

AN ORDINANCE TO AMEND APPENDIX 1 "C-R" COMMERCIAL RETAIL DISTRICT PERMITTED AND CONDITIONAL USES SECTIONS B. & C. OF THE CODE OF THE CITY OF HOLLISTER, MISSOURI.

BE IT ORDAINED BY THE BOARD OF ALDERMEN OF THE CITY OF HOLLISTER, MISSOURI AS FOLLOWS:

APPENDIX 1

"C-R" Commercial-Retail District Permitted And Conditional Uses

B. "C-R" Commercial-Retail District Conditional Uses.

5. High-rise building. Height of seventy-six (76) feet and above shall meet the requirements of our current adopted International Fire Code.
6. Massage therapists.
 - a. Shall be licensed in the Missouri Division of Professional Registration: Board of Therapeutic Massage and submit copies of their license.
 - b. Shall keep their license current with the Missouri Division of Professional Registration through the required continuing education.
 - c. May work in a doctor's office in any zone where the office is physically located.
7. Offices, business and professional.
 - a. When located in an existing building that is not part of larger complex of buildings on the same property, and
 - b. The site does not have adequate facilities for retail uses, and
 - c. Does not require modifications to existing parking or infrastructure.
8. Open-air flea market (temporary).
 - a. Shall be licensed to operate for not more than sixty (60) days in a calendar year.
 - b. Days of operation shall not exceed fourteen (14) consecutive days at any one time.
 - c. All requirements of Section 400.180(B) of this Section and other ordinances of the City of Hollister shall be followed.
 - d. With the application a site plan shall be submitted showing the layout of the

sales area with approximate number of vendor spaces, parking with approximate number of spaces available, circulation routes and location of restroom facilities.

e. All parking shall be off-street parking.

9. Outdoor amusement/recreation establishments operated for pecuniary profit.

a. Hours of operation shall be limited from 10:00 A.M. to 12:00 P.M.

b. Adequate restroom facilities for both sexes shall be provided on the premises of such amusement or entertainment. Such facilities may be of a temporary nature.

c. All electrical wiring and lighting shall be inspected and approved by the City Building Department and meet current adopted National Electrical Code Section 590.

d. Adequate facilities for the disposal of trash and debris shall be provided on the premises.

e. The area or premises where such amusement or recreation is conducted shall be cleaned and policed after the cessation of such amusement or recreation and all trash, litter and debris shall be removed.

10. Picnic areas and/or fishing lakes.

a. All parking shall be off-street parking.

b. Adequate restroom facilities shall be provided to accommodate the number of people anticipated in the facility's design.

11. Tanning beds as an accessory use to beauty/barber shops shall comply with City Code Section 605.210.

12. Tanning salons shall comply with City Code Section 605.210.

13. Tattoo parlors.

a. The facility, operator and all artists shall comply with the provisions of City Code Chapter 640.

b. Tattoo artists shall comply and show proof of compliance with all State Statutes regulating such work.

C. "C-R" Commercial Retail District Minimum Requirements.

1. The minimum requirements in the "C-R" Commercial Retail District are as follows:

- a. Minimum lot size: ten thousand (10,000) square feet.
- b. Maximum density building area per floor is determined by engineering for site and approved by jurisdiction having authority.
- c. Minimum front setback: twenty-five (25) feet.
- d. Minimum side setback: None.
- e. Minimum back setback:
 - (1) Building height of thirty-five (35) feet or less shall have ten-foot setback.
 - (2) Building height of more than thirty-five (35) feet shall have twenty-five (25) feet setback.
- f. Maximum building height: seventy-five (75) feet/ seven (7) stories.

READ THIS FIRST AND SECOND TIME AND PASSED BY THE BOARD OF ALDERMEN OF THE CITY OF HOLLISTER, MISSOURI THIS 4TH DAY OF FEBRUARY 2021.

David G. Tate, Mayor

ATTEST:

Bridget Epps, City Clerk