

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Agricultural and Resource-Based Uses								
Community gardens	-	P	P	P	P	P	P	
Crops, including field, tree, bush, berry, and row	SPR ¹	SPR	SPR	SPR	SPR	-	SPR	
Greenhouses	-	SPR	SPR	SPR	SPR	-	SPR ²	
Oil wells and production facilities	-	-	-	-	-	-	-	Section 22.140.400
Solid fill projects	CUP	CUP	CUP	CUP	CUP	CUP	CUP	
Surface mining operations	SMP	SMP	SMP	SMP	SMP	-	SMP	
Animal-Related Uses								

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Breeding farms for the selective or experimental breeding of cattle or horses, or the raising and training of horses or show cattle	-	-	-	-	-	-	SPR	Section 22.140.080
Dog kennels	-	-	-	-	CUP	-	-	
Dog training schools, excluding boarding	-	-	-	SPR	SPR	-	CUP ⁴	
Grazing of cattle, horses, sheep, or goats	-	-	-	-	-	-	SPR ⁵	Section 22.140.080
Hogs or pigs	-	-	-	-	-	-	SPR	Section 22.140.080

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Raising of poultry, fowl, birds, rabbits, chinchilla, nutria, mice, frogs, fish, bees, earthworms, and other similar animals of comparable nature, form, and size, including hatching, fattening, marketing, sale, slaughtering, dressing, processing, and packing, including eggs, honey, or similar products derived from such animals	-	-	-	-	-	-	SPR ²	Section <u>22.140.080</u>

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Riding academies and stables, with the boarding of horses	-	-	-	-	-	-	SPR ⁵	
Veterinaries, small animal								
Clinics	-	CUP	CUP	SPR	SPR	SPR	CUP ⁴	
Hospitals	-	-	-	-	CUP	-	-	
Wild animals, the keeping of, either individually or collectively for private or commercial purposes	-	-	-	-	-	-	CUP	

Cannabis Uses

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Cannabis businesses and activities, including renting, leasing, and permitting	-	-	-	-	-	-	-	Section 22.140.134
Cannabis cultivation, personal, accessory to a legally established dwelling unit	See Table 22.20.030-C: Accessory Use Regulations							
Cultural, Educational, and Institutional Uses								
Amphitheaters	-	-	-	CUP	CUP	CUP	CUP	
Arboretums and horticultural gardens	CUP	SPR	SPR	SPR	SPR	SPR	SPR	
Boxing arenas	-	-	-	CUP	CUP	CUP	CUP	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Churches, temples, or other places used exclusively for religious worship, including accessory educational and social activities	SPR	SPR	SPR	SPR	SPR	CUP	CUP ⁴	
Community centers	-	-	-	SPR	SPR	CUP	CUP ⁴	
Correctional institutions, including jails, farms, and camps	-	CUP	CUP	CUP	CUP	-	CUP	
Disability rehabilitation and training centers	-	CUP ⁶	CUP ⁶	CUP	SPR ⁷	-	-	
Juvenile halls	CUP	CUP	CUP	CUP	CUP	-	CUP	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Libraries	SPR	SPR	SPR	SPR	SPR	SPR	CUP ⁴	
Lodge and union halls	-	SPR	SPR	SPR	SPR	SPR	CUP ⁴	
Museums	SPR ⁸	SPR	SPR	SPR	SPR	SPR	CUP ⁴	
Observatories	-	SPR	SPR	SPR	SPR	SPR	SPR	
Revival meetings, tent, for longer than seven days	-	-	-	CUP	CUP	-	-	
Schools								

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Business and professional schools, including art, barber, beauty, dance, drama, and music, excluding trade or commercial schools	SPR	SPR	SPR	SPR	SPR	SPR	CUP ⁴	
Colleges and universities, accredited, excluding trade or commercial schools	SPR	SPR	SPR	SPR	SPR	SPR	CUP ⁴	
Schools, grades K-12, accredited by the State of California, excluding trade or commercial schools	SPR ³⁵ / CUP ³⁶	SPR ³⁵ / CUP ³⁶	SPR ³⁵ / CUP ³⁶	SPR ³⁵ / CUP ³⁶	SPR ³⁵ / CUP ³⁶	-	CUP	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Stadiums	-	-	-	-	-	CUP	-	
Theaters and other auditoriums	-	CUP	CUP	CUP	CUP	CUP	CUP	
Theaters, drive-in	-	CUP	CUP	CUP	CUP	-	CUP	
Industrial Uses								
Assaying services	-	-	-	-	SPR	-	-	
Assembly and manufacture								
Aluminum products	-	-	-	-	SPR	-	-	
Appliance assembly, electrical, electronic, and electromechanical	-	-	-	-	SPR	-	-	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Bone products	-	-	-	-	SPR	-	-	
Canvas products	-	-	-	-	SPR	-	-	
Cellophane products	-	-	-	-	SPR	-	-	
Cloth products	-	-	-	-	SPR	-	-	
Cosmetics, excluding soap	-	-	-	-	SPR	-	-	
Equipment assembly, electrical, electronic, and electromechanical	-	-	-	-	SPR	-	-	
Felt products	-	-	-	-	SPR	-	-	
Fur products	-	-	-	-	SPR	-	-	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Glass products and stained-glass assembly	-	-	-	-	SPR ⁹	-	-	
Golf balls	-	-	-	-	SPR	-	-	
Instrument assembly, electrical, electronic, and electromechanical, including precision machine shops	-	-	-	-	SPR	-	-	
Jewelry	-	-	-	-	SPR	-	-	
Leather products, excluding machine belting	-	-	-	-	SPR	-	-	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Metals; working and casting of rare, precious, or semiprecious metals	-	-	-	-	SPR	-	-	
Metal plating	-	-	-	-	SPR	-	-	
Optical goods	-	-	-	-	SPR	-	-	
Paper products, excluding the manufacture of paper itself	-	-	-	-	SPR	-	-	
Perfume	-	-	-	-	SPR	-	-	
Phonograph records	-	-	-	-	SPR	-	-	
Plastic products	-	-	-	-	SPR	-	-	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Shell products	-	-	-	-	SPR	-	-	
Stone products	-	-	-	-	SPR	-	-	
Textile products	-	-	-	-	SPR	-	-	
Textile products, from previously prepared materials	-	-	-	CUP	SPR	-	-	
Toiletries, excluding soap	-	-	-	-	SPR	-	-	
Wicker and bamboo products	-	-	-	-	SPR	-	-	
Yarn products, excluding dyeing of yarn	-	-	-	-	SPR	-	-	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Bakery goods distributors	-	-	-	SPR	SPR	-	CUP ⁴	
Dry cleaning plants, wholesale	-	-	-	CUP	SPR	-	-	Section 22.140.190
Explosives storage, permanent	EP	EP	EP	EP	EP	-	EP	
Film laboratories	-	-	-	SPR	SPR	-	CUP ⁴	
Food processing								
Bakeries	-	-	-	-	SPR	SPR	-	
Candy confectioneries	-	-	-	-	SPR	SPR	-	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Fruit and vegetable juices, excluding the use of carbonization	-	-	-	-	SPR	-	-	
Ice cream	-	-	-	-	SPR	-	-	
Wineries								
In compliance with Section 22.140.610.D.1	-	-	-	-	SPR	-	-	Section 22.140.610
In compliance with Section 22.140.610.D3	-	-	-	-	CUP	-	-	Section 22.140.610
Frozen food lockers	-	-	-	SPR	SPR	-	CUP ⁴	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Furniture and household goods, transfer and storage	-	-	-	SPR	SPR	-	CUP ⁴	
Industrial gas storage, including oxygen, acetylene, argon, carbon dioxide, and similar gases in Interstate Commerce Commission approved-type cylinders	-	-	-	-	CUP	-	-	
Laboratories, research and testing	-	-	-	SPR	SPR	-	CUP ⁴	
Laundry plants, wholesale	-	-	-	CUP	SPR	-	-	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Motion picture processing, reconstruction, and synchronizing of film with sound tracks	-	-	-	SPR	SPR	SPR	CUP ⁴	
Motion picture studios and indoor sets	-	-	-	SPR	SPR	SPR	-	Section 22.140.060.A
Motion picture studios and sets	-	-	-	-	-	-	SPR	Section 22.140.060.A
Outdoor advertising signs	-	-	-	-	-	CUP	-	Section <u>22.114.070</u>
Tire retreading or recapping	-	-	-	-	SPR	-	-	

Lodging Uses

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Hotels								
With banquet facilities and restaurants	CUP	CUP	CUP	CUP	CUP	CUP	CUP	
Without banquet facilities and restaurants	CUP	CUP	CUP	CUP	CUP	SPR	CUP	
Motels	CUP	CUP	CUP	CUP	CUP	-	CUP	
Youth hostels	CUP	CUP	CUP	CUP	CUP	CUP	CUP	
Recreational Uses								
Amusement rides and devices, for longer than seven days	-	-	-	CUP ²³	CUP ²³	CUP ^{23, 24}	CUP ^{23, 24}	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Arcades, game or movie	-	-	CUP	CUP	CUP	CUP	CUP	
Archery ranges	-	CUP	CUP	CUP	CUP	CUP	CUP	
Athletic fields, excluding stadiums	-	SPR	SPR	SPR	SPR	SPR	SPR	
Billiard or pool halls	-	-	CUP	CUP	CUP	CUP	CUP	
Bowling alleys	-	-	CUP	CUP	CUP	CUP	CUP	
Campgrounds	-	-	-	-	-	-	SPR	
Card rooms or clubs	-	-	-	CUP	CUP	CUP	CUP	
Carnivals, commercial, including pony rides, for longer than seven days	-	-	-	CUP	CUP	CUP	CUP	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Miniature golf courses	-	CUP	CUP	CUP	CUP	SPR	SPR	
Gymnasiums	-	-	-	CUP	CUP	SPR	CUP	
Motor recreational facilities for the driving, testing, or racing of automobiles, dune buggies, motorcycles, trail bikes, or similar vehicles, including accessory facilities	-	-	-	-	-	-	CUP	
Outdoor festivals	-	-	-	-	CUP	-	CUP	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Rifle, pistol, or skeet ranges	-	-	-	CUP	CUP	-	CUP	
Rodeos, excluding horse racing	-	-	-	-	-	-	SPR	
Shooting galleries	-	-	-	CUP	CUP	CUP	CUP	
Skating rinks, ice or roller	-	-	-	CUP	CUP	CUP	CUP	
Ski lifts, tows, runs, and warming huts	-	-	-	-	-	-	CUP	
Sport courts, including tennis, volleyball, badminton, croquet, lawn bowling and similar uses, as a principal use	-	CUP	CUP	SPR	SPR	SPR	SPR	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Swimming pools as a principal use	-	SPR	SPR	SPR	SPR	SPR	SPR	
Trap ranges	-	-	-	CUP	CUP	-	CUP	
Renewable Energy Uses								
Utility-scale solar energy facilities, ground-mounted	CUP	CUP	CUP	CUP	CUP	CUP	CUP	Section 22.140.510
Utility-scale solar energy facilities, structure-mounted	P	P	P	P	P	P	P	Section 22.140.510
Utility-scale wind energy facilities	-	-	-	-	-	-	-	
Residential Uses								

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Adult residential facilities								
Facilities serving six or fewer persons	P	P	P	P	P	P	P ⁴	
Facilities serving seven or more persons	CUP	CUP	CUP	CUP	CUP	CUP	-	
Convents and monasteries	CUP	CUP	CUP	CUP	CUP	-	-	
Farmworker housing								
Farmworker dwelling units	SPR	SPR	SPR	SPR	CUP	-	SPR	Section 22.140.230
Farmworker housing complexes	SPR	SPR	SPR	SPR	CUP	-	SPR	Section 22.140.230

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Foster family homes	P	P	P	P	P	P	P	
Fraternity and sorority houses	CUP	CUP	CUP	CUP	CUP	-	-	
Group homes for children								
Facilities serving six or fewer persons	P	P	P	P	P	P	p ⁴	
Facilities serving seven or more persons	CUP	CUP	CUP	CUP	CUP	CUP	-	
Joint live and work units ^{25, 27}	SPR ¹⁸ / CUP ²⁶	SPR ¹⁸ / CUP ²⁶	SPR ¹⁸ / CUP ²⁶	SPR ¹⁸ / CUP ²⁶	CUP	SPR ¹⁸ / CUP ²⁶		Section <u>22.140.320</u>
Mixed use developments ^{25, 27}	SPR ¹⁸ / CUP ²⁶	SPR ¹⁸ / CUP ²⁶	SPR ¹⁸ / CUP ²⁶	SPR ¹⁸ / CUP ²⁶	CUP	SPR ¹⁸ / CUP ²⁶	-	Section <u>22.140.350</u>

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Mobilehome parks ²⁵	CUP	CUP	CUP	CUP	CUP	-	-	Section <u>22.140.370</u>
Multi-family housing ²⁵								
Apartment houses	SPR ^{18, 29, 30} / CUP ²⁶	SPR ^{18, 29, 30} / CUP ²⁶	SPR ^{18, 29, 30} / CUP ²⁶	SPR ^{18, 29, 30} / CUP ²⁶	SPR ^{29, 30} / CUP	SPR ^{18, 29, 30} / CUP ²⁶	-	
Townhouses	SPR ^{18,28} / CUP ²⁶	SPR ^{18,28} / CUP ²⁶	SPR ^{18,28} / CUP ²⁶	SPR ^{18,28} / CUP ²⁶	CUP	SPR ^{18,28} / CUP ²⁶	-	Section <u>22.140.600</u>
Two-family residences	SPR ¹⁸ / CUP ²⁶	SPR ¹⁸ / CUP ²⁶	SPR ¹⁸ / CUP ²⁶	SPR ¹⁸ / CUP ²⁶	CUP	-	-	
Residential substance use recovery facilities								
Serving six or fewer persons	P	P	P	P	P	-	P	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Serving seven or more persons	CUP	CUP	CUP	CUP	CUP	-	CUP	
Rooming and boarding houses	CUP	CUP	CUP	CUP	CUP	CUP	-	
Single-family residences ²⁵	CUP	CUP	CUP	CUP	CUP	-	CUP	Section <u>22.140.580</u>
Small family homes for children	P	P	P	P	P	P		
Retail/Commercial Uses								
Adult businesses	-	-	-	ABP	ABP	-	-	
Alcoholic beverage sales, for off-site consumption	-	CUP	CUP	CUP	CUP	CUP	CUP	Section <u>22.140.030</u>

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Antique shops, genuine antiques only	-	SPR	SPR	SPR	SPR	-	-	
Appliance stores, household	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	
Art galleries	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	
Art supply stores	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	
Auction houses, excluding animal auctions	-	-	-	SPR	SPR	SPR	-	
Bakery shops, including baking only when accessory to retail sales from the premises	-	SPR	SPR	SPR	SPR	SPR	CUP ⁴	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Bakery shops	-	-	-	SPR	SPR	SPR	CUP ⁴	
Bicycle shops	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	
Bookstores	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	
Ceramic shops	-	SPR ^{10,11}	SPR ^{10,12}	SPR ¹³	SPR	SPR ¹³	CUP ⁴	
Clothing stores	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	
Confectioneries and candy stores, including making only when accessory to retail sales from the premises	-	SPR	SPR	SPR	SPR	SPR	CUP ⁴	
Delicatessens	-	SPR	SPR	SPR	SPR	SPR	CUP ⁴	
Department stores	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	
Dress shops	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Drugstores	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	
Farmers' markets	SPR	SPR	SPR	SPR	SPR	SPR	SPR	Section 22.140.220
Feed and grain sales	-	-	-	SPR	SPR	-	CUP ⁴	
Florist shops	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	
Furniture stores	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	
Furrier shops	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	
Gift shops	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	
Glass and mirror sales, including automobile glass installation ¹⁶	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	-	CUP ⁴	
Grocery stores	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	
Gun dealers	-	-	-	CUP	CUP	CUP	CUP	Section 22.140.255

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Hardware stores	-	SPR ¹⁰	SPR ¹⁰	SPR ¹⁵	SPR ¹⁵	SPR ¹⁵	CUP ^{4, 15}	
Health clubs and centers	-	-	-	CUP	CUP	SPR	CUP	
Health food stores	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	
Hobby supply stores	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	
Ice cream shops	-	SPR	SPR	SPR	SPR	SPR	CUP ⁴	
Ice sales, excluding ice plants	-	CUP	CUP	SPR	SPR	-	CUP ⁴	
Jewelry stores	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	
Lapidary shops	-	-	-	-	SPR	-	-	
Leather goods stores	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	
Mail order houses	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	-	CUP ⁴	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Meat markets, excluding slaughtering	-	SPR	SPR	SPR	SPR	SPR	CUP ⁴	
Millinery shops	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	
Mobilehome sales	-	-	-	SPR	SPR	-	CUP ⁴	
Model home display centers and sales offices								
With residential units	-	-	-	CUP	CUP	CUP	CUP ⁴	
Without residential units	-	-	-	SPR	SPR	SPR	CUP ⁴	
Music stores	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	
Newsstands	-	-	-	SPR	SPR	SPR	CUP ⁴	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Notion or novelty stores	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	
Office machines and equipment sales	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	
Paint and wallpaper stores	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	
Pawnshops	-	-	-	SPR	SPR	-	-	
Pet stores, including the sale of pets	-	CUP ¹⁶	CUP ¹⁶	SPR ¹⁶	SPR ¹⁶	SPR ¹⁶	CUP ^{4, 16}	
Pet supply stores, excluding the sale of pets other than tropical fish or goldfish	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Photographic equipment and supply stores	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	
Plant nurseries, including propagation of nursery stock and retail sales	-	SPR	SPR	SPR	SPR	SPR	CUP ⁴	
Radio and television stores	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	
Recording studios	-	CUP	CUP	SPR	SPR	SPR	CUP ⁴	
Retail stores	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	
Secondhand stores	-	-	SPR	SPR	SPR	-	-	Section <u>22.140.550</u>
Shoe stores	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Silver shops	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	
Sporting goods stores	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	
Stamp redemption centers	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	-	CUP ⁴	
Stationery stores	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	
Swap meets	-	-	-	CUP	CUP	CUP	-	
Tasting rooms, on-site								
In compliance with 22.140.590.D.1	-	-	-	-	MCUP	-	-	Section <u>22.140.590</u>
In compliance with 22.140.590.D.2	-	-	-	-	CUP	-	-	Section <u>22.140.590</u>

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Tasting rooms, remote								
In compliance with 22.140.590.D.1	-	MCUP	MCUP	MCUP	MCUP	MCUP	MCUP	Section 22.140.590
In compliance with 22.140.590.D.2	-	CUP	CUP	CUP	CUP	CUP	CUP	Section 22.140.590
Tobacco shops	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	
Toy stores	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	
Yarn and yardage stores	-	SPR ¹⁰	SPR ¹⁰	SPR	SPR	SPR	CUP ⁴	
Service Uses								
Alcohol beverage sales, for on-site consumption	-	CUP	CUP	CUP	CUP	CUP	CUP	Section 22.140.030

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Alternative financial services	-	-	-	CUP	CUP	-	-	Section 22.140.690
Banks, savings and loans, credit unions, and finance companies	SPR	SPR	SPR	SPR	SPR	SPR	CUP ⁴	
Barber shops	-	SPR	SPR	SPR	SPR	SPR	CUP ⁴	
Bars and cocktail lounges	-	CUP	CUP	CUP	CUP	CUP	CUP	
Beauty shops	-	SPR	SPR	SPR	SPR	SPR	CUP ⁴	
Blueprint shops	-	-	-	SPR	SPR	-	CUP ⁴	
Body piercing parlors	-	-	-	CUP	CUP	CUP	CUP	
Book binderies	-	-	-	SPR	SPR	-	CUP ⁴	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Child care centers	SPR	SPR	SPR	SPR	SPR	SPR	SPR	
Family child care homes, large and small, in an approved residential use	P	P	P	P	P	P	P	
Domestic violence shelters	SPR	SPR	SPR	SPR	SPR	SPR	-	Section 22.140.180
Drive-through establishments, drive-through facilities, and drive-through services	SPR ³² / CUP ^{31, 32}	SPR ³² / CUP ^{31, 32}	SPR ³² / CUP ^{31, 32}	SPR ³² / CUP ^{31, 32}	SPR ³² / CUP ^{31, 32}	SPR ³² / CUP ^{31, 32}	-	Section 22.140.185
Electricians' shops	-	-	-	SPR	SPR	-	CUP ⁴	
Emergency shelters	SPR	SPR	SPR	SPR	SPR	SPR	-	Section 22.140.180

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Employment agencies	-	SPR	SPR	SPR	SPR	SPR	CUP ⁴	
Escort bureaus	-	-	-	CUP	CUP	-	CUP	
Health retreats	-	-	-	-	-	-	CUP	Section 22.140.260
Interior decorating studios	-	SPR	SPR	SPR	SPR	SPR	CUP ⁴	
Laundries and cleaning services								
Agencies	-	SPR	SPR	SPR	SPR	-	CUP ⁴	
Dry cleaning establishments, excluding wholesale dry cleaning plants	-	SPR	SPR	SPR	SPR	SPR	CUP ⁴	Section 22.140.190
Hand	-	SPR	SPR	SPR	SPR	SPR	CUP ⁴	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Retail	-	-	-	SPR ²²	SPR	SPR ²²	CUP ⁴	
Self-service	-	SPR	SPR	SPR	SPR	-	CUP ⁴	
Locksmith shops	-	SPR	SPR	SPR	SPR	SPR	CUP ⁴	
Massage establishment	-	-	-	CUP	CUP	CUP	CUP	
Medical services								
Ambulance emergency service facilities	CUP	CUP	SPR	SPR	SPR	-	CUP ⁴	Section <u>22.140.050</u>
Ambulance service facilities	-	-	-	CUP	CUP	CUP	-	
Dental clinics, including associated laboratories	CUP	SPR	SPR	SPR	SPR	SPR	CUP ⁴	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Dental laboratories	-	-	-	SPR	SPR	SPR	-	
First aid stations	-	-	-	-	-	-	CUP	
Hospitals	CUP	CUP	CUP	CUP	CUP	-	CUP	
Medical clinics, including associated laboratories and prescription pharmacies	CUP	SPR	SPR	SPR	SPR	SPR	CUP ⁴	
Medical laboratories	-	-	-	SPR	SPR	SPR	CUP ⁴	
Mental health treatment facilities, inpatient or outpatient	CUP	CUP	CUP	CUP	CUP	-	CUP	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Permanent cosmetics parlors	-	-	-	CUP	CUP	CUP	CUP	
Pet grooming services, excluding boarding	-	CUP	CUP	SPR	SPR	SPR	CUP ⁴	
Photocopying and duplicating services	-	-	-	SPR	SPR	SPR	CUP ⁴	
Photoengravers and lithographers	-	-	-	SPR	SPR	SPR	CUP ⁴	
Photography studios	-	SPR	SPR	SPR	SPR	SPR	CUP ⁴	
Plumbing shops	-	-	-	SPR	SPR	-	CUP ⁴	
Printers or publishers	-	-	-	SPR	SPR	-	CUP ⁴	
Real estate offices	-	SPR	SPR	SPR	SPR	SPR	CUP ⁴	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Rental services								
Bicycle rentals	-	SPR	SPR	SPR	SPR	SPR	CUP ⁴	
Costume rentals	-	-	-	SPR	SPR	SPR	CUP ⁴	
Furniture and appliance rentals	-	-	SPR ³	SPR	SPR	SPR	CUP ⁴	
Hospital equipment and supply rentals	-	-	SPR ³	SPR	SPR	SPR	CUP ⁴	
Party equipment rentals	-	-	SPR ³	SPR	SPR	SPR	CUP ⁴	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Restaurants and other eating establishments, including food take-out and outdoor dining								
In compliance with Section 22.140.410.B.1	CUP	SPR	SPR	SPR	SPR	SPR	-	Section 22.140.410
In compliance with Section 22.140.410.B.2	CUP	CUP	CUP	CUP	CUP	CUP	-	Section 22.140.410
Reupholsterers, furniture	-	-	-	SPR	SPR	-	CUP ⁴	
Self-service storage facilities	-	-	-	-	CUP	-	-	Section 22.140.560

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Shared kitchen complexes	-	CUP	CUP	SPR	SPR	SPR	CUP ⁴	Section 22.140.540
Shoe repair shops	-	SPR	SPR	SPR	SPR	SPR	CUP ⁴	
Shoeshine stands	-	SPR	SPR	SPR	SPR	SPR	CUP ⁴	
Sightseeing agencies	-	-	-	SPR	SPR	SPR	CUP ⁴	
Sightseeing agencies, automobile	-	-	-	-	SPR	-	-	
Steam or sauna baths	-	CUP	CUP	CUP	CUP	SPR ¹⁹	CUP	
Tailor shops	-	-	SPR	SPR	SPR	SPR	CUP ⁴	
Tattoo parlors	-	-	-	CUP	CUP	CUP	CUP	
Taxidermists	-	-	-	SPR	SPR	-	CUP ⁴	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Communications equipment buildings	SPR	SPR	SPR	SPR	SPR	SPR	CUP	
Earth stations	CUP	CUP	CUP	CUP	CUP	CUP	CUP	
Electric distribution substations, including related microwave facilities	SPR	SPR	SPR	SPR	SPR	CUP	CUP	Section <u>22.140.200</u>
Electric transmission substations and generating plants, including related microwave facilities	CUP	CUP	CUP	CUP	CUP	CUP	CUP	
Fire stations	SPR	SPR	SPR	SPR	SPR	SPR	CUP	
Gas distribution depots, public utility	-	-	-	CUP	CUP	-	-	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Public utility service yards	-	-	-	CUP	CUP	-	-	
Radio and television broadcasting studios	-	-	-	SPR	SPR	SPR	CUP ⁴	
Radio and television stations and towers, excluding studios	CUP	CUP	CUP	-	-	CUP	CUP	
Radio and television stations, studios, and towers	-	-	-	CUP	-	CUP	CUP	-
Road construction and maintenance yards	-	-	-	-	-	-	CUP	
Sewage treatment plants	CUP	CUP	CUP	CUP	CUP	-	CUP	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Stations, bus, railroad, or taxi	SPR	SPR	SPR	SPR	SPR	SPR	CUP	
Telephone repeater stations	CUP	SPR	SPR	SPR	SPR	SPR	CUP	
Water reservoirs, dams, treatment plants, gauging stations, pumping stations, tanks, wells, and any use normal or accessory to the storage and distribution of water	CUP	CUP	CUP	CUP	CUP	-	CUP	
Wireless facilities, in compliance with Section 22.140.760.D.1	SPR	SPR	SPR	SPR	SPR	SPR	SPR	Section 22.140.760

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Wireless facilities, in compliance with Section 22.140.760.D.2	CUP	CUP	CUP	CUP	CUP	CUP	CUP	Section 22.140.760
Vehicle-Related Uses								
Automobile washing								
Automatic car wash	-	-	-	SPR	SPR	CUP	CUP ⁴	
Coin-operated or hand wash	-	CUP	CUP	SPR	SPR	CUP	CUP ⁴	
Vehicle sales and rentals								
Automobile rental and leasing agencies	-	-	SPR	SPR	SPR	SPR	CUP ⁴	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Boat and other marine sales	-	SPR	SPR	SPR	SPR	SPR ²¹	CUP ⁴	
Boat rentals	-	-	-	SPR	-	SPR ²¹	SPR	
Motorcycle, motor scooter, and trail bike, sales and rentals	-	-	-	SPR	SPR	SPR	CUP	
New automobile sales	-	SPR	SPR	SPR	SPR	SPR	CUP ⁴	Sections <u>22.140.100</u> , <u>22.140.110</u>
Recreational vehicle sales and rentals	-	-	-	SPR	SPR	SPR	CUP ⁴	
Trailer sales and rentals, box and utility	-	-	-	SPR	SPR	SPR	CUP ⁴	Section <u>22.140.100</u>

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Truck rentals, excluding trucks exceeding two tons' capacity	-	-	-	SPR	SPR	SPR	CUP ⁴	
Used automobile sales	-	-	-	SPR	SPR	SPR	-	
Vehicle services								
Automobile battery services	-	-	-	SPR ¹⁴	SPR ¹⁴	-	CUP ^{4, 14}	
Automobile body and fender repair shops	-	-	-	CUP ¹⁶	CUP ¹⁶	-	-	
Automobile brake repair shops	-	-	-	SPR ¹⁴	SPR ¹⁴	-	CUP ^{4, 14}	

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Automobile impound yards	-	-	-	CUP	CUP	-	-	Section <u>22.140.120</u>
Automobile muffler shops	-	-	-	SPR ¹⁴	SPR ¹⁴	-	CUP ^{4, 14}	
Automobile painting and upholstery shops	-	-	-	CUP ¹⁶	CUP ¹⁶	-	-	
Automobile radiator shops	-	-	-	SPR ¹⁴	SPR ¹⁴	-	CUP ^{4, 14}	
Automobile repair garages, excluding body and fender work, painting, and upholstery	-	-	-	SPR ¹⁴	SPR ¹⁴	-	CUP ^{4, 14}	Section <u>22.140.100</u>
Automobile service stations	-	SPR ³³ / CUP ³¹	SPR ³³ / CUP ³¹	SPR ³³ / CUP ³¹	SPR ³³ / CUP ³¹	SPR ³³ / CUP ³¹	CUP ³⁴	Section <u>22.140.100</u>

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
Automobile supply stores	-	SPR	SPR	SPR ¹⁴	SPR ¹⁴	SPR	CUP ⁴	Section <u>22.140.100</u>
CNG fueling station		CUP ³⁴	CUP ³⁴	CUP ³⁴	CUP ³⁴	CUP ³⁴	CUP ³⁴	

Notes:

1. Roadside stands, retail sales from the premises, or signs advertising products produced on the premises are prohibited.
2. Minimum lot size is one acre.
3. Use shall maintain a commercial appearance by providing office or window display space across any side of the building with street or highway frontage. Office or window display space shall have a minimum depth of 10 feet.
4. The use shall comply with the standards in Section 22.20.080 (Development Standards for Zone C-R).
5. Minimum lot size is five acres.
6. Minimum lot size is one acre where sheltered employment or industrial-type training is conducted.

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
7. The use shall comply with the standards in Section 22.20.050.B (Additional Development Standards for Zone C-M), if assembly and manufacturing would be part of industrial-type training.								
8. Use is permitted if publicly owned.								
9. Individual crucibles that exceed a capacity of 16 square feet are prohibited.								
10. Sales shall be limited to retail sales only and all goods sold shall be new.								
11. Use does not permit a kiln or manufacture.								
12. Use may permit manufacturing on the premises when accessory to retail sales, provided that total volume of kiln space does not exceed eight cubic feet.								
13. Use may permit manufacturing on the premises when accessory to retail sales, provided that total volume of kiln space does not exceed 16 cubic feet.								
14. Use includes related installation and repair if conducted within an enclosed building.								
15. Use may include the sale of lumber and other building supplies, but shall exclude milling or woodworking other than accessory cutting of lumber to size, provided that all sale, display, storage and accessory cutting is within an enclosed building.								

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
16. Use is permitted within an enclosed building only.								
17. Parking provided is separate from required parking in <u>Chapter 22.112</u> (Parking), however, use shall be developed in compliance with <u>Chapter 22.112</u> (Parking).								
18. The lot shall be: 1) outside of a Very High Fire Hazard Severity Zone, as depicted in the General Plan, in its entirety; 2) outside of the Coastal Zone, as defined in Division 2 (Definition), in its entirety; 3) outside of a Significant Ecological Area, as depicted in the General Plan, in its entirety; 4) outside of a Hillside Management Area, as depicted in the General Plan, in its entirety; 5) outside of the 70 or above decibel Community Noise Equivalent Level (dB CNEL) noise contour of an Airport Influence Area, as depicted in the General Plan, in its entirety; 6) served by a public water system; 7) served by a public sewer system; and 8) fronting a highway or a public street.								
19. Use is permitted only in conjunction with a health club or center.								
20. Limited to helistops only.								
21. Use does not permit storage.								
22. Section <u>22.140.340</u> (Manufacturing as an Accessory Use in Commercial Zones) shall apply.								

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
23.								Use includes merry-go-rounds, ferris wheels, swings, toboggans, slides, rebound-tumbling, and similar equipment operated at one particular location.
24.								Use includes zip-lines.
25.								Use may also be subject to <u>Chapter 22.120</u> (Density Bonus), <u>Chapter 22.121</u> (Inclusionary Housing), or <u>Chapter 22.166</u> (Housing Permits).
26.								Where the lot does not meet the criteria specified in Note 18, above.
27.								Use is limited to developments with two or more attached dwelling units.
28.								No more than six townhouses shall be confined within a single building.
29.								Where use is subject to Section <u>22.128.200</u> (Supportive Housing Streamlining) and <u>Chapter 22.166</u> (Housing Permits).
30.								Use permitted on lots outside of the Very High Fire Hazard Severity Zone, as depicted in the General Plan, in its entirety, and where use is subject to Section <u>22.130.200</u> (Motel Conversions, Permanent) and <u>Chapter 22.166</u> (Housing Permits).
31.								Applies to new use on parcels within a 500-foot radius of a lot containing an existing sensitive use in the unincorporated communities of Avocado Heights, East Los Angeles, East Rancho Dominguez, Florence-Firestone, South San Jose Hills, West Whittier-Los Nietos, Walnut Park, West Athens- Westmont, Willowbrook, West Carson, and West Rancho Dominguez-Victoria.

TABLE 22.20.030-B: PRINCIPAL USE REGULATIONS FOR COMMERCIAL ZONES

	C-H	C-1	C-2	C-3	C-M	C-MJ	C-R	Additional Regulations
32. In cases not described in Note 31, above, use shall be subject to the same permit or review application of the basic zone for the retail or service business the use is associated with.								
33. In cases not described in Note 31, above.								
34. Subject to Section 22.140.100.D, if a new use is established on parcels within a 500-foot radius of a lot containing an existing sensitive use in the unincorporated communities of Avocado Heights, East Los Angeles, East Rancho Dominguez, Florence-Firestone, South San Jose Hills, West Whittier-Los Nietos, Walnut Park, West Athens-Westmont, Willowbrook, West Carson, and West Rancho Dominguez-Victoria.								
35. Outside of the Metro Planning Area Standards District.								
36. In the Metro Planning Area Standards District and subject to Section 22.364.060.F.2.								