

**PERMITTED USES IN HB (HIGHWAY BUSINESS)
ZONING IN IREDELL COUNTY**

Residential Uses:

- v Accessory buildings & structures incidental to a permitted use as regulated by Section 3.9.
- v Bed & breakfast. **See SR 1**
- v Bona fide farm building
- v Family care home (6 or less). **See SR 8**
- v Family day-care home (5 or less). **See SR 8**
- v Farm building. **See SR 55**
- v Kennel, private

Recreational Uses:

- v Amusement arcades and indoor places of entertainment; including bowling alleys, pool rooms, skating rinks & batting cages.
- v Associations or organizations; social & fraternal.
- v Auditorium, assembly hall; indoor theaters.
- v Batting cages, outdoor. **See SR 15**
- v Bingo games.
- v Dance studios & schools, including aerobics.
- v Dance halls, including night clubs.
- v Fortune tellers, astrologers.
- v Golf course, including pro shop. **See SR 17**
- v Golf driving ranges. **See SR 15**
- v Martial arts instructional schools.
- v Miniature golf facilities. **See SR 15**
- v Physical fitness centers.
- v Public parks.
- v Recreation facilities, public.
- v Recreation facilities, private; including country clubs, private neighborhood parks & multi-family recreation areas where the principle use is permitted in a zone.
- v Swim & tennis clubs. **See SR 20**
- v Swimming pool, private. **See SR 20**

Educational & Institutional Uses:

- v Ambulance services.
- v Cemetery. **See SR 21**
- v Churches, synagogues, & other associated activities. **See SR 21**
- v Colleges or universities. **See SR 22**
- v Day care centers, nursery, kindergarten (6 or more). **See SR 23**

- v Governmental offices & facilities.
- v Hospitals, public & private. **See SR 22**
- v Libraries.
- v Museums & art galleries.
- v Nursing & convalescent homes; congregate & group care. **See SR 22**
- v Orphanages and similar philanthropic institutions.
- v Post offices.
- v Retreat centers, non-profit. **See SR 22**
- v Schools, including public schools & private schools, having a curriculum similar to those given in public schools. **See SR 22**
- v Schools, specialty training, such as cosmetology, vocation or trade services, not elsewhere classified.

Business, Professional, & Personal Services Uses:

- v Accounting, auditing, or bookkeeping.
- v Administrative or managerial services.
- v Advertising agencies or representatives.
- v Agencies & offices rendering specialized services not involving retail trade such as real estate, insurance, advertising, architecture, engineering, & accounting and not listed elsewhere.
- v Animal clinics & hospitals, including totally enclosed kennels operated in connection with animal clinics or hospitals.
- v Animal grooming (no boarding or outdoor kennels)
- v Animal shelter. **See SR 54**
- v Automobile parking lots & facilities for permitted uses in the district.
- v Automobile parking (commercial).
- v Automobile rental & leasing.
- v Automobile repair & service (excluding storage of wrecked or junked vehicles).
See SR 24
- v Automobile washing facilities.
- v Banking, including loan offices, investment houses, & ATMs
- v Barber & beauty shops.
- v Bus stations.
- v Chiropractors offices.
- v Clothing alterations or repairs.
- v Communicative facilities, including radio & television broadcasting excluding towers that exceed the height limits.
- v Computer maintenance & repairs.
- v Computer services.
- v Contractors offices (no storage).
- v Convenience food stores.
- v Dental offices & laboratories.

- v Doctor offices & laboratories.
- v Drive-in theaters. **See SR 27**
- v Dry cleaning & laundry facilities.
- v Economic, socio., or educational research.
- v Employment agencies, personnel agencies.
- v Equipment rental & leasing.
- v Equipment repairs, light.
- v Farm type enterprises. **See SR 28**
- v Finance or loan offices.
- v Fraternal organizations.
- v Freezer lockers.
- v Funeral homes.
- v Insurance agencies.
- v Internal service facilities, incidental to permitted uses, including cafeterias, day care facilities, snack bars, pharmacies, optical stores, similar retail activities when conducted, solely for use of employees, patrons, or occasional visitors; provided, such activities are within the principle building & advertising for it is not permitted beyond the premises.
- v Laundromats.
- v Law offices.
- v Locksmith shops, including repair.
- v Medical, dental, or related offices.
- v Medical or dental laboratories.
- v Motels & hotels.
- v Motion pictures productions.
- v Mini-warehouse. **See SR 30**
- v Noncommercial research organizations.
- v Office not classified elsewhere (no retail).
- v Optometrists & ophthalmologists.
- v Photocopying & duplicating services.
- v Photo finishing laboratories.
- v Photography studio.
- v Picture framing shop.
- v Private clubs.
- v Psychologist offices.
- v Real estate offices.
- v Recreational vehicle parks or campsites. **See SR 32**
- v Rehabilitation or counseling services.
- v Service stations (not including truck stops). **See SR 24**
- v Shoe repair or shoeshine shops.
- v Signs as regulated by Article XI.
- v Stock, security or commodity brokers.
- v Structures & uses clearly incidental to a permitted use.

- v Tanning salons.
- v Taxi terminals.
- v Taxidermists.
- v Travel agencies.
- v Truck & utility trailer rental, sales & leasing, light.
- v Upholstering & furniture refinishing.
- v Utility company offices.
- v Vocational, business or secretarial schools.
- v Watch or jewelry repair shops.

Retail Trade Uses:

- v ABC sales for on premises consumption; bar. **See SR 33**
- v Antique shops.
- v Apparel sales.
- v Appliance sales & service.
- v Art studios & galleries.
- v Arts & crafts sales.
- v Automobile & truck dealers; new & used.
- v Automobile parts & supply store.
- v Bakeries, retail.
- v Bicycle sales & repair.
- v Boat dealers; sales & repair.
- v Book stores.
- v Building supply dealers, specialty shops and other.
- v Camera & photography; sales & service.
- v Candy stores.
- v Carpet sales & storage.
- v Catalogue stores.
- v Clothing shops.
- v Computer sales.
- v Dairy products stores.
- v Department & variety stores.
- v Drug stores & pharmacies.
- v Electronic product sales.
- v Fabric or piece goods stores.
- v Farmers or produce markets.
- v Floor covering, drapery or upholstery.
- v Florist shop.
- v Fuel oil sales.
- v Furniture sales.
- v Furniture repair, including upholstery.
- v Garden centers or retail nurseries.

- v Gift, novelty, & souvenir shop.
- v Grocery store.
- v Hardware store.
- v Hobby & toy stores.
- v Home furnishings, miscellaneous.
- v Jewelry sales & repair.
- v Leather goods sales.
- v Lighting goods sales.
- v Liquor stores.
- v Miscellaneous retail sales.
- v Mobile home sales & service.
- v Music stores including instrument repair.
- v Newsstands.
- v Office supply store.
- v Optical goods sales.
- v Paint, glass, & wallpaper stores.
- v Pawn shops.
- v Pet stores.
- v Radio & television, stores & repairs.
- v Record & tape stores.
- v Recreational vehicles, sales & service.
- v Restaurants.
- v Retail sales & service where not classified elsewhere, and where all retail sales & services are conducted within an enclosed building.
- v Retail sales & service not classified elsewhere including outdoor storage.
- v Service stations, gasoline (no major repair). **See SR 24**
- v Shoe sales and/or repair.
- v Shopping centers & malls.
- v Sporting goods stores.
- v Tire dealers & service.
- v Tobacco stores.
- v Video tape rental & sales.
- v Woodworking shops, retail.

Manufacturing and Industrial Uses:

- v Printing & publishing.

Public Works Facilities, Utilities, & Infrastructure Uses:

- v Electric transmission distribution poles, towers supporting cable, lines, & related appurtenances.
- v Governmental public works facilities, utilities, infrastructure & appurtenances.
- v Natural gas distribution lines & related appurtenances.

- v Sewage collection lines, pump stations & appurtenances.
- v Sewage treatment plants, non-governmental public. **See SR 49**
- v Telephone & television cable poles, towers supporting cable, lines, & related appurtenances.
- v Water distribution lines, booster pumps, storage facilities & appurtenances.
- v Water treatment plants, non-governmental public. **See SR 49**
- v Wireless telecommunications towers & facilities. **See SR 50**

*Please call the Iredell County Planning Department for information on SR (special requirement) numbers, special use permits, or any other questions that you have.