

Change of Zone 08006

ORDINANCE NO. _____

1 AN ORDINANCE amending Section 27.45.020 of the Lincoln Municipal Code to
2 add churches as a permitted use in the H-4 General Commercial District; and repealing Section
3 27.45.020 of the Lincoln Municipal Code as hitherto existing.

4 BE IT ORDAINED by the City Council of the City of Lincoln, Nebraska:

5 Section 1. That Section 27.45.020 of the Lincoln Municipal Code be amended to
6 read as follows:

7 **27.45.020 Permitted Uses.**

8 H-4 General Commercial District zoning shall not be permitted or granted upon any property
9 having a total area of less than five acres. A building or premises shall be permitted to be used for
10 the following purposes in the H-4 General Commercial District:

- 11 (a) Automobile, motorcycle, truck, and heavy equipment sales;
- 12 (b) Commercial storage or sale of farm implements and products used for agriculture,
13 but not including fertilizer, or toxic or flammable agricultural chemicals;
- 14 (c) Lumber yards;
- 15 (d) Warehouses;
- 16 (e) Mini-warehouses;
- 17 (f) Service centers for the repair of machinery and equipment, but not including salvage
18 or scrap processing operations;
- 19 (g) Truck terminals;
- 20 (h) Dwellings for caretakers employed and required to reside on the premises;
- 21 (i) Ambulance service;
- 22 (j) Outdoor theaters;

- 1 (k) Hospitals and clinics for animals but not open kennels;
- 2 (l) Sale barns;
- 3 (m) Contractors' offices and storage, including electrical, plumbing, heating, and air
- 4 conditioning contractors;
- 5 (n) Restaurants;
- 6 (o) Service stations;
- 7 (p) Truck stops;
- 8 (q) Mobile home sales;
- 9 (r) Auctions;
- 10 (s) Stores or shops for retail sales and service, not to exceed 30,000 square feet of floor
- 11 area;
- 12 (t) Food storage lockers;
- 13 (u) Enclosed commercial recreational facilities;
- 14 (v) Banks, savings and loan associations, credit unions, and finance companies;
- 15 (w) Mail order catalog sales;
- 16 (x) Churches.

17 Section 2. That Section 27.45.020 of the Lincoln Municipal Code as hitherto existing
18 be and the same is hereby repealed.

19 Section 3. That this ordinance shall take effect and be in force from and after its
20 passage and publication according to law.

Introduced by:

Bill No. 08-30
COZ 08006

Approved as to Form & Legality:

City Attorney

Approved this ___ day of _____, 2008:

Mayor