

HOOVER GATEWAY
SPECIAL OVERLAY DISTRICT DEVELOPMENT STANDARDS

I. PURPOSE AND INTENT.

The intent of these development standards is to include as broad of mix of commercial land uses as possible to serve the local market and to complement the recreational use of Hoover Reservoir while protecting Hoover Reservoir from potential water pollution and enhancing the scenic beauty of the Reservoir and this area as a gateway into Westerville. In order to encourage this as outlined in the Hoover Gateway plan, the following standards have been developed.

II. PERMITTED USES.

(a) The following uses and any other use determined by Planning Commission to be compatible with these uses are permitted by right within the Community Commercial Special Overlay District as individual uses on an individual parcel:

- (1) Specialty retail, commercial establishments and boutiques.
- (2) Specialty food stores.
- (3) Home furnishings, home improvement and miscellaneous materials and equipment stores which operate totally within principal structures and require no outside storage or display of products or materials.
- (4) General merchandise stores.
- (5) Personal services, performed for persons or their apparel, but not on-site dry cleaning.
- (6) Business and cleaning services engaged in services to businesses or households on a fee or contract basis and operating totally within principal structures with no outside storage or display of products or materials.
- (7) Commercial schools.
- (8) Studios.
- (9) Financial establishments with no drive-in or drive-thru facilities.
- (10) Restaurant, standard.
 - A. Customers normally provided with a menu or served their food and beverage by restaurant employee at the same table or counter at which food and beverages are consumed.
 - B. A cafeteria type operation.
- (11) Business and administrative offices including buildings with multiple tenants and/or sites with multiple buildings.
- (12) Offices of business and professional associations including buildings with multiple tenants and/or sites with multiple buildings.
- (13) Medical offices and clinics engaged in outpatient care with permanent facilities and with medical staff to provide diagnosis and/or treatment for patients who are ambulatory and who do not require inpatient care