

SECTION 9. INSTITUTIONAL DISTRICT (I-1)

9.010 Purpose. To establish and preserve areas for private and public institutional uses of such a nature that they do not create serious problems of compatibility with adjacent land uses. The standards set out in this section shall apply in this district.

9.020 Properties Included In This District. (see Section 19 “assignment of properties to a district”)

9.030 Permitted Principal Uses. The following principal uses are permitted in the I-1 District:

- A. Governmental services,
- B. Fire, police, and ambulance service,
- C. Community activities, meetings and gatherings,
- D. Education,
- E. Health care,
- F. Religious uses,
- G. Cemetery,
- H. Child care,
- I. Senior citizen care, activities, and housing,
- J. Recreational uses,
 - 1. Indoor activities,
 - 2. Parks and playgrounds,
- K. Social programs.

9.040 Permitted Principal Structures. The following principal structures and similar structures are permitted in the I-1 District:

- A. Public municipal buildings,
 - 1. Community center,
 - 2. Emergency medical services facility,
 - a. fire-rescue station,
 - b. police station,
 - c. ambulance outpost,
 - 3. Governmental or municipal offices,
- B. Public service buildings.
 - 1. Educational facility,
 - a. elementary school,
 - b. secondary school,
 - c. college,
 - d. trade, vocational, technical school,
 - e. library.
 - 2. Health care facility
 - a. hospital
 - b. clinic

- 1) Physical health care
 - aa. Overall out-patient
 - bb. Specific treatment (i.e. chiropractic, dialysis, etc.)
- 2) Mental health care
 - c. substance abuse treatment facility
 - d. hospice
 3. Postal service facility
 4. Animal control facility (i.e. dog pound)
- C. Religious structures
 1. Ceremonial building
 2. Church
 3. Parsonage
 4. Convent
 5. Retreat house
- D. Cemetery structures
- E. Social program structures
 1. Child care facility
 - a. Day care building
 - b. Nursery school
 - c. Head start center
 2. Senior citizen care facility
 - a. community based residential facility [CBRF]
 - b. skilled nursing home
 - c. adult day care - respite facility
 - d. governmental offices
 - e. senior citizen residences
 - f. on-site health care facility
 - g. multi-purpose complex (combination of services available)
 3. Recreational facility
 - a. recreational building
 - b. park and playground equipment
 - c. weather shelter
 4. Shelter-safe house
 - a. physical abuse
 - b. domestic violence
 - c. juvenile runaway
 - d. sexual abuse
 - e. homeless
 - f. detention facility
 - 1) juvenile
 - 2) adult

9.050 Permitted Accessory Uses. Uses customarily associated with, and secondary to permitted principal uses shall constitute accessory uses in the I-1 District.

9.060 Permitted Accessory Structures. Structures customarily associated with, and secondary to permitted principal structures shall constitute accessory structures in the I-1 District.

9.070 Conditional Uses. In the I-1 District, the following uses are conditional, and subject to the provisions of Section 26 (Conditional Use Permits):

- A. Community living arrangements not administered by an institution identified in 9.030, subject to regulations and Section 33.100 (Modifications, Exceptions, and Special Requirements; Community Living Arrangements),
- B. Clubs and fraternal organizations,
- C. Planned unit development.

9.080 Structures Allowed Under Conditional Use Permits. The following structures may be allowed in the I-1 District under the provisions of Section 26 (Conditional Use Permits):

- A. Community living arrangement structures not administered by an institution identified in 9.015, subject to regulation and section 33.120 (Modifications, Exceptions, and Special Requirements; Community Living Arrangements),
- B. Structures for planned unit development,
- C. Public and quasi-public utility structures not covered in Section 33 (Modifications, Exceptions, and Special Requirements),
- D. Structures utilized in connection with any of the identified conditional uses under Section 9.070.

9.090 Dimensional Requirements. Except for a required fifteen (15) foot rear yard, and the required visual triangle, and the highway setback requirements of Section 20 (Highway Access and Setbacks); There are no minimum lot size, width or setback requirements.

9.100 Additional Requirements. The following regulations shall apply within the I-1 District:

- A. Section 29 as pertaining to parking,
- B. Section 30 as pertaining to the placement of signs.