

PART 3. COMMERCIAL ZONES

Sections:

Division 1. Uses Permitted
 § 9131.1 Uses Permitted.

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Uses are permitted in the commercial zones as indicated in the following table:

USES PERMITTED IN COMMERCIAL ZONES

Legend

- X. Automatically permitted use.
- L. Automatically permitted use provided special limitations and requirements are satisfied as noted herein or in Division 8 of this Part.
- D. Use permitted subject to the approval of the Director.
- LD. Use permitted provided special limitations and requirements are satisfied as noted herein, in Division 8 of this Part and in Division 8 of Part 2, and subject to the approval of the Director.
- C. Use permitted upon approval of a conditional use permit.
- CC. Use permitted upon approval of the City Council as prescribed, under other provisions of the Carson Municipal Code.

All commercial uses permitted by this Part shall be subject to the requirements contained in CMC 9172.23, Site Plan And Design Review, except temporary uses (See CMC 9131.1). (Ord. 84-704)

	ZONES					
	CN	CR	CG	CA	MU-CS	MU-SB
Retail Sales:*						
* Alcoholic beverage sales, food services, and vehicle services are listed under separate headings.						
Department stores, variety stores, and specialized stores for apparel, items for personal use, household items, plants and flowers, and supplies and small equipment for businesses, including antiques** but no other secondhand items. Swap meets and flea markets, as defined in CMC 9191.670, are prohibited.	X	X	X		X	X
** Incidental restoration permitted.						
Indoor mini-mart, auction house. (Ord. 86-763U, § 1; Ord. 87-813, § 1)				C	C	
Building materials other than ornamental brick, stone, tile, or flagstone. (Incidental storage of sand, gravel, or rock limited to 2,000 tons total.)				L	L	
Ornamental brick, stone, tile or flagstone. (See CMC 9133.)					C	
Monuments, tombstones, statuary.					X	
Feed and grain.					X	
Secondhand store, pawn shop.					X	
Retail Services:*						
* Alcoholic beverage services, food services, and vehicle services are listed under separate headings.						
Personal Services:						
Barber shop, beauty shop, reducing salon, manicure parlor.		X	X	X	X	X
Clothing services – laundry or dry cleaning agency, self-service laundry or dry cleaning, hand laundry, sponging and pressing, tailor, dressmaker, seamstress, shoe repair.		X	X	X	X	X
Animal services – dog clip and wash, veterinary office or clinic (no animal hospital or kennel).	X	X	X		C	C

Mortuary. (See CMC 9133.)						C
Adult business. (See CMC 9133 and 9138.9.)						C C
Massage service (See CMC 63134, 63135, 9133 and 9138.91)	C	C	C			C
Tattoo service (See CMC 9133 and 9138.92)						C C
Mechanical and repair services:						
Locksmith,* watch repair, small appliance repair, radio and television repair, bicycle repair.	X	X	X		X	X
Fix-it shop.*	X		X			X
Furniture redecorating, restoration and upholstering; glass repair, installation or glazing; screen repair; plumbing shop; lawnmower sharpening.			X			X
*Incidental lawnmower sharpening permitted.						
Parcel delivery service.		X	X			X
Graphic arts services:						X
Copying, addressographing, mimeographing, photostating, instant printing, blueprinting, silk screening, photography,** picture framing.***	X	X	X		X	X
Photo-finishing, film developing.			X			
**Incidental photo-finishing and film developing permitted.						
***Incidental frame construction permitted.						
Studios:						
Costume design, interior decoration, photography, writing, drama, dance, music, arts and crafts (including stained glass).	X	X	X			X
Stained glass assembly.			X			X
Radio, television, recording.		X	X			X
Motion pictures – indoor. (See CMC 9133.)			C			
Offices:						
Business, professional, financial, insurance, real estate, utility payments, telegraph, telephone answering service, messenger service, advertising, newspaper or publishing (no printing), ticket agency, travel agency, employment agency, collection agency, detective agency, security service, bail bondsman.	X	X	X		X	X
Wholesale business, manufacturer's agent, broker (no storage or deliveries other than samples).	L	L	L			X
Food Sales and Service:*						
*Alcoholic beverage sales and services are listed under separate headings.						
Restaurant* (including refreshment stands, soda fountain, drive-in or drive-through restaurants). (See CMC 9133.)	X	X	X	C	X	L
Food store – grocery, fish, meat, fruits and vegetables, retail bakery, pastry, candy, health food, take-out food, tobacco shop.	X	X	X		X	X
Poultry shop (no live poultry or slaughtering).	L	L	L			X
Food catering (only direct retail sales or retail distribution).	X		X		X	X
Dog or cat food catering (retail only).			X		X	X
Alcoholic Beverage Sales and Services:						
Alcoholic beverage sales in conjunction with a department store or supermarket.	X	X	X		X	
Alcoholic beverage sales in conjunction with variety store, drug store, mini-market, drive-through market, food store or grocery store excluding a supermarket, take-out food, liquor store (subject to the requirements of CMC 9138.5).	C	C	C	C	C	C
Alcoholic beverage sales and service in conjunction with cocktail lounge, bar, arcade, pool hall, billiards, card room, bowling alley, indoor theater, night club, and an eating establishment other than a bona fide restaurant (subject to the requirements of CMC 9138.5).	C	C	C		C	C

Alcoholic beverage sales and service in conjunction with a bona fide restaurant.	X	X	X	X		X		X
Vehicle Sales and Service:								
Sales:								
Automobile service station, subject to the requirements of CMC 9138.12. (See CMC 9133.)	L	L	L	C				
Automobile laundry, subject to the requirements of CMC 9138.13.	C	C	C					
Automobile parts (new).*	X	X	X					X
Motorcycles or motorscooters (new).* (See CMC 9138.15.)		X	X					X
Automobiles, recreation vehicles, and trucks not over 2-ton capacity (new).* (See CMC 9138.15.)		L	L					
Automobiles, recreation vehicles, and trucks, not over 2-ton capacity, motorcycles or motorscooters (used).* (See CMC 9138.15.)				L				
Recreation vehicles, over 2-ton capacity (new)*. (See CMC 9133 and 9138.15.)		X	C	L				
Recreation vehicles, over 2-ton capacity (used).* (See CMC 9133 and 9138.15.)			C					
Travel trailers or trailers, not over 2-ton capacity (new).*		L	L					
Travel trailers or trailers, not over 2-ton capacity (used).*				L				
Trucks, trailers, over 2-ton capacity (new).* (See CMC 9133.)		X	C					
Trucks, trailers, over 2-ton capacity (used).* (See CMC 9133.)				C				
Boats and accessory equipment.				L				

*See CMC 9132.2 for incidental uses permitted. Also subject to the provisions of CMC 9138.2.

Rental and Leasing:

All vehicles up to 2-ton capacity.				L				
All vehicles over 2-ton capacity. (See CMC 9133.)				C				
Recreational vehicles. (See CMC 9138.15(c).)						L		
Repair of all vehicles up to 2-ton capacity (no boats):								
Minor repair as defined in CMC 9138.11 and subject to the provisions of CMC 9138.2. (See CMC 9133.)			C	L				C
Major repair as defined in CMC 9138.11 and subject to the provisions of CMC 9138.2 and 9138.15 (for CA Zone only).* (See CMC 9133.)			L	C				C
Transportation-Related Uses:								
Automobile parking lot or parking building (no long-term vehicle storage, no storage of inoperable vehicles).	X	X	X				X	
Shared parking facilities. (See CMC 9133.)	C	C	C	C			C	C
Passenger station – bus or rail; taxi stand.	X	X	X	X				
Heliports, helistops.			C	C				
Access to other property lawfully used for purposes not permitted on subject property:								
Access to residential use.	X	X	X	D				
Access to nonresidential use, provided the Director finds no available alternative access is preferable and the character of the area will not be adversely affected.				D	D			
Communications and Utilities:								
Post office.	X	X	X					
Oil wells. (See CMC 9128.6.)				C				
Telephone exchange.				X				
Amateur radio station.	X	X	X					
Gas distribution meter or control station (landscaping or screening required to the satisfaction of the Director).	L	L	L	L				
Gas measurement station (not less than 300 feet from any residential zone, public school, public park, hospital or long-term health care facility). (See CMC 9133.)	C	C	L					

Electric distribution substation. (In the CG Zone, landscaped yard areas to the satisfaction of the Director to be provided adjacent to street rights-of-way. Facilities to be enclosed by solid fence or wall in accordance with applicable regulations of the State of California and other local regulations.) (See CMC 9133.)	C	C	L		
Pumping station, water well. (In the CG Zone, landscaping of site and screening of facilities required to the satisfaction of the Director.) (See CMC 9133.)	C	C	L		
Water reservoir. (See CMC 9133.)	C	C	C		
Education:					
Elementary or secondary school – public or private; professional school; business school; barber or beauty school; school of arts, crafts, dance, photography, writing, drama or music.	X	X	X	X	
Physical training school – gymnastics, martial arts.	X	X	X	X	X
Swimming school – indoor or outdoor.		X	X		
Recreation:*					
*Alcoholic beverage sales and services are listed under separate headings.					
Pool hall, billiards, card room, bowling alley, gymnasium.	X	X	X	X	X
Arcade (subject to the requirements of CMC 9138.4).	C	C	C		
Public park or playground.	X	X	X		
Driving skill course.		C	C		
Indoor rink – roller skating, skateboards, ice skating.	X	X	X		
Outdoor rink – roller skating, skateboarding, ice skating.		X			
Lawn bowling, croquet courts.		X	X		
Small private recreational facilities. (Site limited to one acre or less in the CR Zone.) May include buildings, park, playground and picnic area.		L	X		
Large private recreational facilities – indoor or outdoor facilities (but not more than 1,000 spectator seats total):					
Badminton, handball, racquetball, squash courts.	X		X		
Swimming pool.		X	X		
Tennis court, volleyball court, polo field, athletic field, miniature golf.			X		
Golf driving range, pitch-and-putt course, golf course, subject to the limitations of CMC 9138.3.			L		
Public Assembly:*					
*Alcoholic beverage sales and services are listed under separate headings.					
Church, temple, or other place of religious worship. (In the CR Zone, see CMC 9138.22 and 9182.25.)	X	L	X		
Auditorium, meeting hall, wedding chapel.		X	X		
Community center, lodge hall, private club.	X	X	X		
Indoor theater (motion picture or live stage), night club.	X	X	X		
Outdoor theater (live stage, not a drive-in).		X			
Public and Quasi-Public Uses:					
Fire station, police station, library, museum.	X	X	X	X	
Archaeological dig, provided the Director determines there is a reasonable prospect that significant scientific, cultural or historical information will be obtained from the site.	D	D	D		
Health Services:					
Hospital – general acute care, acute psychiatric; long-term health care facility. (See CMC 9133.)			C		
Medical or dental laboratory. (In the CN or CR Zones only permitted as an incidental use in a medical/dental office building or clinic.)	L	L	X		

Medical or dental office or clinic, public health center.	X	X	X		X	X
Optical services (for the fitting, grinding or mounting of eyeglasses).	X	X	X			X
Pharmacy.	X	X	X			X
Ambulance service.			C			
Day Care:						
Community day care facility.	X	X	X			X
Residential Uses:						
Multiple-family residential and residential condominiums within the Mixed-Use Residential (MUR) Overlay District on lots with a minimum 100-foot street frontage.	C	C	C		C	C
Mixed-use (commercial/residential) development within the Mixed-Use Residential (MUR) Overlay District on lots with a minimum 100-foot street frontage.	C	C	C		C	C
Mobile home park. (See CMC 9128.2.)	C	C	C		C	
Group quarters for members of a religious order (convent, rectory, monastery, etc.).			X			
Community residential care facility, boarding or rooming house, fraternity or sorority house, dormitory, residential hotel or similar group quarters, motel units with kitchens. (See CMC 9133.)				C		C
Transient Hotel:						
Transient hotel, motel	C	C	C			
Agricultural Uses:						
Cultivation and/or sale of plants including nursery,* orchard, vineyard, field crops, flowers, greenhouses, lathhouses and similar activities (no mushroom farm).			X			
* Incidental lawnmower sharpening permitted. Also repair and rental of garden tools.						
Boats and accessory equipment.		C	L			
Electronic message center signs. (See CMC 9136.7, also CMC 9138.15(E)(3)(c) for CA only.)	C	C	C	C		
Temporary Uses:						
Election campaign office in a trailer. (Not permitted earlier than 90 days before the election. To be removed within 14 days after the election.)				L		
Office or other permitted commercial use in a trailer or other mobile unit. (Permitted for a period not exceeding 6 months during construction of a building on the same lot while a building permit is in effect. The Director may approve reasonable time extensions if he finds construction is proceeding in good faith.)	L	L	L	L	L	L
Storage of construction materials and equipment at a construction site without the screening which would be required for permanent outdoor storage (only during the period a building permit is in effect).	L	L	L		L	L
Subdivision directional sign. (See CMC 9128.31 – 9128.35.)	LD	LD	LD			LD
Sidewalk, parking lot, and tent sales. (See CMC 9138.8.)	D	D	D		D	D
Fireworks stand. (See CMC 3101.0 – 3101.10.)	CC	CC	CC		CC	D
Carnival, mechanical rides, pony rides, outdoor festival and similar uses. (See CMC 63119 and 63119.1.)	CC	CC	CC			
Circus, rodeo. (See CMC 63120; and Animal Control Ordinance, CMC 3300 – 3301.)		CC				
Christmas tree sales, pumpkin sales.	X	X	X		D	D
Yard sales. (See CMC 4600 – 4606.)	L	L	L		L	L
Tent revival.	CC	CC	CC			
Sales:		L	L			

Auctions for used automobiles, recreational vehicles, travel-trailers, trucks or trailers, not over 2-ton capacity, motorcycles or motorscooters, subject to the requirements of CMC 9138.21.

Outdoor Advertising:

Outdoor advertising sign in the electronic marquee signage (EMS) overlay district, subject to the requirements of CMC 9138.71. L

Wireless Telecommunications Facilities:

Minor wireless telecommunications facilities, subject to the requirement of CMC 9138.16. L L L L L

Major wireless telecommunications facilities, subject to the requirement of CMC 9138.16. C C C C C

Any person, firm or corporation violating any provision of this Section shall be guilty of an infraction and shall be punishable as provided in Chapter 2 of Article I of this Code. (Ord. 79-479, § 7; Ord. 78-438; Ord. 78-431; Ord. 78-446; Ord. 80-517, § 1; Ord. 80-532, § 4; Ord. 81-585, § 2; Ord. 82-602, § 2; Ord. 82-621, § 1; Ord. 83-637U, § 1; Ord. 83-643, § 1; Ord. 84-685, § 1; Ord. 88-857, § 1; Ord. 90-915, § 1; Ord. 92-985, § 1; Ord. 93-1001, § 1; Ord. 94-1035U, §§ 2, 3; Ord. 94-1037, §§ 2 – 4; Ord. 94-1039, § 2; Ord. 96-1085, § 1; Ord. 97-1115, § 1; Ord. 02-1245, § 2; Ord. 02-1251, § 1; Ord. 03-1279, § 2; Ord. 03-1284, § 2; Ord. 04-1322, § 1)