

*Township of Brighton, PA  
Saturday, October 3, 2015*

## Chapter 195. ZONING

### Article XI. C-1 Neighborhood Commercial District

#### § 195-89. Permitted uses.

A lot or parcel may be used and a building or structure may be erected and used for the following purposes:

A. Principal uses.

- (1) Retail sales for local or neighborhood needs, including but not limited to the following:
  - (a) Furniture and home furnishings.
  - (b) Hardware.
  - (c) Appliances.
  - (d) Paint.
  - (e) Leather and luggage.
  - (f) Musical instruments.
  - (g) Drugs and cosmetics.
  - (h) Hobby equipment.
  - (i) Jewelry.
  - (j) Office supplies.
  - (k) Cameras.
  - (l) Grocery.
  - (m) Electronics.
  - (n) Books.
  - (o) Flowers.
- (2) Convenience stores with a maximum of four fueling stations.  
[Amended 11-13-2001 by Ord. No. 119]
- (3) Eating places, lunchrooms, restaurants and cafeterias.
- (4) Personal service establishments, including but not limited to the following:

- (a) Barbershops and beauty shops.
  - (b) Custom tailor shops.
  - (c) Laundromats and self-service laundries.
  - (d) Shoe repair.
  - (e) Dry-cleaning shops.
  - (f) Post offices.
  - (g) Photographic sales and services.
  - (h) Printing and copying.
- (5) Indoor theaters and commercial recreation uses, such as bowling alleys, indoor pools and skating rinks.
  - (6) Drive-through banks with no more than three outside customer lanes.
  - (7) Public parking lots and parking garages.
  - (8) Professional offices, including but not limited to medical, dental, legal, insurance and real estate.
  - (9) Fraternal clubs, lodges and social and recreational clubs.
  - (10) Animal hospital or veterinary clinic, provided that any such use shall be conducted wholly within a completely enclosed building, and further provided that no such use shall be located closer than 150 feet to a residential district.
  - (11) Funeral homes and mortuaries.
  - (12) Communications antennas mounted on an existing public utility transmission tower, building or other structure and communications equipment buildings. (See § 195-135A.)  
[Added 1-11-1999 by Ord. No. 107]
  - (13) Forestry.  
[Added 5-12-2003 by Ord. No. 129]
- B. Accessory uses.
- (1) Accessory uses customarily incidental to the principal use listed in Subsection A of this section.
  - (2) Signs as provided for in Article XIV.
  - (3) No-impact home-based business.  
[Added 5-12-2003 by Ord. No. 129]
  - (4) Home occupation.  
[Added 5-12-2003 by Ord. No. 129]