

Table 4.1 Use Table.

KEY: P - Permitted use Pa - Permitted as an accessory use SA - Special administrative permit from Community Development Director SP - Special land use permit (SLUP)																									
Use	RE	RLG	R-100	R-85	R-75	R-60	RSM	MR-1	MR-2	HR-1,2,3	MHP	RNC	OI	OIT	NS	C-1	C-2	OD	M	M-2	MU-1	MU-2	MU-3	MU-4,5	See Section 4.2
AGRICULTURAL																									
Agriculture and Forestry																									
Commercial greenhouse or plant nursery															P	P	P		P	P	P				✓
Temporary or portable sawmill	P																		P	P					✓
Urban, community garden, up to 5 ac.	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	✓
Urban, community garden, over 5 ac.	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	
Animal Oriented Agriculture																									
Dairy																			P	P					✓
Keeping of livestock	P	P	P	P	P							P							P						✓
Keeping of poultry/pigeons	P	P	P	P	P							P							P						✓
Livestock sales pavilion																				P					✓
Riding academies or stables	P	P	P	P	P																				✓
RESIDENTIAL																									
Dwellings																									
Dwelling, cottage home							SP	SP	SP	SP	SP			SP											✓
Dwelling, mobile home											P								Pa	Pa					✓
Dwelling, multi-family								P	P	P									SP		SP	SP	SP		
Dwelling, multi-family (supportive living)								SP	SP	SP	SP	SP	SP								SP	SP	SP	SP	✓
Dwelling, townhouse							P	P	P	P		P	SP	P							P	P	P	P	✓
Dwelling, urban single-family							P	P	P	P		P		P							P	P	P	P	✓
High-rise apartment										P													P	P	
Dwelling, single-family (attached)							P	P	P	P				P							P	P	P	P	
Dwelling, single-family (detached)	P	P	P	P	P	P	P	P	P	P	P	P									P	P	P		
Dwelling, three-family							P	P	P	P		P									P	P	P	P	
Dwelling, two-family							P	P	P	P		P									P	P	P	P	
Dwelling, single-family, accessory (guesthouse, in-law suite)	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa											Pa	Pa	Pa	Pa	✓

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Home occupation, no customer contact	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA									SA	SA	SA	SA	✓	
Home occupation, with customer contact	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP										SP	SP	SP	SP	✓
Live/work unit								P	P	P			P	P		P	P		P	P	P	P	P	P	✓	
Mobile home park												P														
Accessory uses or structures	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa	✓
Housing and Lodging																										
Bed and breakfast	SP	SP	SP				SP	SP	SP	SP			P	P		P	P						P	P	P	✓
Bed and breakfast, home stay	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP		SP														✓
Boarding/Rooming house								SP	SP	SP																
Convents or monasteries	SP	SP	SP	SP	SP	SP	SP	SP	SP				P	P									P	P	P	✓
Dormitory													Pa	Pa		Pa	Pa	Pa	Pa			Pa	Pa	Pa	Pa	
Extended stay hotel/motel													SP			SP	SP						SP	SP	SP	✓
Fraternity house or sorority house													Pa										Pa	Pa		
Hotel/Motel													P			P	P	P					P	P	P	
Short Term Vacation Rental	P	P	P	P	P	P	P	P					P	P								P	P			
Nursing care facility or hospice													P	P		P	P		SP	SP	P	P	P	P		
Personal care home, community, 7 or more	SP	SP	SP	SP	SP	SP			SP	SP	SP	SP	P	P	SP	P	P					SP	SP	SP	SP	✓
Personal care home, group, 4-6	SP	SP	SP	SP	SP	SP			SP	SP	SP	SP	P	P	SP	P	P					SP	SP	SP	SP	✓
Child caring institution, group, 4-6	SP									SP			P	P		P	P		SP	SP					SP	✓
Child caring institution, community, 7 or more								SP	SP	SP				SP	P	P	P					SP	SP		P	✓
Senior housing	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP								SP	SP	SP	SP	✓
Shelter for homeless persons, 7-20													SP	SP		SP	SP									✓
Shelter for homeless persons for no more than six (6) persons													SP	SP		SP										✓
Transitional housing facility, 7-20										SP			SP	SP												✓
INSTITUTIONAL/PUBLIC																										

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Community Facilities																										
Cemetery, columbarium, mausoleum	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP			P	P				P							✓	
Club, order or lodge, fraternal, non-commercial													P	P		P	P	P	P		P	P	P	P		
Coliseum or stadium/not associated with church or school																P	P	P					SP	P	✓	
Funeral home, mortuary													P	P		P	P									
Golf course or clubhouse, public or private	P	P	P	P	P	P	P				P		P	P			P	P	P						✓	
Government facilities	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P		
Hospital or accessory ambulance service													P	P					P				P	P		
Library or museum								P	P	P			P	P	P	P	P	P			P	P	P	P		
Cultural facilities								SP	SP	SP			SP	S P		SP	SP	SP	SP		S P	SP	SP	SP		
Recreation club	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP		SP						P						SP	✓	
Neighborhood or subdivision clubhouse or amenities	P	P	P	P	P	P	P	P	P	P	P	P	P	P							P	P	P	P	✓	
Places of worship	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP		SP	P	P	P	P	P	P	P	P	P	P	P	P	✓	
Recreation, outdoor																	P	P	P	P					✓	
Swimming pools, commercial	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	P	P		P	P	P	P				Pa	Pa	Pa	✓
Tennis courts, swimming pools, play or recreation areas, community	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa	P	P		P	P	P	P				Pa	Pa	Pa	✓
Education																										
Colleges, universities, research and training facilities													P	P		P	P	P	P		P	P	P	P		
Private educational services, home occupation	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa		Pa					P				P a	Pa			✓	
Private kindergarten, elementary, middle or high schools	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	P	P		P	P	P					SP	SP	SP	✓
Vocational schools													P	P		P	P	P	SP	SP	P	P	P	P	✓	
Specialized schools								SP	SP	SP			P	P	P	P	P	P	SP	SP	P	P	P	P	✓	
COMMERCIAL																										
Automobile, boat and trailer sales and service																										

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Automobile or truck rental or leasing facilities																SP	P		P	P						✓
Automobile brokerage													P	P		P	P		P			P	P	P		✓
Auto recovery, storage																			P	P						✓
Automobile repair or maintenance, minor																SP	SP		P							✓
Automobile repair, major																	SP		P	P						✓
Automobile sales or truck sales																SP	P		P	P						✓
Automobile service stations															SP	SP	SP		P	P						✓
Automobile upholstery shop																	P		P	P						✓
Automobile wash/wax service																SP	P		P	P						✓
Boat sales																	P		P	P						✓
Retail automobile parts or tire store																SP	P		P	P						✓
Service area, outdoor																	Pa		Pa	Pa						✓
Trailer or RV salesroom and lot																SP	P		P	P						✓
Office																										
Accounting office									Pa	Pa	Pa			P	P	P	P	P	P			P	P	P	P	
Building or construction office									Pa	Pa	Pa			P	P		P	P	P	P						✓
Building, landscape, heavy construction contractor office (material, equipment, storage)																	P	P	P	P						✓
Engineering or architecture office									Pa	Pa	Pa			P	P	P	P	P	P	P			P	P	P	P
Finance office or banking									Pa	Pa	Pa			P	P	P	P	P	P			P	P	P	P	
General business office									Pa	Pa	Pa			P	P	P	P	P	P			P	P	P	P	
Insurance office									Pa	Pa	Pa			P	P	P	P	P	P			P	P	P	P	
Legal office									Pa	Pa	Pa			P	P	P	P	P	P			P	P	P	P	
Medical office									Pa	Pa	Pa			P	P	P	P	P	P			P	P	P	P	
Real estate office									Pa	Pa	Pa			P	P	P	P	P	P			P	P	P	P	
Recreation and Entertainment																										
Sexually Oriented Business																				P						✓
Drive-in theater																	P		P	P						✓
Fairground or amusement park																	P		P	P						✓
Indoor recreation (bowling alleys, movie theatres and other activities conducted wholly indoors)															P	P	P	P	P	P	P	P	P	P	P	

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Nightclub or late night establishment																SP	SP							SP	✓
Outdoor recreation (miniature golf, batting cages, tennis, Go-cart and other outdoor activities)	SP																P	P	SP						✓
Special events facility	SP												P	P		P	P	P	P		P	P	P	P	
Theaters with live performance, assembly or concert halls, or similar entertainment within enclosed building													P	P		P	P						P	P	
Retail																									
Alcohol outlet, retail sales, primary or accessory															SP	SP	SP	P	P		SP	SP	SP	SP	✓
Apparel or accessories store															P	P	P				P	P	P	P	
Art gallery								Pa	Pa	Pa					P	P	P	P			P	P	P	P	
Book, greeting card, or stationery store															P	P	P	P			P	P	P	P	
Camera or photography															P	P	P	P			P	P	P	P	
Computer or computer software store															P	P	P	P			P	P	P	P	
Convenience store (see alcohol outlet or fuel pumps accessory)																P	P	P	P	P	P	P	P	P	✓
Drive-through facilities (other than restaurants) in Activity Center character areas																					SP	SP	SP	SP	✓
Drive-through facilities (other than restaurants) in all other character areas													P		P	P	P	P	P						
Farm or garden supply store	P														P	P	P	P	P		P	P			
Farmer's market, permanent													P	P	P	P	P	P	P	P	P	P	P	P	✓
Farmer's market, temporary/seasonal	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	✓
Florist													Pa		P	P	P	P			P	P	P	P	
Fortune Telling																	SP	P	P						
Specialty food stores (e.g., coffee, ice cream) (see alcohol outlet)													Pa		P	P	P	P			P	P	P	P	
Fuel dealers, manufacturers or wholesalers																	P		P	P					

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Fuel pumps, accessory															SP	SP	SP		P	P						✓
Gift, novelty, or souvenir store													Pa		P	P	P	P				P	P	P	P	
Gold buying, precious metals																Pa	P	P								
Grocery stores (see alcohol outlet)									Pa	Pa	Pa				P	P	P	P				P	P	P	P	
Hardware store or other building materials store															P	P	P	P	P	P		P	P	P	P	
Hobby, toy or game store															P	P	P	P				P	P	P	P	
Jewelry store															P	P	P	P				P	P	P	P	
Music or music equipment store (retail)															P	P	P	P				P	P	P	P	
Liquor store (see alcohol outlet)															SP	SP	SP	P	P	P	S P	SP	SP	SP	SP	✓
News dealer or news store													P	P	P	P	P	P	P	P		P	P	P	P	
Office supplies and equipment store															P	P	P	P	P			P	P	P	P	
Pawn shop, title loan																	SP	P	P							✓
Pet supply store															P	P	P	P	P			P	P			
Pharmacy or drug store (see alcohol outlet)									Pa	Pa	Pa		Pa	Pa	Pa	P	P	P	P			P	P	P	P	
Radio, television or consumer electronics store																P	P	P				P	P	P	P	
Retail, 5,000 sf or less									Pa	Pa	Pa			Pa	Pa	P	P	P	P	P	P	P	P	P	P	
Retail, over 5,000 sf (see also shopping center)															P	P	P	P				P	P	P	P	
Retail warehouses/wholesales providing sales of merchandise with no outdoor storage																P	P	P	P			P	P	P	P	
Shopping center															P	P	P	P				P	P	P	P	
Specialty store															P	P	P	P				P	P	P	P	
Sporting goods or bicycle sale															P	P	P	P				P	P	P	P	
Tattoo Parlor and Piercing Studio																SP	P	P								
Thrift, secondhand, antique store																P	P		P							
Trade shops: electrical, plumbing, heating/cooling, roofing/siding, with no outside storage													P	P		P	P	P	P	P						
Variety store													Pa		P	P	P	P				P	P	P	P	

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Temporary Commercial Uses																										
Temporary outdoor sales, seasonal	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	✓
Temporary produce stand	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	✓
Temporary outdoor retail sales	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	✓
Temporary outdoor events	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	✓
Temporary trailer, as home sales office or construction trailer	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	✓
Restaurant/Food establishments																										
Brewpub/Beer Growler															P	P	P		P		P	P	P	P		
Catering establishments													P	P		P	P		P		P	P	P	P		
Restaurants (acc. to hotel/motel)													P			P	P	P				P	P	P		
Restaurants (non-drive-thru)								Pa	Pa	Pa		Pa	Pa	Pa	P	P	P		P		P	P	P	P		
Restaurants with a drive-thru configuration in Activity Center character area																SP	SP				SP					✓
Restaurants with a drive-thru configuration (all other character areas)																P	P				P					✓
Transportation and Storage																										
Bus or rail stations or terminals for passengers																SP	SP		SP	SP	SP	SP	SP	SP		
Heliport													SP			SP	SP	SP	P	P			SP	SP		✓
Parking, commercial lot													Pa			P	P	P	P		P	P	P	P		✓
Parking, commercial garage													Pa			P	P	P	P		P	P	P	P		
Taxi, ambulance or limousine service, dispatching or storage.																	P	P	P	P						✓
Taxi, ambulance, limousine dispatch office only (no vehicle parking)													P	P	P	P	P		P	P	P	P	P	P		
Taxi stand													P	P	P	P	P	P	P	P	P	P	P	P		
Services																										

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Adult day care center - 7 or more									P		SP		SP									P	P	P	✓
Adult day care facility - up to 6								SP		SP			P		P								P	P	✓
Animal hospitals, veterinary clinic														P	P	P	P	P	P	P	P	P			✓
Animal shelter/rescue center	SP															P	P	P	P						✓
Banks, credit unions or other similar financial institutions								Pa	Pa	Pa			P	P	P	P	P		P		P	P	P	P	
Barber shop/ beauty salon or similar establishments								Pa	Pa	Pa			Pa	P	P	P	P	P	P		P	P	P	P	
Check cashing establishment, primary																	SP		P						✓
Check cashing establishment, accessory															P	P		P	P	P	P	P	P	P	✓
Child day care center (Kindergarten) - 7 or more								P	P	P	P		P	P	P	P	P	P			P	P	P	P	✓
Child day care facility - up to 6	SP								SP	P		SP	P									P	P	P	✓
Coin laundry								Pa	Pa	Pa					P	P	P					P	P	P	
Dog day care								SP	SP	SP						P	P		P	P	P	SP	SP	SP	✓
Dog grooming								Pa	Pa	Pa						P	P		P	P	P	P	P	P	✓
Dry cleaning agencies, pressing establishments, or laundry pick-up stations								Pa	Pa	Pa			P	P	P	P	P		P	P	P	P	P	P	
Fitness center	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa	Pa		P	P	P	P	P		P	P	P	P	P	P	
Kennel, breeding or boarding	SP														Pa	Pa	P		P	P					✓
Kennel, commercial	SP														P	P			P	P					
Kennel, noncommercial	SP	SP	SP	SP	SP														SP	SP					
Landscape business																P	P		P	P					
Massage Establishment								Pa	Pa	P				Pa	P	P	P		P		P	P	P	P	
Mini-warehouse																SP	SP	P	P	P					✓
Multi-warehouse																SP	SP	P	P	P					✓
Outdoor storage, commercial																P			P	P					✓
Personal services establishment								Pa	Pa	P		Pa	Pa	Pa	P	P	P		P		P	P	P	P	
Photoengraving, typesetting, electrotyping																	P		P	P	P	P			

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Photographic studios													P	P	P	P	P		P		P	P	P	P	
Plumbing, HV/AC equipment establishments with no outdoor storage																P	P		P	P					
Publishing or printing establishments													P	P			P		P	P					
Quick copy printing store													P	P	P	P	P		P	P	P	P	P	P	
Services, Medical and Health																									
Ambulance service or emergency medical services, private																P	P		P						
Health services clinic													P	P	P	P	P	P	P		P	P	P	P	
Home healthcare service													P	P		P	P		P		P	P	P	P	
Kidney dialysis center													P	P		P	P		P		P	P	P	P	
Medical or dental laboratories													P	P		P	P		P	P			SA	SA	
Services, Repair																									
Furniture upholstery or repair; home appliance repair or service																P	P		P	P					
Personal service, repair (watch, shoes, jewelry)								Pa	Pa	Pa			P	P	P	P	P		P		P	P	P	P	
Service area, outdoor																	Pa		Pa	P					✓
INDUSTRIAL																									
Alcohol or alcoholic beverage manufacturing																			P	P					
Alternative energy production																		SP	P	P					
Automobile/truck manufacturing																				P					
Brick, clay, tile, or concrete products terra cotta manufacturing																				P					
Building materials or lumber supply establishment																	P		P						
Cement, lime, gypsum, or plaster of Paris manufacturing																				P					
Compressed gas fuel station																		SP	P	P					
Chemical manufacture, organic or inorganic																				P					
Contractor, general (See also Building or Construction Office)																		P		P	P		P	P	✓

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	RE	RLG	R-100	R-85	R-75	R-60	RSM	MR-1	MR-2	HR-1,2,3	MHP	RNC	OI	OIT	NS	C-1	C-2	OD	M	M-2	MU-1		MU-2	MU-3	MU-4,5
Contractor, heavy construction, outside storage																	P		P	P					✓
Contractor, special trade																	P		P	P					
Crematoriums																			P	P					✓
Distillation of bones or glue manufacture																				P					
Dry cleaning plant																			P	P					
Dye works																				P	P				
Explosive manufacture or storage																				P					
Fabricated metal manufacture																				P					
Fat rendering or fertilizer manufacture																				P					
Fuel dealers, manufactures or wholesalers																			P	P					
General aviation airport																			P	P					✓
Heavy equipment repair service or trade																	P		P	P					
Ice manufacturing plant																			P	P					
Incidental retail sales of goods produced or processed on the premises																			Pa	Pa					
Incineration of garbage or refuse when conducted within an enclosed plant																				P					
Industrial, heavy																				P					
Industrial, light																			P	P					
Intermodal freight terminal, bus or rail freight or passenger terminal, or truck terminal																				P					
Leather manufacturing or processing																				P					
Light malt beverage manufacturer (See also Brewpub)															Pa	Pa	Pa		P	P	Pa	Pa	Pa	Pa	
Light manufacturing																			P	P					
Manufacturing, heavy																				P					✓
Manufacturing operations not housed within a building																				P					✓

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Mines or mining operations, quarries, asphalt plants, gravel pits or soil pits																			P	P						✓
Outdoor storage, industrial																			P	P						✓
Paper or pulp manufacture																				P	P					✓
Petroleum or inflammable liquids production, refining																					P					✓
Radioactive materials: utilization, manufacture, processing or emission																					P					✓
Railroad car classification yards or team truck yards																			P	P						✓
Recovered materials facility wholly within a building																			P	P						✓
Recovered materials processing wholly within a building																			P	P						✓
Recycling collection													Pa		Pa	Pa	Pa		P	P						
Recycling plant																			P	P						
Repair/manufacture of clocks, watches, toys, electrical appliances, electronic, light sheet metal products, equipment, machine tools, or machinery not requiring the use of press punch over 100 tons rated capacity or drop hammer																			P	P						
Research, experimental or testing laboratories																			P	P						
Rubber or plastics manufacture																			P	P						
Salvage yard (Junkyard)																			P	P						✓
Solid waste: general disposal, landfill, private industry disposal, handling facility, thermal treatment technology or hazardous/toxic materials including radioactive materials																					P					✓
Smelting: copper, iron, zinc, or ore																					P					
Storage yard, except vehicle																			P	P						✓

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Storage yard for damaged or confiscated vehicles																			P	P					✓
Sugar refineries																				P					
Tire retreading or recapping																			P	P					
Towing or wreckage service																			P	P					
Transportation equipment manufacture																				P					
Transportation equipment storage or maintenance (vehicle)																			P	P					✓
Truck stop or terminal																			P	P					
Vehicle storage yard																			P	P					
Warehousing or Storage																		P	P	P					
COMMUNICATION – UTILITY																									
Amateur radio service or antenna	SP	SP	SP	SP	SP	SP	SP				SP														✓
Electric transformer station, gas regulator station or telephone exchange																				P					
Radio or television broadcasting studio													P				P		P	P	P	P	P	P	
Radio or television broadcasting transmission facility													Pa				P		P	P					
Satellite television antennae	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	✓
WIRELESS TELECOMMUNICATION (cell tower)																									
Attached wireless telecommunication facility, used for non-residential purposes (prohibited if used as residential)	SA	SA	SA	SA	SA	SA	SA																		✓
Stealth design up to 150'								SP	SP	SP				SP								SP	SP	SP	✓
New support structure or stealth design up to 199'													SA			SA	SA	SA	SA	SA					✓
COW's (non-emergency or event, no more than 120 days)	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	SA	✓
COW's (declared emergency)	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	✓
Attached wireless telecommunication facility								P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	✓

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Monopole or attached facility in utility company's easements or rights-of-way	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	✓