

20.658.020 Permitted, development permitted, and special use permit uses (Table).

The following list represents those uses, subject to the provisions of this title, in the non-residential districts which are permitted by right (P), subject to design review (D), requires special use permit and design review approval (S), requires approval of a temporary use permit (T), or are prohibited (X). Uses not listed in this table are prohibited.

Note: *Italics* denote that Specific Standards apply (see chapter 20.668)

| 20.658.020 Use (see sections in chapter 20.660 for use descriptions) | PR | NC | OC | GC | MUC | TC | LI | GI | SI | PF | AP |
|---|----|----|----|----|-----|----|----|----|----|----|----|
| .010 Agricultural and related limited commercial uses | | | | | | | | | | | |
| (A) Agricultural products processing and storage | | | X | | | | | | | | |
| (B) Agricultural products retail outlet | | | D | | | | | | | | |
| (D) Animal keeping | | | P | | | | | | | | |
| (E) Commercial stock yard | | | X | | | | | | | | |
| (F) Commercial meat and poultry processing facility | | | X | | | | | | | | |
| (G) Commercial nursery | | | S | | | | | | | | |
| (H) Keeping of non-domestic animals | | | X | | | | | | | | |
| (I) Limited agricultural uses | | | P | | | | | | | | |
| (J) Limited commercial uses | | | X | | | | | | | | |
| (K) Open agricultural uses | | | P | | | | | | | | |

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Note: *Italics* denote that Specific Standards apply (see chapter 20.668)

| 20.658.020 Use (see section in chapter 20.660 for use descriptions) | PR | NC | OC | GC | MUC | TC | LI | GI | SI | PF | AP |
|---|----|------------------|----|----|-----|----|----|----|----|----|----|
| .020 Commercial and business uses | | | | | | | | | | | |
| (A) Building contracting shop | | X | | | | | | | | | |
| (B) Carpentry, woodworking, or furniture making facility | | X | | | | | | | | | |
| (C) Car wash | | S | | | | | | | | | |
| (D) Commercial bakery | | X | | | | | | | | | |
| (E) Commercial laundry and dry cleaning | | X | | | | | | | | | |
| (F) Gaming | | X | | | | | | | | | |
| (G) Kennel | | X | | | | | | | | | |
| (H) Dog fancier or breeder kennel | | X | | | | | | | | | |
| (I) Dog rescue kennel | | X | | | | | | | | | |
| (J) Pet service | | D | | | | | | | | | |
| (K) Pawn shop | | X | | | | | | | | | |
| (L) Printing and publishing establishments | | D | | | | | | | | | |
| (M) Thrift or secondhand stores, used appliance shops | | X | | | | | | | | | |
| (N) <i>Adult characterized businesses</i> | | X | | | | | | | | | |
| (O) <i>Craft foods or alcoholic beverages (large & small)</i> | | X/S ⁸ | | | | | | | | | |

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Note: *Italics* denote that Specific Standards apply (see chapter 20.668)

| 20.658.020 Use (see section in chapter 20.660 for use descriptions) | PR | NC | OC | GC | MUC | TC | LI | GI | SI | PF | AP |
|---|----|----|----|----|-----|----|----|----|----|----|----|
| .030 Forestry uses | | | | | | | | | | | |
| (None permitted) | | | X | | | | | | | | |
| | | | | | | | | | | | |
| .040 Industrial uses | | | | | | | | | | | |
| (A) Equipment rental | | | X | | | | | | | | |
| (B) General industrial | | | X | | | | | | | | |
| (C) Light industrial | | | X | | | | | | | | |
| (D) Machine shop | | | X | | | | | | | | |
| (E) Outside storage | | | X | | | | | | | | |
| (F) Saw mill | | | X | | | | | | | | |
| (G) Solid waste disposal site and facility | | | X | | | | | | | | |
| (H) Solid waste transfer facility | | | X | | | | | | | | |
| | | | | | | | | | | | |
| .050 Institutional and uses of community significance | | | | | | | | | | | |
| (A) Cemetery | | | S | | | | | | | | |
| (B) Church | | | D | | | | | | | | |
| (C) Community center and related facilities | | | D | | | | | | | | |
| (D) <i>Day care center (Large)</i> | | | D | | | | | | | | |
| (E) Day care center (Small) | | | D | | | | | | | | |

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Note: *Italics* denote that Specific Standards apply (see chapter 20.668)

| | | | | | | | | | | | |
|--|----|----|----|----|-----|----|----|----|----|----|----|
| 20.658.020 Use (see section in chapter 20.660 for use descriptions) | PR | NC | OC | GC | MUC | TC | LI | GI | SI | PF | AP |
|--|----|----|----|----|-----|----|----|----|----|----|----|

.050 Institutional and uses of community significance (cont.)

| | | | |
|---|--|---|--|
| (F) Emergency care facility | | D | |
| (G) Educational facility | | D | |
| (H) Small group care or group home | | X | |
| (I) <i>Large group care or group home</i> | | X | |
| (J) Hospital | | X | |
| (K) Judicial center | | X | |
| (L) Nursing, convalescent and residential care facility | | S | |
| (M) Post office | | D | |
| (N) Uses of community significance | | S | |
| (O) <i>Independent congregate senior living community</i> | | S | |

.060 Lodging uses

| | | | |
|--|--|---|--|
| (A) <i>Bed and breakfast</i> | | S | |
| (B) <i>Campground</i> | | X | |
| (C) Overnight lodging | | D | |
| (D) Resort lodge, conference center or guest ranch | | X | |

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Note: *Italics* denote that Specific Standards apply (see chapter 20.668)

| | | | | | | | | | | | |
|--|----|----|----|----|-----|----|----|----|----|----|----|
| 20.658.020 Use (see section in chapter 20.660 for use descriptions) | PR | NC | OC | GC | MUC | TC | LI | GI | SI | PF | AP |
|--|----|----|----|----|-----|----|----|----|----|----|----|

.070 Mining uses

(A) *Open and subsurface mining*

X

.080 Office uses

(A) Professional office

D

**See Residential Office purpose section of this code.*

.090 Recreational uses

(A) Equestrian facility

X

(B) Golf course

S

(C) Health clubs

D

(D) Indoor recreation

D

(E) Membership club

D

(F) Motorized racing

X

(G) Non-motorized racing

X

(H) Outdoor recreation, day use

S

(I) Outdoor recreation, night use

S

(J) Park or play field, day use

D

(K) Park or play field, night use

S

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Note: *Italics* denote that Specific Standards apply (see chapter 20.668)

| 20.658.020 Use (see section in chapter 20.660 for use descriptions) | PR | NC | OC | GC | MUC | TC | LI | GI | SI | PF | AP |
|---|----|----|----|----|-----|----|----|----|----|----|----|
| .090 Recreational uses (cont.) | | | | | | | | | | | |
| (L) Public recreation center | | D | | | | | | | | | |
| (M) Ski area | | S | | | | | | | | | |
| (N) <i>Indoor Gun Range</i> | | S | | | | | | | | | |
| .100 Residential uses | | | | | | | | | | | |
| (A) Boarding house | | D | | | | | | | | | |
| (C) <i>Manufactured home park</i> | | X | | | | | | | | | |
| (D) <i>Multi-family dwelling</i> | | X | | | | | | | | | |
| (E) Single-family dwelling | | X | | | | | | | | | |
| .110 Retail and personal services | | | | | | | | | | | |
| (A) Bank | | D | | | | | | | | | |
| (B) Bar | | X | | | | | | | | | |
| (C) Building material or garden store | | X | | | | | | | | | |
| (D) convenience store (<i>with gasoline sales</i>) | | D | | | | | | | | | |
| (E) Indoor theater | | D | | | | | | | | | |
| (F) Mortuary | | D | | | | | | | | | |
| (G) Outdoor theater | | X | | | | | | | | | |
| (H) Restaurant | | D | | | | | | | | | |

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Note: *Italics* denote that Specific Standards apply (see chapter 20.668)

| 20.658.020 Use (see section in chapter 20.660 for use descriptions) | PR | NC | OC | GC | MUC | TC | LI | GI | SI | PF | AP |
|--|----|----|----|----|-----|----|----|----|----|----|----|
| .110 Retail and personal services (cont.) | | | | | | | | | | | |
| (I) Retail or personal service facility | | D | | | | | | | | | |
| (J) Vehicle rental | | X | | | | | | | | | |
| (K) Vehicle sales | | D | | | | | | | | | |
| (L) <i>Vehicle service center, minor</i> | | S | | | | | | | | | |
| (M) Vehicle service center, major | | X | | | | | | | | | |
| (N) Veterinary clinic with outdoor holding facilities | | X | | | | | | | | | |
| (O) Veterinary clinic without holding facilities | | D | | | | | | | | | |
| .120 Transportation uses | | | | | | | | | | | |
| (A) Private airports | | X | | | | | | | | | |
| (B) Public airports | | X | | | | | | | | | |
| (C) <i>Airport related uses</i> | | X | | | | | | | | | |
| (D) <i>Heliport</i> | | X | | | | | | | | | |
| (E) Helistop | | X | | | | | | | | | |
| (F) Park and ride facility | | S | | | | | | | | | |
| (G) Parking structure or parking lot (primary use) | | S | | | | | | | | | |
| (H) Terminal and passenger service facility | | X | | | | | | | | | |

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Note: *Italics* denote that Specific Standards apply (see chapter 20.668)

| 20.658.020 Use (see section in chapter 20.660 for use descriptions) | PR | NC | OC | GC | MUC | TC | LI | GI | SI | PF | AP |
|---|----|----|----|----|-----|----|----|----|----|----|----|
| .130 Utility and public service | | | | | | | | | | | |
| (A) Central office of telecommunication company | | D | | | | | | | | | |
| (B) Fire station | | X | | | | | | | | | |
| (C) Major facility of a public or private utility ⁹ | | X | | | | | | | | | |
| (D) Public or quasi-public facility other than listed | | X | | | | | | | | | |
| (E) Public safety telecommunications site | | D | | | | | | | | | |
| (F) Sewer or water transmission lines | | P | | | | | | | | | |
| (G) Sewage treatment facility | | X | | | | | | | | | |
| (H) <i>Telecommunications site</i> | | D | | | | | | | | | |
| (I) <i>Telecommunication facility</i> ⁶ | | S | | | | | | | | | |
| (J) Utility service facility | | P | | | | | | | | | |
| (K) Water reservoir | | X | | | | | | | | | |
| (L) Water tank, water treatment facility or sewer lift station | | D | | | | | | | | | |
| (M) Wind energy conversion system, commercial | | X | | | | | | | | | |
| (N) Treated effluent irrigation | | S | | | | | | | | | |
| (O) <i>Solar Photovoltaic Facility</i> | | X | | | | | | | | | |
| (P) <i>Renewable Energy Generation</i> | | X | | | | | | | | | |

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Note: *Italics* denote that Specific Standards apply (see chapter 20.668)

| | | | | | | | | | | | |
|--|----|----|----|----|-----|----|----|----|----|----|----|
| 20.658.020 Use (see section in chapter 20.660 for use descriptions) | PR | NC | OC | GC | MUC | TC | LI | GI | SI | PF | AP |
|--|----|----|----|----|-----|----|----|----|----|----|----|

.140 Warehouse uses

| | | | | | | | | | | | |
|---------------------------------------|---|--|--|--|--|--|--|--|--|--|--|
| (A) <i>Personal storage facility</i> | X | | | | | | | | | | |
| (B) Warehouse and distribution center | X | | | | | | | | | | |

.150 Accessory uses

| | | | | | | | | | | | |
|---|----------------|--|--|--|--|--|--|--|--|--|--|
| (A) Accessory agriculture retail sales | D | | | | | | | | | | |
| (B) Accessory dwelling | D | | | | | | | | | | |
| (C) Accessory outside storage | X | | | | | | | | | | |
| (D) Accessory structure | D | | | | | | | | | | |
| (E) Grading of more than 500 cubic yards | S | | | | | | | | | | |
| (F) <i>Home occupation</i> | P | | | | | | | | | | |
| (G) Household pets | P | | | | | | | | | | |
| (H) Non-commercial telecommunication site, one structure meeting district regulations | P | | | | | | | | | | |
| (I) Non-commercial telecommunications site, all others | D | | | | | | | | | | |
| (J) Solar energy systems | P | | | | | | | | | | |
| (K) <i>Stationary tank storage (above ground)</i> | P | | | | | | | | | | |
| (M) <i>Wind energy conversion system, micro</i> | D ⁷ | | | | | | | | | | |

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Note: *Italics* denote that Specific Standards apply (see chapter 20.668)

| | | | | | | | | | | | |
|--|----|----|----|----|-----|----|----|----|----|----|----|
| 20.658.020 Use (see section in chapter 20.660 for use descriptions) | PR | NC | OC | GC | MUC | TC | LI | GI | SI | PF | AP |
|--|----|----|----|----|-----|----|----|----|----|----|----|

.150 Accessory uses (cont.)

| | | |
|--|---|--|
| (N) Wind energy conversion system, small | X | |
| (O) Metal storage containers, sea cargo, cargo or similar containers | X | |
| (P) Special Occasion Home | S | |
| | | |

.160 Temporary uses

| | |
|---|---|
| (A) Emergency non-commercial telecommunication facility | T |
| (B) Temporary batch plant | T |
| (C) Temporary construction or sale office | T |
| (D) Temporary dwelling unit | T |
| (E) Seasonal sales lots | T |
| (F) Wind energy conversion system, commercial use test site | X |

Key: **D** - Requires design review **S** - Requires special use permit and design review
X - Prohibited **P** - Permitted by right (may require building permit)
T - Request a temporary use permit

¹ Permitted only if located within a GD overlay district. See Chapter 20.685.

² Sheriff's substations are permitted within the AP zoning district by design review (D).

³ See section 20.664.090 for specific standards.

⁴Subject to the provisions of section 20.650.010.C.

⁵ See chapter 20.668 regarding specific standards for airport uses.

⁶ Special use permit required for facilities that exceed the maximum height requirement of the applicable zoning district.

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