

| Use Category | | Specific Use Type | APPENDIX A. LISTING OF PERMITTED AND CONDITIONAL USES | | | | | | | | | | | | | | | | | |
|----------------|---------------------|---|---|------|------|------|-----|-----|-----|------------------|---|---|---|---|--|--|-----|-----|-----|-----|
| 1. RESIDENTIAL | A. Household living | | AG | R-1A | R-1B | R-1C | R-2 | R-3 | R-M | Zoning Districts | | | | | | | DSD | I-1 | I-2 | P-R |
| | | | C-O | C-1 | C-2 | C-3 | C | C | C | C | C | C | C | C | | | | | | |
| | | 1. Single-family dwelling, detached | P | P | P | P | P | P | P | P | C | C | C | C | | | | P | | |
| | | 2. Single-family dwelling, attached | P | P | P | P | P | P | P | P | C | | | | | | | | | |
| | | 3. Duplex | | | | | | C | C | C | C | C | C | C | | | | | | |
| | | 4. Multi-family dwelling | | | | | | C | C | C | C | C | C | C | | | | | | |
| | | 5. Condominiums | | | | | | | C | C | C | C | C | C | | | | | | |
| | | 6. Apartments | | | | | | | C | C | C | C | C | C | | | | C | | |
| | | 7. Boarding house | | | | | | | C | C | C | C | C | C | | | | C | | |
| | | 8. Manufactured and/or mobile home park | C | | | | | | C | | | | | | | | | | | |
| | B. Group living | 1. Residential care and/or assisted living facility | | | | | | C | C | C | C | C | C | C | | | | C | | |
| | | 2. Group home facility for 8 or fewer persons | P | P | P | P | P | P | P | P | P | P | P | P | | | | C | | |
| | | 3. Group home facility for more than 8 persons | | | | | | | C | C | C | C | C | C | | | | C | | |
| | | 4. Dormitory | | | | | | | | | C | C | C | C | | | | C | | |

| APPENDIX A. LISTING OF PERMITTED AND CONDITIONAL USES | | | | | | | | | | | | | | | | |
|---|---|------------------|------|------|------|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|
| Use Category | Specific Use Type | Zoning Districts | | | | | | | | | | | | | | |
| | | AG | R-1A | R-1B | R-1C | R-2 | R-3 | R-M | C-0 | C-1 | C-2 | C-3 | DSD | I-1 | I-2 | P-R |
| 2. INSTITUTIONAL AND CIVIC | | | | | | | | | | | | | | | | |
| A. Cemetery | 1. Cemetery - not less than 20 acres is required for establishment or enlargement | P | | | | | | | | | | | C | P | P | |
| | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | |
| B. Community services | 1. Senior center or community activity center | | | | | | C | C | P | P | P | | C | P | P | |
| | 2. Philanthropic or religious affiliated club, institution or organization | | | | | | | | | P | P | | C | | | |
| | 3. Animal control center | | | | | | | | | | | | | | C | |
| C. Cultural facilities | 1. Museums, art galleries | P | | | | | C | C | | P | P | P | C | P | P | |
| | 2. Art display, outdoor | P | | | | | C | C | | P | P | P | C | P | P | |
| | 3. Opera houses, concert hall | | | | | | | | | P | P | P | C | P | P | |
| | 4. Library | P | C | C | C | C | C | P | P | P | P | | C | P | P | |
| D. Day care for adults or children | 1. Adult day care | | | | | | C | C | C | C | C | | | C | C | |
| | 2. Child day care | | | | | | | | C | C | C | | C | C | C | |

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| Use Category | Specific Use Type | Zoning Districts | | | | | | | | | | | | | | |
|---------------------------|--|------------------|------|------|------|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|
| | | AG | R-1A | R-1B | R-1C | R-2 | R-3 | R-M | C-0 | C-1 | C-2 | C-3 | DSD | I-1 | I-2 | P-R |
| E. Detention facilities | 1. Detention facilities: privately operated jails or honor camps, private reformatories or juvenile detention facilities | | | | | | | | | | | | | C | C | |
| | 2. Private probation offices | | | | | | | | | | | | | | | |
| F. Health care facilities | 1. Clinics (outpatient) - medical or dental offices or clinics; counseling centers | | | | | | | | C | P | P | P | | P | P | |
| | 2. Chiropractors, State-licensed massage therapy, acupuncturists | | | | | | | | P | P | P | P | | C | P | P |
| | 3. Medical, dental or X-ray/non-patient facilities | | | | | | | | P | P | P | P | | C | P | P |
| | 4. Substance abuse treatment facility - inpatient and/or outpatient | | | | | | | | C | C | C | C | | C | C | |
| | 5. Hospital or other inpatient facility/non-substance abuse counseling center | | | | | | | | C | C | C | C | | C | C | |
| | 6. Nursing home/Convalescent care | | | | | | | | C | C | C | C | | C | | |

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| Use Category | Specific Use Type | Zoning Districts | | | | | | | | | | | | | | |
| | | AG | R-1A | R-1B | R-1C | R-2 | R-3 | R-M | C-0 | C-1 | C-2 | C-3 | DSD | I-1 | I-2 | P-R |
| 6. Parks and open space, recreation and entertainment | 1. Recreational facility, public | C | C | C | C | C | | | C | C | C | | C | C | C | C |
| | 2. Recreational facility, private | C | C | C | C | C | | | C | C | C | | C | C | C | C |
| | 3. Amusement park | C | | | | | | | | | | | | C | C | |
| | 4. Athletic fields, private | C | C | C | C | C | | | C | C | C | | | C | C | P |
| | 5. Athletic fields, public | | | | | | | | | | | | | | | P |
| | 6. Commercially operated outdoor recreation facilities including only the following: batting cage, driving range, golf center, miniature golf or golf course, water slide or go-kart track | C | | | | | | | | C | C | | | C | C | |
| | 7. Cinema theatre - indoor | | | | | | | | | P | P | P | | C | P | |
| | 8. Theatre, drive-in | | | | | | | | | C | C | | | C | C | |
| | 9. Indoor athletic and exercise clubs; sports and recreation clubs, gymnasiums, boys and girls clubs; except gun clubs and shooting clubs | | | | | | | | | C | C | | | C | C | |
| | 10. Billiard, pool hall, video arcade | | | | | | | | | C | C | C | C | C | C | C |

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|---|--|------------------|------|------|------|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|
| Use Category | Specific Use Type | Zoning Districts | | | | | | | | | | | | | |
| | | AG | R-1A | R-1B | R-1C | R-2 | R-3 | R-M | C-0 | C-1 | C-2 | C-3 | DSD | I-1 | I-2 |
| | 11. Indoor shooting range, target range, trap or skeet shooting - all operations indoors | | | | | | | | | | | | | C | C |
| | 12. Outdoor shooting range, target range, trap or skeet shooting - outdoor operations | | | | | | | | | | | | | | |
| H. Private clubs, lodges | 1. Lodge or other private club | | | | | | | | | C | C | | | C | C |
| I. Religious or religious assembly | 1. Church or place of worship, including residential components such as convents and monasteries | P | P | P | P | P | P | P | P | P | P | P | C | P | P |
| J. Schools | 1. Private and parochial with boarding on-site | | | | | | | | | | | | | | |
| | 2. Private and parochial no boarding | P | P | P | P | P | C | C | P | P | P | C | | P | P |
| | 3. Public schools, elementary, middle and secondary | P | P | P | P | P | P | P | P | P | P | C | | P | P |
| | 4. Dance/art/music | | | | | | | | | | | | | | |
| | 5. Vocational and technical schools; business schools; post-secondary colleges; universities | | | | | | | | P | P | P | P | C | P | P |

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| APPENDIX A. LISTING OF PERMITTED AND CONDITIONAL USES | | | | | | | | | | | | | | | | |
|---|--|------------------|------|------|------|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|
| Use Category | Specific Use Type | Zoning Districts | | | | | | | | | | | | | | |
| | | AG | R-1A | R-1B | R-1C | R-2 | R-3 | R-M | C-0 | C-1 | C-2 | C-3 | DSD | I-1 | I-2 | P-R |
| G. Retail sales and service | 1. Alcohol sales – retail package liquor | | | | | | | | | C | C | C | C | P | P | |
| | 2. Animal clinic/hospital - veterinarian | P | | | | | | | | C | C | | C | P | P | |
| | 3. Automobile categories (see vehicle service, vehicle sales and leasing sections) | | | | | | | | | | | | | | | |
| | 4. Bakery – commercial or wholesale bakery with limited walk-in retail trade | | | | | | | | | C | C | C | C | P | P | |
| | 5. Bakery – retail trade | | | | | | | | P | P | P | P | C | P | P | |
| | 6. Beverage bottling works | | | | | | | | | | | | | C | C | |
| | 7. Bank, credit union and financial institutions | | | | | | | | P | P | P | P | C | P | P | |
| | 8. Bar, tavern, nightclub (less than 2,500 square feet) | | | | | | | | | C | C | | C | C | C | |
| | 9. Bar, tavern, nightclub (more than 2,500 square feet) | | | | | | | | C | C | C | C | C | C | C | |
| | 10. Contractors and trade shops – off-site operation and storage (storage only) | | | | | | | | | P | P | | C | P | P | |

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|---|---|------------------|------|------|------|-----|-----|-----|-----|-----|-----|-----|-----|-----|
| Use Category | Specific Use Type | Zoning Districts | | | | | | | | | | | | |
| | | AG | R-1A | R-1B | R-1C | R-2 | R-3 | R-M | C-0 | C-1 | C-2 | C-3 | DSD | I-1 |
| | 11. Contractors and trade shops – indoor operations and outdoor storage (including storage of heavy equipment and vehicles) | | | | | | | | | | | | | P |
| | 12. Contractors and trade shops – outdoor storage and operations (including storage of heavy equipment and vehicles) | | | | | | | | | | | | | P |
| | 13. Delivery and dispatch services (vehicles on-site) | | | | | | | | | | | | | P |
| | 14. Farm feed store, including storage of liquid and solid fertilizer, farm implement sales and repair | P | | | | | | | C | C | C | C | | P |
| | 15. Food service, catering (no on-site service) | | | | | | | | | P | P | P | C | P |
| | 16. Food service – walk-in, walk-up restaurants, restaurants with drive-in and/or drive-thru | | | | | | | | C | P | P | P | C | P |

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|---|--|------------------|------|------|------|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|
| Use Category | Specific Use Type | Zoning Districts | | | | | | | | | | | | | | |
| | | AG | R-1A | R-1B | R-1C | R-2 | R-3 | R-M | C-0 | C-1 | C-2 | C-3 | DSD | I-1 | I-2 | P-R |
| | 17. General retail and repair of goods | | | | | | | | | | | | | | | |
| | a. Indoor operations, display and storage | | | | | | | | P | P | P | P | C | P | P | |
| | b. Indoor operations with outdoor display and storage | | | | | | | | | P | P | P | C | P | P | |
| | 18. General retail, rental and repair of goods -- outdoor operations, display and storage; rental of equipment and machinery | | | | | | | | | P | P | P | C | P | P | |
| | 19. Greenhouse, plant nursery | P | | | | | | | | | C | | C | C | C | |
| | 20. Kennel -- indoor; dog day care | C | | | | | | | | C | C | | C | C | C | |
| | 21. Kennel -- outdoor | C | | | | | | | | C | C | | | C | C | |
| | 22. Laundromat, self service | | | | | | | | P | P | P | P | C | P | P | |
| | 23. Laundry service -- walk-in trade including dry cleaning, pressing, dyeing | | | | | | | | | P | P | P | C | P | P | |
| | 24. Laundry service -- no walk-in trade including diaper service, linen service, uniform service | | | | | | | | | | | | | C | C | |

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|---|---|------------------|------|------|------|-----|-----|-----|-----|-----|-----|-----|-----|-----|
| Use Category | Specific Use Type | Zoning Districts | | | | | | | | | | | | |
| | | AG | R-1A | R-1B | R-1C | R-2 | R-3 | R-M | C-0 | C-1 | C-2 | C-3 | DSD | I-1 |
| | 25. Manufactured homes, modular building components sales and service | | | | | | | | | | | | | C |
| | 26. Medical Marijuana - cultivation facility, dispensary facility, facility, products manufacturing facility, testing facility, transportation facility | | | | | | | | | C | C | C | | C |
| | 27. Mortuary/ funeral home | | | | | | | | | P | P | | C | P |
| | 28. Personal services | | | | | | | | P | P | P | | | P |
| | 29. Pawnbrokers and secured personal credit loans | | | | | | | | | C | C | C | C | C |
| | 30. Seasonal merchants with display of goods | | | | | | | | | | P | | C | |
| | 31. Day merchants with display of goods | | | | | | | | | | P | | C | |
| | 32. Adult oriented businesses | | | | | | | | | | | | | C |
| | 33. Shopping center/ mall | | | | | | | | C | P | P | P | | P |
| | 34. Superstore/ big box store/ discount retail chain | | | | | | | | C | P | P | P | | P |
| | 35. Strip mall | | | | | | | | P | P | P | P | | P |

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|---|--|------------------|------|------|------|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|
| Use Category | Specific Use Type | Zoning Districts | | | | | | | | | | | | | | |
| | | AG | R-1A | R-1B | R-1C | R-2 | R-3 | R-M | C-0 | C-1 | C-2 | C-3 | DSD | I-1 | I-2 | P-R |
| H. Storage | 1. Mini-warehouse or other self-service storage units with no outdoor storage | | | | | | | | | | | | | C | C | |
| | 2. Mini-warehouse or other self-service storage units with outdoor storage | | | | | | | | | | | | | | C | |
| I. Vehicle service | 1. Motor vehicle service and repair | | | | | | | | | C | C | | | C | C | |
| | 2. Motor vehicle body shop | | | | | | | | C | C | C | C | | | C | C |
| | 3. Motor vehicle wash | | | | | | | | | C | C | | | C | C | |
| | 4. Gasoline sales or gasoline station | | | | | | | | | C | P | P | | P | P | |
| | 5. Tire recapping and storage | | | | | | | | | P | P | | | P | P | |
| | 6. Truck stop/travel plaza | | | | | | | | | | | C | | | | |
| J. Vehicle sales and leasing | 1. Motor vehicle sales, including leasing and rental of new/used autos, trucks, motorcycles, RVs, trailers and boats | | | | | | | | | C | P | P | | P | P | |
| | 2. Motor vehicle sales, display and restoration, (no more than 8 vehicles on lot) | | | | | | | | | C | P | P | C | P | P | |

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|---|---|------------------|------|------|------|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|
| Use Category | Specific Use Type | Zoning Districts | | | | | | | | | | | | | | |
| | | AG | R-1A | R-1B | R-1C | R-2 | R-3 | R-M | C-0 | C-1 | C-2 | C-3 | DSD | I-1 | I-2 | P-R |
| K. Vehicle storage | 1. Impoundment lot; wrecked vehicle temporary storage lot | | | | | | | | | | | | | P | P | |
| | 2. Outdoor storage - RV, boat, bus and camper storage | | | | | | | | | | C | C | | P | P | |
| | 3. Junk yards, salvage yards, wrecking yards | | | | | | | | | | | | | C | C | |
| 4. INDUSTRIAL | | | | | | | | | | | | | | | | |
| A. Industrial service manufacturing and productions | 1. Indoor operations/indoor storage -- no hazardous material or liquids | | | | | | | | | | | | | P | P | |
| | 2. Indoor or outdoor operations with outdoor storage or use of hazardous materials or liquids | | | | | | | | | | | | | C | C | |
| | 3. Machine shop, welding | | | | | | | | | | | | | | C | |
| | 4. Concrete mixing plant, asphalt, cement batch plant | | | | | | | | | | C | C | C | | C | C |

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|---|---|------------------|------|------|------|-----|-----|-----|-----|-----|-----|-----|-----|
| Use Category | Specific Use Type | Zoning Districts | | | | | | | | | | | |
| | | AG | R-1A | R-1B | R-1C | R-2 | R-3 | R-M | C-0 | C-1 | C-2 | C-3 | DSD |
| A. Farm, agribusiness | 1. Farm, including horticulture only | P | | | | | | | | | | | |
| | 2. Farm, including animal husbandry | P | | | | | | | | | | | |
| | 3. Stockyards/slaughter of animals | | | | | | | | | | | | |
| B. Aviation or surface | 1. Airports/heliports | | | | | | | | | | | | |
| | 2. Helipad | | | | | | | | | | | | |
| | 3. Bus/air/road depot | | | | | | | | C | C | C | | |
| C. Mining | 1. Oil or gas drilling | | | | | | | | | | | | |
| | 2. Extraction of coal, including quarries, mines, sand, fire clay and gravel pits | | | | | | | | | | | | |

*Where two zoning districts are applicable to a use, the more restrictive zone shall govern.

Legend:

- AG - Agricultural District (Article 15)
- R-1A - Single Family Residential District (Article 4)
- R-1B - Single Family Residential District (Article 5)
- R-1C - Single Family Residential District (Article 5-A)
- R-2 - Two Family Residential District (Article 6)
- R-3 - Garden Apartment District (Article 7)
- R-M - Manufactured or Mobile Home/Park District (Article 8)
- C-0 - Office District (Article 9)
- C-1 - Local Commercial District (Article 10)
- C-2 - General Commercial District (Article 11)
- C-3 - Highway Commercial District (Article 12)
- DSD - Downtown Special District (Article 12-A)
- I-1 - Light Industrial District (Article 13)
- I-2 - Heavy Industrial District (Article 14)
- P-R - Park & Recreation District (Article 16)

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