

6.2.2 Use Table for Base Zoning Districts³

Note: The urban residential zoning districts noted below include all urban residential and White City urban residential districts described in Section 5.4 of this Ordinance. Split use types may not be completely consistent with the "See Also" notes. Notwithstanding the permit review type listed under Commercial and Industrial uses, development subject to discretionary review pursuant to Chapters 7 through 10 requires a Type 2 administrative review, otherwise a new use or change of use on existing commercial or industrial sites are allowed subject to a Type 1 review.

TABLE 6.2 1:USE TABLE FOR BASE ZONING DISTRICTS																
1 = Type 1 Permit 2 Type 2 Permit 3 = Type 3 Permit 4 = Type 4 Permit																
CATEGORY	SPECIFIC USE	ZONING DISTRICTS														SEE ALSO
		RU	RURAL RESIDENTIAL		URBAN RESDL.		COMMERCIAL							INDUSTRIAL		
			RR 00 & 10	RR 5 & RR 5A	UR 1 To UR 4 To UR 10	UR 30	G C	IC	N C	R S	A R S	R R S	S V R S	GI	LI	
RESOURCE USES (FARM, FOREST, AGGREGATE, NATURAL RESOURCES)																
Agriculture	Horse boarding & riding facilities	1	3	-	-	-	-	-	-	-	-	-	-	-	-	6.3.1(A)
	Intensive Livestock	2	3	-	-	-	-	-	-	-	-	-	-	-	-	6.3.1(A)
	Non intensive agriculture	1	1	1	1*	1*	1	1	1	1	1	1	1	1	1	6.3.1(A); 5.5.3; 12.3.1
	Plant nursery	1	2	3	-	-	2	-	-	2	2	2	2	-	-	6.3.1(B); 6.4.4(D)
Farm Use	Marijuana Production	-	-	-	-	-	-	-	-	-	-	-	-	1/2	1/2	3.13.2
	Psilocybin Production	-	-	-	-	-	-	-	-	-	-	-	-	1/2	1/2	3.14.2
Forestry	Manage, grow, harvest, process timber & forest products	1	1	1	-	-	-	-	-	-	-	-	-	-	-	
Mineral and aggregate	Aggregate or surface mining, stockpiling or processing (e.g. batch plants)	3	1	1	1	1	1	1	1	1	1	1	1	2	-	4.4.8; 6.3.4(A)
Fish and game	Fish hatchery/culture /game refuge or management	1	3	-	-	-	-	-	-	-	-	-	-	-	-	

³ Ordinance 2004-12, effective 2-6-2005; Ordinance 2004-2RM, effective 1-30-2005; Ordinance 2004-14, effective 2-13-2005; Ordinance 2011-16, effective 2-26-2012; Ordinance 2015-7, effective 7-26-2015, Ordinance 2016-3, effective 6-19-2016

*See Section 6.3.1

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			RR 00 & 10	RR 5 RR 2.5 & RR 5A	UR 1 UR 4 To UR 10	UR 30	G C	IC	N C	R S	A R S	R R S	S V R S	GI	LI	
RESIDENTIAL USES																
Household Living	Accessory dwelling <u>unit</u>	-	<u>1</u>	<u>1</u>	1*	-	-	-	-	-	-	-	-	-	-	6.4.4(B)(H), *12.4.1(F) ⁴
	Co-housing	-	-	2	2	2	-	-	-	-	-	-	-	-	-	
	Detached single family dwelling, 1 st	1	1	1	1	2	2	-	2	2	2	3	2	2	2	6.3.2(C)
	Manufactured dwelling park	-	-	-	3	3	-	-	-	-	-	-	-	-	-	6.3.2(A)
	Multi-family dwelling	-	-	-	-	1	-	-	-	-	-	-	-	-	-	6.3.2(B); 3.2
	Rectory/parsonage	2	1	1	1	1	2	-	2	2	2	3	2	2	2	6.3.2(C)
	Single-family dwelling, two or more (attached or detached)	2	2	2	2	2	-	-	-	-	-	-	-	-	-	6.3.2(D)
Group Living	Convent or monastery	2	3	3	3	-	-	-	-	-	-	-	-	-	-	3.2
	Farm Labor housing	1	3	-	-	-	-	-	-	-	-	-	-	-	-	
	Nursing home	-	3	3	3	3	-	-	-	-	-	-	-	-	-	
	Residential facility/ Community housing	-	3	3	3	1	-	-	-	-	-	-	-	-	-	ORS 197.660; ORS 426.502
	Residential home/ in-home day care	1	1	1	1	1	1	-	1	1	1	1	1	1	1	ORS 197.660; 6.3.3(K); 12.3.1
	Substance abuse rehabilitation	-	3	3	3	-	-	-	-	-	-	-	-	-	-	
COMMERCIAL/OFFICE USES																
Agricultural Sales and Services	Agriculture produce stand	1	3	3	-	-	-	-	-	2	2	-	2	-	-	6.3.3(A)
	Farm equipment repair	3	-	-	-	-	1 / 2	-	-	2	2	3	2	1 / 2	1 / 2	
	Farm equipment sales	3	-	-	-	-	1 / 2	-	-	-	-	-	2	1 / 2	1 / 2	6.3.4(C)
	Farm equipment storage	1	-	-	-	-	-	-	-	-	-	-	-	1 / 2	1 / 2	6.3.4
	Firewood retail sales	1	2	2	-	-	1 / 2	-	-	-	-	-	-	1 / 2	-	6.3.3(M)
	Stock auction yard	3	-	-	-	-	-	-	-	-	-	-	-	3	-	

4 *Only in an Urban Growth Boundary or White City.

Jackson County, Oregon

Chapter 6

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CATEGORY	SPECIFIC USE	1 = Type 1 Permit 2 Type 2 Permit 3 = Type 3 Permit 4 = Type 4 Permit													
		ZONING DISTRICTS													
		RU	RURAL RESIDENTIAL		URBAN RESDL.		COMMERCIAL							INDUSTRIAL	
			RR 00 & 10	RR 5 RR 2.5 & RR 5A	UR 1 UR 4 To UR 10	UR 30	G C	IC	N C	R S	A R S	R R S	S V R S	GI	LI
	Winery, tasting room	1	3	3	-	-	3	-	-	-	3	3	3	1 / 2	1 / 2
Animal Sales and Services	Small animal clinic/hospital	-	3	-	-	-	1 / 2	-	-	3	3	3	2	-	3
	Large livestock/exotic animal clinic/hospital	3	3	3	-	-	-	-	-	-	-	-	-	1 / 2	1 / 2
	Kennel	2	3	-	-	-	1 / 2	-	-	2	-	-	-	-	1 / 2
	Pet shop	-	-	-	-	-	1 / 2	-	1 / 2	-	-	-	-	-	-
Building Materials	Building material and lumberyard	-	-	-	-	-	1	-	-	3	3	-	2	1 / 2	1 / 2
Day Care	Adult day care/in-home child care	1	1	1	1	1	1	-	1	1	1	1	1	1	1
	Child care center	-	3	3	3	3	1 / 2	-	1 / 2	2	2	2	2	1 / 2	1 / 2
Eating and Drinking Establishment	Community commercial kitchen	-	-	-	-	-	-	-	-	2	2	-	2	-	1 / 2
	Eating establishment	-	-	-	-	-	1 / 2	1 / 2	1 / 2	2	2	2	2	-	3
	Drinking establishment	-	-	-	-	-	1 / 2	1 / 2	1 / 2	3	3	-	3	-	-
	Drive-thru food and beverage	-	-	-	-	-	3	3	-	-	-	-	-	-	-
Financial Institutions	Bank, credit union, check cashing center	-	-	-	-	-	1 / 2	-	1 / 2	3	3	2	2	-	-
Food and Beverage Sales	Foods and sundries convenience	-	-	-	-	-	1 / 2	3	1 / 2	-	-	3	-	-	-
	Famers Market	-	-	-	-	-	3	-	1 / 2	3	2	-	2	-	-
	Grocery Store	-	-	-	-	-	1 / 2	-	-	2 / 3	2 / 3	2	2	-	-
	Wine shop	-	-	-	-	-	1 / 2	-	1 / 2	2 / 3	2 / 3	2	2	-	-

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		RU	RURAL RESIDENTIAL		URBAN RESDL.		COMMERCIAL							INDUSTRIAL		
			RR 00 & 10	RR 5 RR 2.5 & RR 5A	UR 1 UR 4 To UR 10	UR 30	G C	IC	N C	R S	A R S	R R S	S V R S	GI	LI	
Landscaping Sales/Service	Landscaping contracting	2	-	-	-	-	1 / 2	-	-	3	3	3	3	1 / 2	1 / 2	
	Landscape Maintenance	3	3	3	-	-	-	-	-	-	-	-	-	1 / 2	1 / 2	
Medical Services	Emergency medical center	-	3	3	3	3	1 / 2	-	-	2	2	2	2	-	-	
	Hospital	-	-	-	3	3	-	-	-	-	-	-	-	-	-	
	Medical / dental / optical clinic	-	3	3	3	3	1 / 2	-	1 / 2	2	2	2	2	-	-	12.3.1
	Psilocybin Service Center	-	-	-	-	-	1 / 2	-	-	-	-	-	-	-	-	3.14.4
Office	Studio: Broadcasting / recording	-	-	3	-	-	1 / 2	-	-	3	3	-	3	-	-	
	Information Technology Center	-	3	3	-	-	1 / 2	-	-	-	-	-	-	2	1 / 2	
	Business or professional office	-	-	-	-	-	1 / 2	-	1 / 2	3	2	2	2	-	-	12.3.1
	Studio: art / dance / music/ skills	-	-	-	-	-	1 / 2	-	1 / 2	2	2	3	2	-	-	12.3.1
Personal Services	Barber or beauty shop	-	-	-	-	-	1 / 2	1 / 2	1 / 2	2	2	-	2	-	-	6.3.3(F), 12.3.1
	Laundromat or dry cleaner	-	-	-	-	-	1 / 2	-	1 / 2	3	3	-	3	-	-	5.5.3, 6.3.3(S)
	Mortuary	-	-	-	-	-	1 / 2	-	-	-	-	-	-	-	-	
	Tanning salon	-	-	-	-	-	1 / 2	-	-	-	-	-	2	-	-	12.3.1
Recreation and Entertainment	Amusement establishment (indoors)	-	-	-	-	-	1 / 2	-	-	-	-	-	-	-	-	
	Amusement establishment (outdoors)	-	-	-	-	-	3	-	-	-	-	-	-	-	-	6.3.7(C)
	Theater (indoors)	-	-	-	-	-	1 / 2	-	1 / 2	-	-	-	-	-	-	
Retail Sales	Auction services, commercial	-	-	-	-	-	1 / 2	-	-	-	-	-	-	1 / 2	1 / 2	6.3.3(D)

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		RU	RURAL RESIDENTIAL		URBAN RESDL.		COMMERCIAL							INDUSTRIAL		
			RR 00 & 10	RR 5 RR 2.5 & RR 5A	UR 1 UR 4 To UR 10	UR 30	G C	IC	N C	R S	A R S	R R S	S V R S	GI	LI	
	Auction services, temporary	1	1	1	1	1	1	1	1	1	1	1	1	1	1	6.3.3(E), 12.3.1
	Feed / seed store	-	-	-	-	-	1 / 2	-	-	2	2	3	2	-	-	
	Flea market	-	-	-	-	-	-	-	-	-	-	-	-	-	3	6.3.3(N)
	Florist / garden shop, drug store, or bake shop	-	-	-	-	-	1 / 2	-	1 / 2	2 / 3	2 / 3	3	2	-	-	5.5.3, 6.3.3 (Y), 12.3.1
	Clothing / general merchandise store	-	-	-	-	-	1 / 2	-	1 / 2	2 / 3	2 / 3	2	2	-	-	6.3.3(I)
	Gift, antique or specialty shop	-	-	-	-	-	1 / 2	2 / 3	1 / 2	2	2	3	2	-	-	6.3.3(O), 12.3.1
	Hardware store	-	-	-	-	-	1 / 2	-	1 / 2	2	2	2	2	-	-	6.3.3(Q), 12.3.1
	Pawn/second hand store	-	-	-	-	-	1 / 2	-	-	-	-	-	-	-	-	6.3.3(X)
	Marijuana Retailing/Medical Marijuana Facilities	-	-	-	-	-	3	-	-	-	-	-	-	-	-	3.13.5
	Wholesale establishment	-	-	-	-	-	1 / 2	-	-	-	-	-	-	1 / 2	1 / 2	3.13.4
	Other retail sales	-	-	-	-	-	1 / 2	-	-	2 / 3	2 / 3	2 / 3	2	-	-	6.2.3, 6.3.3(AA)
Services and Repair Businesses	Appliance repair & incidental sales	-	-	-	-	-	-	-	1 / 2	2	2	3	2	-	-	6.3.3(C)
	Bicycle repair & incidental sales	-	-	-	-	-	1 / 2	-	1 / 2	2	2	3	2	-	-	
	Gun Repair	-	-	-	-	-	1 / 2	-	-	-	-	-	-	-	-	
	Propane gas/fuel oil distributors	-	-	-	-	-	-	-	-	-	-	-	-	1 / 2	1 / 2	
	Rental facilities & equipment rentals	-	-	-	-	-	1 / 2	-	-	-	-	-	2	-	-	
	Small engine repair, machine, welding shop	-	-	-	-	-	1 / 2	-	-	3	3	3	2	-	1 / 2	

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		RU	RURAL RESIDENTIAL		URBAN RESDL.		COMMERCIAL							INDUSTRIAL		
			RR 00 & 10	RR 5 RR 2.5 & RR 5A	UR 1 UR 4 To UR 10	UR 30	G C	IC	N C	R S	A R S	R R S	S V R S	GI	LI	
	Other (e.g. well driller, cabinet shop, sanitary service installer, upholstery	-	-	-	-	-	1 / 2	-	-	3	3	3	3	-	1 / 2	
Vehicles and Equipment	Body/fender shop	-	-	-	-	-	3	-	-	-	-	-	-	1 / 2	1 / 2	6.3.3(G)
	Manufactured dwelling, mobile home & RV sales	-	-	-	-	-	1 / 2	-	-	-	-	-	-	-	-	
	Motor vehicle impound	-	-	-	-	-	3	-	-	-	-	-	-	1 / 2	1 / 2	
	Motor vehicle sales and rental	-	-	-	-	-	1 / 2	-	-	-	-	-	2	1 / 2	1 / 2	6.3.3(U)
	Motor vehicle services and repair	-	-	-	-	-	1 / 2	-	3	3	3	3	2	1 / 2	1 / 2	6.3.3(U)
	Motor vehicle storage	-	-	-	-	-	1 / 2	-	-	-	-	-	2	1 / 2	1 / 2	6.3.3(V)
	Motor vehicle washing and detailing	-	-	-	-	-	1 / 2	-	-	-	-	-	-	-	-	
	Parking area commercial	-	-	-	-	-	1 / 2	-	-	-	-	-	-	-	1 / 2	6.3.3(W)
	Service station	-	-	-	-	-	1 / 2	1 / 2	3	2	2	3	2	-	-	
Visitor Accommodation	Destination resort large	4 PDP 2 FDP	4 PDP 2 FDP	4 PDP 2 FDP	-	-	4 PD P 2 FD P	4 PD P 2 FD P	-	-	-	-	-	-	-	6.3.8
	Destination resort small	4 PDP 2 FDP	4 PDP 2 FDP	4 PDP 2 FDP	-	-	4 PD P 2 FD P	4 PD P 2 FD P	-	-	-	-	-	-	-	6.3.8
	Guest Ranch	3	3	3	-	-	-	-	-	-	-	-	-	-	-	
	Hotel or motel	-	-	-	-	-	1 / 2	1 / 2	-	3	-	-	-	-	-	6.3.3(R)
INDUSTRIAL/MANUFACTURING USES																

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Equipment Storage and Repair	Equipment storage	-	-	-	-	-	1 / 2	-	-	-	-	-	-	1 / 2	1 / 2	6.3.4
	Heavy machinery /Equipment repair	-	-	-	-	-	1 / 2	-	-	3	3	3	2	1 / 2	1 / 2	6.3.4(B)
	Outdoor storage areas	-	-	-	-	-	-	-	-	-	-	-	-	1 / 2	1 / 2	6.3.4
	Wrecking/salvage or junk yard	-	-	-	-	-	3	-	-	-	-	-	-	1 / 2	1 / 2	6.3.4(E)
Industrial Services	Industrial services, low- impact	-	-	-	-	-	-	-	-	-	-	-	-	1 / 2	1 / 2	6.3.4
	Industrial services, high- impact	-	-	-	-	-	-	-	-	-	-	-	-	1 / 2	-	6.3.4
	Laundry/dry cleaning plant	-	-	-	-	-	-	-	-	-	-	-	-	1 / 2	1 / 2	
	Psilocybin Testing Laboratories													1/2	1/2	3.14.5
Manufacturing & Production	Firewood processing/sales	2	-	-	-	-	-	-	-	-	-	-	-	1 / 2	-	
	Manufacturing and production, low-impact	-	-	-	-	-	-	-	-	-	-	-	-	1 / 2	1 / 2	6.3.4, 3.13.3, 3.14.3
	Manufacturing and production, high-impact	-	-	-	-	-	-	-	-	-	-	-	-	1 / 2	1 / 2	6.3.4, 3.13.3, 3.14.3
	Manufacturing paper and allied products	-	-	-	-	-	-	-	-	-	-	-	-	3	-	6.3.4
	Manufacturing petroleum by products	-	-	-	-	-	-	-	-	-	-	-	-	3	-	6.3.4
Warehouse and Freight Movement	Feed mills / elevators / granaries	-	-	-	-	-	-	-	-	-	-	-	-	1 / 2	1 / 2	6.3.4
	Mini-warehouse	-	-	-	-	-	1 / 2	-	-	2	-	-	2	1 / 2	1 / 2	6.3.4(D)
	Truck terminal, freight forwarding facility or yard	-	-	-	-	-	-	3	-	-	-	-	-	1 / 2	1 / 2	
	Warehouse, food storage	-	-	-	-	-	-	-	-	-	-	-	-	-	1 / 2	6.3.4
TRANSPORTATION USES																
Aviation	Airport/heliport	-	-	-	-	-	-	-	-	-	-	-	-	2	2	6.3.5(A) ORS Chapter 836
Bike Paths	All types	1	1	1	1	1	1	1	1	1	1	1	1	1	1	6.3.5(B), Chap. 9

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Public Transportation	Station only	-	-	-	-	-	3	-	-	2	2	3	-	-	-	3.2
	Terminal/station	-	-	-	-	-	3	-	-	3	3	3	-	2	2	3.2
Transportation Facility	Park-and-ride lot	-	-	-	2	2	1	1	1	2	2	2	2	-	-	3.2, 6.3.3(W)
Transportation Improvements	All Types ⁴	1	1	1	1	1	1	1	1	1	1	1	1	1	1	6.3.5(C), 12.3.1
UTILITY/SOLID WASTE USES																
Utility	Building-mounted transmission towers	2	2	2	2	2	2	2	2	2	2	2	2	1	1	6.3.6(A)
	Co-location on existing towers	1	1	1	1	1	1	1	1	1	1	1	1	1	1	6.3.6(A), 12.3.1
	Concealed transmission towers (stealth)	1	1	1	1	1	1	1	1	1	1	1	1	1	1	6.3.6(A), 12.3.1
	Freestanding transmission towers (new)	2	2	2	-	-	2	2	-	-	-	-	-	2	2	6.3.6(B)
	Major utility facilities	3	-	-	-	-	-	-	-	-	-	-	-	2	2	6.3.6(B)
	Minor utility facilities	2	2	2	2	2	2	2	2	2	2	2	2	2	2	6.3.6(B)
	Small scale energy production facility	3	3	3	-	-	-	-	-	-	-	-	-	2	2	6.3.6(B)
Waste-Related Use	Composting plant	4	-	-	-	-	-	-	-	-	-	-	-	4	-	6.3.6(C)
	Incinerator	-	-	-	-	-	-	-	-	-	-	-	-	4	4	
	Modification of waste related use	2	2	2	2	2	2	2	2	2	2	2	2	2	2	6.3.6(D)
	Recycle drop-box	2	2	2	2	2	2	2	2	2	2	2	2	2	2	5.5.3, 6.3.6(C)
	Recycle plant	-	-	-	-	-	-	-	-	-	-	-	-	4	4	6.3.6(C)
	Sanitary landfill	-	-	-	-	-	-	-	-	-	-	-	-	4	-	6.3.6(C)
	Slaughter house/tannery/animal tallow/rendering plant	-	-	-	-	-	-	-	-	-	-	-	-	4	-	6.3.6(C)
	Solid waste transfer station	4	-	-	-	-	3	-	-	-	-	-	-	3	3	3.2, 6.3.6(C)
PARKS/PUBLIC/QUISI-PUBLIC USES																

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Cemetery	Cemetery (including animals)	1	3	3	3	-	-	-	-	-	2	-	-	-	-	12.4.1(H)
Library	All types	2	3	3	3	3	1 / 2	3	3	3	2	2	2	1 / 2	1 / 2	6.3.7(B), 12.4.1(H)
Museum	All Types	2	3	3	3	-	1 / 2	-	1 / 2	2	2	-	-	-	-	12.4.1
Parks and Recreation	Campground/RV (new)	3	-	-	-	-	3	3	-	3	3	-	3	-	-	6..3.7(C), 12.4.1(H)
	Campground/RV (expand existing)	2	3	3	-	-	-	-	-	-	-	-	-	-	-	12.4.1(H)
	Country club	-	3	3	-	-	-	-	-	-	-	-	-	-	-	6.3.7(C), 12.4.1(H)
	Fairgrounds or rodeo grounds	-	3	-	-	-	-	-	-	-	-	-	-	-	-	12.4.1(H)
	Firearm training or shooting range	3	-	-	-	-	3	-	-	3	-	-	-	3	-	6.3.7(A), 12.4.1(H)
	Golf course	3	3	3	-	-	-	-	-	-	-	-	-	-	-	12.4.1(H)
	Park/playground	2	2	2	2	2	1 / 2	1 / 2	1 / 2	2	2	2	2	1 / 2	1 / 2	6.3.7(C), 12.3.1, 12.4.1(H)
	Recreation/sports club, private	3	3	3	3	3	1 / 2	-	1 / 2	-	-	-	-	1 / 2	1 / 2	12.4.1(H)
	Recreation/sports club, public	2	3	3	2	2	1 / 2	-	1 / 2	-	-	-	-	1 / 2	1 / 2	12.4.1(H)
Post Office	Post office substation	-	-	-	-	-	1 / 2	-	1 / 2	2	2	2	2	-	1 / 2	5.5.3, 12.3.1, 12.4.1(H)
Public Assembly	Community/town hall/grange	2	3	3	3	3	1 / 2	1 / 2	1 / 2	2	2	2	2	1 / 2	1 / 2	12.3.1, 12.4.1(H)
	Convention and exhibit hall	-	-	-	-	-	1 / 2	-	-	-	-	-	-	1 / 2	1 / 2	12.4.1(H)
Public Works	Public works building and facilities	2	3	3	3	3	1 / 2	3	3	3	3	3	2	1 / 2	1 / 2	6.3.7(D), 12.4.1(H)
Religion	Religious assembly, house of worship (church)	1	2	2	2	2	1 / 2	-	1 / 2	2	2	2	2	-	-	2.7.4(C), 12.4.1(H)
	Seminary	-	3	3	-	-	-	-	-	-	-	-	-	-	-	12.4.1(H)

TABLE 6.2 1:USE TABLE FOR BASE ZONING DISTRICTS																
1 = Type 1 Permit 2 Type 2 Permit 3 = Type 3 Permit 4 = Type 4 Permit																
CATEGORY	SPECIFIC USE	ZONING DISTRICTS														SEE ALSO
		RU	RURAL RESIDENTIAL		URBAN RESDL.		COMMERCIAL							INDUSTRIAL		
			RR 00 & 10	RR 5 RR 2.5 & RR 5A	UR 1 UR 4 To UR 10	UR 30	G C	IC	N C	R S	A R S	R R S	S V R S	GI	LI	
Safety Services	Emergency medical, ambulance services, fire/police stations	-	3	3	3	3	1 / 2	1 / 2	1 / 2	2	2	2	2	1 / 2	1 / 2	12.3.1, 12.4.1 (H)
Schools	Commercial or business school	-	-	-	-	3	1 / 2	-	3	-	-	-	-	1 / 2	1 / 2	12.4.1(H)
	College/university	-	-	-	3	3	-	-	-	-	-	-	-	-	-	12.4.1(H)
	Public or private school (K thru 12)	1	3	3	3	3	-	-	-	-	1	-	-	-	-	12.4.1(H)
	Satellite campus	-	3	3	3	3	1 / 2	-	1 / 2	2	2	3	2	1 / 2	1 / 2	12.4.1(H)