewelry Repair
- Wholesale Business

b. Special Exceptions

- Colleges, Junior Colleges, Universities & Technical Institutes
- Golf & Country Clubs
- Hospital
- Microbrewery & Winery
- Police, Postal or Fire Station
- Public Water Wells, Water Stations, Filtration Plants
- Publicly Owned Park or Recreational Facility
- Stable, Private
- Telephone Exchange, or Public Utility Station
- Wireless Communication Facility

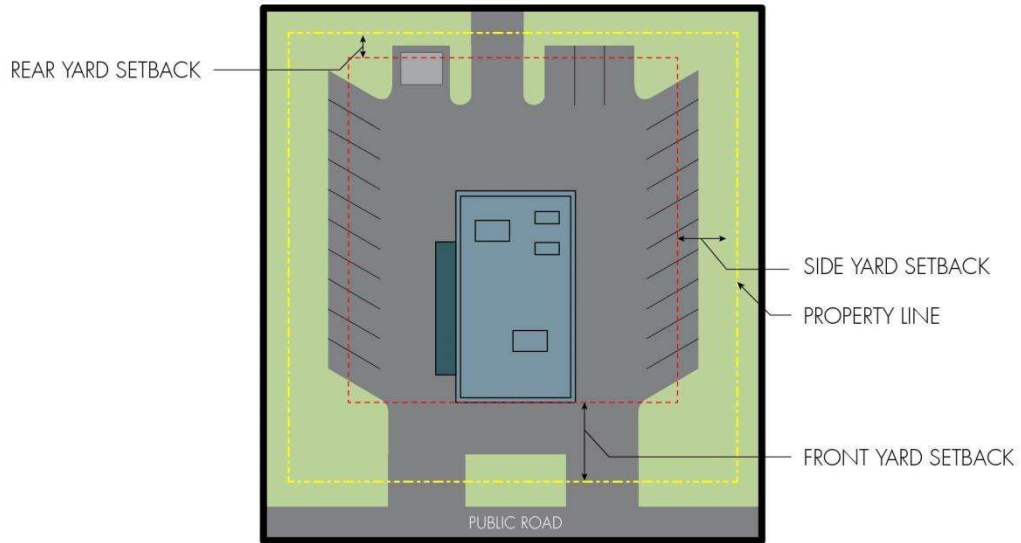
c. Accessory Uses.

- See *Chapter 3.G.2: Accessory Structures.*

4. Development Standards.

Development Standards (B-1)	
Structure Standards	
Maximum Height of Buildings	30 ft
Minimum Ground Floor Area	870 sq ft
Minimum Distance Between Buildings	24 ft
Lot Standards	
Minimum Lot Width	100 ft
Minimum Road Frontage	50 ft
Minimum Lot Area	10,000 sq ft
Minimum Front Yard Setback	20 ft
Minimum Side Yard Setback	15 ft
Minimum Rear Yard Setback	15 ft
Minimum Open Space	10%
Maximum Lot Coverage	75%
Utility Standards	
Municipal Water & Sewer Req.	Yes

LIMITED BUSINESS (B-1) DEVELOPMENT STANDARDS



5. **Parking, Loading & Unloading.**
 - a. See *Chapter 3.D: Parking & Loading.*
6. **Landscaping Standards.**
 - a. See *Chapter 3.A: Landscaping & Bufferyards.*
7. **Lighting Standards.**
 - a. See *Chapter 3.B: Lighting.*
8. **Signage Standards.**
 - a. See *Chapter 3.E: Signs.*