

City of New Ulm

B-3 General Business District

Zoning Fact Sheet

Purpose:

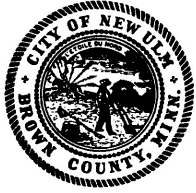
Section 9.11.1

The B-3 General Business District is designed to accommodate the central retail and office activities, which are of city-wide and of regional significance with a wide variety of retail shopping opportunities. The retail and office uses that are allowed in this district are those that are basically retail in nature in order that a convenient, compact regional shopping area can be provided.

Permitted Uses

Section 9.11.2

- A. Any use permitted in the B-1 Limited Business District, except that no dwelling shall be permitted.
- B. Animal or pet shops.
- C. Antique or gift shops.
- D. Apparel shops.
- E. Appliance stores.
- F. Art and school supply stores.
- G. Artists' studios.
- H. Bakery or pastry shops selling retail only.
- I. Banks, savings institutions.
- J. Barber or beauty shops.
- K. Beverage stores.
- L. Bicycle sales and repair shops.
- M. Billboards, as regulated by section 9.14.
- N. Billiard or pool halls.
- O. Book or stationery stores.
- P. Bowling centers.
- Q. Bus stations.
- R. Business, commercial, or trade schools.
- S. Camera or photographic supply stores.
- T. Candy, ice cream, soft drink, or confectionery stores, excluding drive-in type of service.
- U. Carpet and rug stores.
- V. Clinics, for people only.
- W. Clothing or ready-to-wear stores.
- X. Commercial radio or television broadcasting stations or transmitting stations.
- Y. Dancing schools.
- Z. Delicatessens.



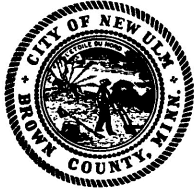
City of New Ulm

B-3 General Business District

Zoning Fact Sheet

**Permitted Uses
Continued
Section 9.11.2**

- AA. Department stores.
- BB. Drug stores.
- CC. Dry cleaning or laundry collection stations.
- DD. Dry goods or notion stores.
- EE. Electrical appliance stores.
- FF. Employment agencies.
- GG. Florists or gift shops.
- HH. Frozen food lockers for individual or family use.
- II. Furniture stores.
- JJ. Grocery, fruit, vegetable or meat stores.
- KK. Hardware stores.
- LL. Heliports.
- MM. Hobby stores.
- NN. Hotels.
- OO. Jewelry stores.
- PP. Launderettes or self-service laundries.
- QQ. Leather goods and luggage shops.
- RR. Libraries.
- SS. Loan and finance companies.
- TT. Medical supply stores.
- UU. Music studios and musical instrument stores.
- VV. Newsstands.
- WW. Offices, business or professional, including ticket sales.
- XX. Optical and dental laboratories.
- YY. Paint, wallpaper stores.
- ZZ. Photographers' studios.
- AAA. Physical culture and health clubs, gyms.
- BBB. Pipe and tobacco shops.
- CCC. Plumbing, television, or radio repair, when operated as an accessory use to a retail sales establishment.
- DDD. Postal substations and post offices.
- EEE. Printing, lithographing, publishing, blue printing, and photocopying.
- FFF. Record shops.
- GGG. Restaurants, tea rooms, cafes, taverns, excluding drive-in types of service.



City of New Ulm

B-3 General Service District

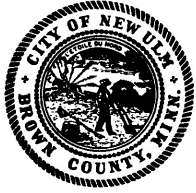
Zoning Fact Sheet

**Permitted Uses
Continued
Section 9.11.2**

- HHH. Sewing machine sales and service shops.
- III. Shoe stores or shoe repair shops.
- JJJ. Sporting goods stores.
- KKK. Stationery stores.
- LLL. Tailor shops.
- MMM. Telephone booths (outside).
- NNN. Theaters, excluding drive-in type of service.
- OOO. Toy stores.
- PPP. Taxi stands.
- QQQ. Variety stores.
- RRR. Wearing apparel stores.

**Uses by Conditional
Use Permit
Section 9.11.3**

- A. Any use permitted in subdivision 3 of the B-1 Limited Business District, as regulated therein, except that no dwellings shall be permitted.
- B. Other general business activities of the same general character as listed in subdivision 2 of this section.
- C. Apartment dwelling.
- D. Automobile service stations and related facilities, subject to the following:
 - 1. The parking area shall be surfaced with a dust-free material, and the arrangement of entrances, exits, and parking stalls shall be subject to the approval of the City Engineer.
 - 2. The lighting shall be accomplished in such a way as to have no direct source of light visible from a public right of way or any of the classes of residence districts.
- E. A collection center for the acceptance of recyclable materials and household items, subject to approval of location by the City Council. Provided, however, that any such conditional use permit shall be renewed annually, and may contain such restrictions on the method and nature of the operation of such center as are deemed necessary to preserve and protect public health, safety, and comfort. Such restrictions may include, without limitation, specifications for hours of operation, screening, staffing, removal of collected materials, and collection of hazardous or dangerous



City of New Ulm

B-3 General Business District

Zoning Fact Sheet

- Permitted Accessory Uses**
Section 9.11.4
- A. Accessory uses customarily incident to the uses permitted in subdivision 2 and 3 of 171this section.
 - B. B. Off-street parking and loading, as regulated by section 9.14.
 - C. C. Signs, as regulated by section 9.14.

Height, Yard & Lot Coverage Regulations

Section 9.11.5

Height Regulations No building shall hereafter be erected or structurally altered to 5 exceed six stories or 75 feet in height.

Yard Regulations and Lot Coverage Regulations In the B-3 General Business District, there shall be no specific yard requirements or lot coverage requirements except as necessary to provide off-street parking and loading if required.

General Regulations Additional regulations in the B-13 General Business District are set forth in **Section 9.11.6** Section 9.14 for signs, off-street parking, loading and yard regulations and additional requirements, exceptions and modifications. Section 9.14 starts on page 170.