

## Limited Multiple-Family Residential (RML) Land Uses

Permitted Uses	Conditional Uses (CUP Required)
Accessory dwelling, detached <sup>1</sup>	Automobile parking lot/garage, private <sup>1</sup>
Animals, agricultural kept as pets <sup>2,4, 5</sup>	Botanical garden/Arboretum
Church or religious facility	Daycare/day nursery/pre-school (commercial) <sup>1</sup>
Cluster Subdivision	Firearm Sales
Dwelling, as place of occupancy for no more than 2 registered sex offenders living therein	Governmental office building or facility
Dwelling, duplex (two-family)	Home occupation daycare (7 - 12 children)
Dwelling, fourplex (four-family)	Homeless Shelter
Dwelling, multiple-family – up to 3 stories	Hospital
Dwelling, single-family <sup>10</sup>	Kennel, noncommercial <sup>4</sup>
Dwelling, triplex (three-family)	Library
Fraternity, sorority, dormitory, residence hall	Manufactured/mobile home park (subject to chapters 28 and 29 of this title)
Golf course and country club	Utility owned building, structure or use
Governmental emergency building (i.e., fire or police stations, including combined stations and satellite versions)	Veterinary
Governmental water, pressure irrigation and/or sewer lift stations (including combined facilities and satellite versions thereof)	Welfare and charitable distribution
Grocery/Food Store, Neighborhood Markets	
Home occupation daycare (1 - 6 children)	
Hospice, group care home (up to 8 beds) <sup>2</sup>	
Manufactured home (subject to chapter 29 of this title)	
Nursing home, assisted living center/home, retirement home, convalescent, geriatrics, Alzheimer's care, hospice, group care home (9+ beds)	
Park, playground or open space (subject to chapter 1 of this title)	
School, public/nonprofit (subject to chapter 1 of this title)	
Storage (including for RVs) space (used exclusively inside an approved subdivision or PUD for residents therein as an amenity, not open to the general public for business, and not held/operated as a private business enterprise by a developer or other party)	
Tiny house, accessory structure <sup>7</sup>	
Tiny house, principal residence <sup>6</sup>	
Townhouse 2 unit	
Townhouse 3 - 4 unit	
Townhouse, 5 or more units	

## **Footnotes:**

### **Animals, agricultural kept as pets<sup>2,4, 5</sup>**

2. Potbellied pigs are only allowed when kept as "pets" as outlined in § 10-21-3 of this title.
4. Refer to chapter 21 of this title for regulations governing keeping certain agricultural animals as pets.
5. Only allowed on properties with a single-family dwelling unit.

### **Accessory dwelling, detached<sup>1</sup>**

1. Uses normal and incidental to the uses permitted in each respective zoning district. Specific regulations governing certain accessory uses in residential zones are as follows:
  - a. See definition of ACCESSORY DWELLING (RESIDENTIAL), DETACHED in chapter 1 of this title.
  - b. In all residential (R) zones, detached accessory structures must comply with § 10-1-7.D.3 of this title and the detached accessory residential structure footprint shall not exceed the principal structure (i.e., a house) footprint area on the same lot/parcel.
  - c. Height and quantity regulations pertaining to accessory structures

### **Grocery/Food Store, Neighborhood Markets**

1. Shall not include convenience stores with fuel sales, food sales (mobile, restaurant-only establishments, etc) or general retail. It is intended to provide grocery services in all areas. Residential parcels of land where these markets are located shall be no greater than ten (10) acres. The building setback in a residential zone shall be a minimum of 100' from any residential use and the drive aisle/truck delivery area shall be a minimum of eighty (80') feet from any residential use.

### **Automobile parking lot/garage, private<sup>1</sup>**

1. No vehicle or storage areas in BN or IP zones.

### **Hospice, group care home (up to 8 beds)<sup>2</sup>**

2. A home occupation registration is required.

### **Daycare/day nursery/pre-school (commercial)<sup>1</sup>**

1. Denotes a commercial daycare of 13 plus children and/or a "not at home" occupation or a purposeful commercial operation.

### **Kennel, noncommercial<sup>4</sup>**

4. A kennel license is required to operate a noncommercial kennel.

### **Tiny house, principal residence<sup>6</sup>**

6. Tiny Houses as a principal residence shall only be permitted in Cottage/Cluster subdivisions. Subdivisions with tiny houses are subject to a Conditional Use Permit or Planned Unit Development. See §10-27-4.A.5.I. of this title

### **Dwelling, single family<sup>10</sup>**

- Existing single family uses in the RML and RMH zones are permitted. New single family detached residential development shall not be permitted.

### **Tiny house, accessory structure<sup>7</sup>**

7. Only one tiny house as an accessory structure shall be permitted per residential lot. They are subject to the 'Accessory Dwelling (Residential)' regulations in this chapter.