

Table 4.3
Permitted and Conditional Uses in Non-Residential Zoning Districts
 P = Permitted; C = Conditional Use; X = Prohibited

Use	Sec. Ref.	INST	C-1	C-2	C-3	M-1
ACCESSORY						
Automated teller machine (with drive-through)	6.20	X	X	P	P	X
Automated teller machine (without drive-through)	6.20	P	P	P	P	P
Business services, accessory		P	P	P	X	X
Caretaker's residence		X	X	X	X	P
Carnival or amusement park or fairground		P	X	X	X	X
Christmas tree sales facility, temporary		X	X	P	P	P
Construction field office	6.45	P	P	P	P	P
Fence (except barbed wire and chain link)	6.60	P	P	P	P	P
Fence, barbed wire	6.60	P	X	X	P	P
Fence, chain-link	6.60	P	P	P	P	P
Food truck	6.65	P	X	P	P	P
Helicopter landing pad		C	X	X	X	C
Intermodal container, temporary	6.80	P	P	P	P	P
Tower, amateur radio	6.15	P	P	P	P	P
Solar energy system, building mounted	6.115	P	P	P	P	P
Solar energy system, ground mounted	6.120	C	X	C	C	P
RESIDENTIAL						
Dwelling, single-family detached, fee-simple, existing on the effective date of these regulations		P	P	P	P	P
Live-work unit		X	X	P	X	X
INSTITUTIONAL						
Aircraft landing area, other than helicopter landing pad		C	X	X	X	X
Cemetery		P	X	X	X	X
Church, temple, synagogue, or place of worship		P	P	P	P	P
Club or lodge, nonprofit, without private bar or restaurant		P	P	P	P	P
Club or lodge, nonprofit, with private bar or restaurant		P	C	P	X	X
College or university		P	X	P	X	P
Community center, senior center		P	P	P	P	P
Community donation center		P	X	P	X	P
Community food or housing shelter		P	X	X	X	X
Hospital		P	X	X	X	X
Institutional residential living and care facilities, serving 18 or less persons		X	X	P	X	X
Institutional residential living and care facilities, serving more than 18 persons		X	X	C	X	X
Library or archival facility		P	P	P	X	X
School for the arts		P	X	P	X	P
School, private, elementary, middle, or high		P	X	P	X	P
School, special		P	X	P	X	P
School, business or trade		P	X	P	P	P
Utility substation		P	P	P	P	P
Transportation, communication, or utility facility not elsewhere classified		P	X	X	X	C
Wireless telecommunication facility or equipment		P	X	C	C	C
COMMERCIAL						
Adult business		X	X	X	X	C
Adult day service		C	C	C	X	X
Animal hospital or veterinary clinic		X	X	P	X	P
Animal shelter		P	X	X	X	P
Appliance repair		X	X	P	P	P
Artist studio		X	P	P	X	X
Auto parts and tire store		X	X	X	P	P
Automobile sales		X	X	X	P	P

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Automotive repair or service		X	X	X	P	P
Bakery, retail		X	X	P	X	X
Bail bonding or bondsperson		P	X	P	X	P
Bed and breakfast inn	6.25	X	P	P	X	X
Big box commercial retail building		X	X	C	X	X
Body piercing		X	X	P	X	X
Broadcasting tower or studio		P	X	P	X	P
Building sales (including manufactured home)		X	X	C	X	P
Business service establishment, not exceeding 2,500 square feet of gross floor area per establishment		P	P	P	P	P
Business service establishment, 2,500 square feet or more of gross floor area per establishment		P	X	P	X	P
Camp or campground		X	X	C	X	X
Car wash		X	X	X	P	X
Catering establishment		X	X	P	X	P
Clinic		P	P	P	X	X
Commercial recreational facility, indoor		X	X	P	X	P
Commercial recreational facility, outdoor		X	X	C	X	C
Conference center		P	X	P	X	P
Construction contractor's establishment		X	X	P	P	P
Consumer fireworks retail sales facility		X	X	X	X	C
Convenience store, without fuel pumps		X	P	P	P	P
Convenience store, with fuel pumps		X	X	P	P	P
Courier or message service		P	X	P	X	P
Data processing center		P	X	X	X	P
Day care, including group day care home, and basic social (non-medical) adult day care serving no more than 18 adults	6.50	P	X	P	X	X
Day care, child learning center (19 or more), or basic social adult day care serving 19 or more adults, or medical adult day care serving any number	6.50	P	X	P	X	X
Exterminator, pest control or disinfecting service		X	X	P	P	P
Farmers market		P	X	P	X	P
Finance, insurance, and real estate establishments, including bank, 2,500 square feet or less of gross floor area per establishment		P	P	P	P	P
Finance, insurance, and real estate establishments, including bank, more than 2,500 square feet of gross floor area per establishment		P	C	P	P	P
Fitness center		P	X	P	P	P
Flea market		X	X	C	X	C
Fuel tank sales		X	X	X	P	P
Funeral home, mortuary, or mausoleum		X	X	P	X	P
Furniture repair or reupholstering		X	C	P	X	P
Greenhouse, plant nursery		P	X	C	X	P
Golf course with country club		P	X	X	X	X
Hookah bar or hookah lounge		X	X	C	X	X
Internet business		X	X	P	X	X
Janitorial, building and carpet cleaning		X	X	P	X	P
Kennel		X	X	P	X	P
Landscaping company		X	X	X	P	P
Lawn and garden store		X	X	P	P	X
Laundry, laundromat		X	P	P	X	P
Locksmith, security service		X	X	P	X	P
Lodging service, hotel		X	X	P	P	X
Lodging service, motel		X	X	P	P	X
Lodging service, single-room occupancy		X	X	P	X	X
Mail order establishment		X	X	P	X	P
Manufactured home sales lot		X	X	X	C	C

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Mixed use building (dwelling unit with one or more permitted uses) (e.g., upper floor residential above commercial space)		X	P	P	X	X
Museum		P	X	P	X	X
Office, professional, medical, other		P	P	P	P	P
Office/warehouse		X	X	X	X	P
Open air business		X	X	C	P	C
Parking lot, off-site		P	P	P	P	P
Parking structure		C	X	C	C	C
Payday loan establishment		X	X	P	X	X
Personal service establishment, apparel		X	P	P	X	X
Personal service establishment, entertainment		X	X	P	X	X
Personal service establishment, event or travel		X	P	P	X	X
Personal service, forecasting		X	X	P	X	X
Personal service, on-site provider		P	P	P	X	X
Personal service, social relationship		X	P	P	X	X
Pet care, grooming, training, sitting		X	X	P	X	P
Recreational vehicle park		X	X	X	C	X
Restaurant without drive-through		P	P	P	X	X
Restaurant with drive-through		X	X	P	P	X
Retail trade establishment, enclosed		P	X	P	P	P
Security service		X	X	P	P	P
Self-service storage facility (mini-warehouses)		X	X	X	P	P
Solar farm		X	X	X	X	C
Special event facility		P	C	P	X	X
Stadium, coliseums, arenas, amphitheater		C	X	X	X	X
Tattoo studio		X	X	P	X	X
Taxi-cab or limousine service		X	X	X	P	P
Theater, motion picture or performing arts		C	X	C	X	P
Tow service		X	X	X	P	P
Truck stop		X	X	X	C	C
Utility company		P	X	P	P	P
Vapor bar or vapor lounge		X	X	C	X	X
Vehicle emission testing facility		X	X	X	P	P
INDUSTRIAL						
Agricultural processing		X	X	X	X	C
Ambulance services		X	X	X	P	P
Armored car services		X	X	X	P	P
Asphalt or concrete plant		X	X	X	X	C
Auction house or yard		P	X	C	X	C
Bottling or canning plant		X	X	X	X	P
Brewery or distillery		X	X	X	X	C
Bulk storage		X	X	X	X	P
Cold storage plant, frozen food locker		X	X	X	X	P
Crematory		X	X	X	X	C
Distribution center, including truck terminals		X	X	X	X	P
Dry cleaning plant		X	X	X	X	P
Explosives storage or manufacture		X	X	X	X	C
Food processing plant, including poultry and fish		X	X	X	X	C
Fuel sales, wholesale and distributors		X	X	X	X	P
Hazardous waste materials or volatile organic liquid handling and/or storage		X	X	X	X	X
Hazardous waste disposal		X	X	X	X	X
Incinerator		X	X	X	X	X
Intermodal container, temporary		P	P	P	P	P
Landfill, construction and demolition or inert waste		X	X	X	X	C
Landfill, sanitary		X	X	X	X	X
Logging yard		X	X	X	X	P

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Lumber yard		X	X	P	X	P
Manufacturing, apparel		X	X	X	X	P
Manufacturing, ceramics		X	X	X	X	P
Manufacturing, chemicals, floor coverings, glass, or rubber		X	X	X	X	C
Manufacturing, coating of cans, coils, fabrics, vinyl, metal furniture, appliance surfaces, wire, paper, and flat wood paneling		X	X	X	X	C
Manufacturing, cosmetics or toiletries		X	X	X	X	P
Manufacturing, electronics, camera, photographic, or optical good or communication equipment		X	X	X	X	P
Manufacturing, primary and fabricated metal		X	X	X	X	P
Manufacturing, fiberglass insulation		X	X	X	X	P
Microbrewery or micro-distillery		X	X	C	X	P
Newspaper, periodical, book, and database publishers		X	X	X	X	P
Manufacturing, ice		X	X	X	X	P
Manufacturing, instrument assembly		X	X	X	X	P
Manufacturing, machines		X	X	X	X	P
Manufacturing, metal products		X	X	X	X	P
Manufacturing, pharmaceuticals and medical supplies		X	X	X	X	P
Manufacturing, textiles		X	X	X	X	P
Manufacturing, wood products (excluding pulp mill)		X	X	X	X	P
Manufacturing, not otherwise classified		X	X	X	X	C
Recovered materials processing facility		X	X	X	X	C
Research laboratory		X	X	P	X	P
Salvage yard or junkyard		X	X	X	X	C
Sawmill		X	X	X	X	C
Septic tank cleaning services		X	X	X	X	P
Slaughterhouse		X	X	X	X	X
Solid waste handling or transfer facility		C	X	X	X	C
Solvent metal cleaning		X	X	X	X	C
Stockyard		X	X	X	X	X
Surface mining, quarrying, or other resource extraction		X	X	X	X	C
Tire retreading and recapping facilities		X	X	X	C	C
Warehouse or storage building		P	X	C	P	P
Wastewater or water treatment plant		P	X	X	X	C
Wholesale trade, including showroom		X	X	C	X	P
Wrecked motor vehicle compound		X	X	X	C	C
OTHER/ MISCELLANEOUS						
Conservation area		P	P	P	P	P
Common area and greenspace		P	P	P	P	P
Public use		P	P	P	P	P
Solar energy facility or solar farm		P	X	X	X	P
Temporary use approved by the zoning administrator		P	P	P	P	P