

ARTICLE 2. USES PERMITTED, CONDITIONALLY PERMITTED, AND PROHIBITED

9-3.201 Purpose.

The purpose of this Article is to establish use regulations in the base and overlay zones, except in PUDs and the NH and PP overlay zones. Uses in PUDs are established in the relevant ordinances for each PUD; the NH and PP overlay zones do not include use regulations.

9-3.202 Uses Permitted, Conditionally Permitted and Prohibited.

Uses, as classified in Chapter 2, are permitted, conditionally permitted, or prohibited in base and overlay zones as indicated in Table 9-3.202. The regulations for each use in each zone are established by letter designations as follows:

“P” designates a permitted use.

“C” designates a conditionally permitted use normally requiring a Major Conditional Use Permit pursuant to Article 5 of Chapter 7. Under certain circumstances, as set forth in Article 5 of Chapter 7, such uses may require a Minor Conditional Use Permit.

“CM” designates a conditionally permitted use normally requiring a Minor Conditional Use Permit pursuant to Article 5 of Chapter 7. Under certain circumstances, as set forth in Article 5 of Chapter 7, such uses may require a Major Conditional Use Permit.

“T” designates a temporary use requiring a Temporary Use Permit pursuant to Article 6 of Chapter 7.

“X” designates a prohibited use.

Conditionally permitted uses are subject to the required findings in Article 5 of Chapter 7 and any additional findings for the zone that may be required by Articles 3 and 4 this Chapter. Temporary uses are subject to the required findings in Article 6 of Chapter 7 and any additional findings for the zone that may be required by Articles 3 and 4 this Chapter.

Use regulations in the overlay zones supersede those of the base zones. Where the indication in an overlay zone for a particular use is blank, the regulation of the base zone for that use is unchanged.

References to zone regulations applicable to specific uses are indicated by footnotes.

Table 9-3.202: Uses Permitted, Conditionally Permitted and Prohibited

| Use Classifications | Base Zones | | | | | | | | | | | | | | | Overlay Zones | | | |
|---------------------------|------------|-----|----|-----|------|-----|----|-------|-----|-----|---|---|----|----|----|---------------|----|----|----|
| | RM | RMH | RH | MUR | MURS | MUN | OT | OT/DH | INL | INH | P | M | PO | SM | UT | PA | NR | RR | TH |
| Residential | | | | | | | | | | | | | | | | | | | |
| Single Unit | P | X | X | X | X | X | X | X | X | X | X | X | X | X | X | | | | |
| Two Unit | P | X | X | X | X | X | X | X | X | X | X | X | X | X | X | | | | |
| Multi-Unit ¹¹ | CM | P | P | P | P | X | X | X | X | X | X | X | X | X | X | | | | |
| Domestic Violence Shelter | C | C | C | C | C | X | X | X | X | X | X | X | X | X | X | | | | |

| Use Classifications | Base Zones | | | | | | | | | | | | | | | Overlay Zones | | | |
|--|------------|----------------|----------------|-----|------|-----|----|-------|----------------|----------------|---|----------------|-----------------|----|----|------------------|----|----|----|
| | RM | RMH | RH | MUR | MURS | MUN | OT | OT/DH | INL | INH | P | M | PO | SM | UT | PA | NR | RR | TH |
| Group Residential | | | | | | | | | | | | | | | | | | | |
| <i>Small</i> | P | P | P | P | P | X | X | X | X | X | X | X | X | X | | | | | |
| <i>Large</i> | C | C | C | C | C | X | X | X | X | X | X | X | X | X | | | | | |
| Mobile Home Park | C | X | X | X | X | X | X | X | X | X | X | X | X | X | | | | | |
| Residential Care Facility | | | | | | | | | | | | | | | | | | | |
| <i>Limited</i> | P | P | P | P | P | X | X | X | X | X | X | X | X | X | | | | | |
| <i>General</i> | C | C | C | C | C | X | X | X | X | X | X | X | X | X | | | | | |
| Supportive Housing | C | C | C | C | C | X | X | X | X | X | X | X | X | X | | | | | |
| Transitional Housing | C | C | C | C | C | X | X | X | X | X | X | X | X | X | | | | | |
| Commercial and Institutional | | | | | | | | | | | | | | | | | | | |
| Adult Oriented Businesses | | | | | | | | | | | | | | | | | | | |
| <i>Retail</i> | X | X | X | X | X | X | X | X | X | C ⁷ | X | X | X | X | | | | | |
| <i>Performance</i> | X | X | X | X | X | X | X | X | X | C ⁷ | X | X | X | X | | | | | |
| Animal Care and Sales | | | | | | | | | | | | | | | | | | | |
| <i>Grooming</i> | X | X | X | P | P | P | CM | C | C | X | X | X | X | X | | | | | |
| <i>Kennel/Animal Care</i> | X | X | X | C | C | C | C | C | C | CM | X | X | X | X | | | | | |
| <i>Pet Stores</i> | X | X | X | C | C | CM | X | C | X | X | X | X | X | X | | CM ¹² | | | |
| <i>Veterinary Services</i> | X | X | X | C | C | P | CM | C | C | X | X | X | X | X | | | | | |
| Arts and Entertainment | | | | | | | | | | | | | | | | | | | |
| <i>Gallery¹¹</i> | X | C ¹ | C ¹ | P | P | P | C | C | C | X | C | X | X | X | | P ¹² | | | |
| <i>Indoor Entertainment</i> | X | X | X | C | C | P | C | C | C | X | C | X | X | X | | | | | |
| <i>Outdoor Entertainment</i> | X | X | X | X | X | C | C | C | X | X | C | C | C | X | | | | | |
| Banks and Financial Institutions | | | | | | | | | | | | | | | | | | | |
| <i>Traditional Financial Institutions</i> | X | X | C ¹ | P | P | P | P | P | C | X | X | X | X | X | | | | | |
| <i>Nontraditional Financial Institutions</i> | X | X | X | X | X | X | X | X | X | X | X | X | X | X | | | C | | |
| Business Services | X | X | C ¹ | P | P | P | P | P | P | C | X | X | X | X | | | | | |
| Colleges and Trade Schools | X | X | X | C | C | C | CM | C | C | X | C | X | X | X | | | | | |
| Community Assembly | | | | | | | | | | | | | | | | | | | |
| <i>Small</i> | X | C ¹ | C ¹ | P | P | P | CM | C | C | X | P | X | X | X | | P ¹² | | | |
| <i>Large</i> | X | X | X | CM | CM | C | C | C | C | X | C | X | X | X | | | | | |
| Day Care Centers | X | C ¹ | C ¹ | C | C | P | C | C | C | X | P | X | X | X | | | | | |
| Eating and Drinking Establishments | | | | | | | | | | | | | | | | | | | |
| <i>Bars/Nightclubs/Lounges</i> | X | X | X | C | C | C | C | C | C ⁶ | X | X | C ⁹ | X | X | | C ¹² | | | |
| <i>Restaurants</i> | C | C | C | CM | CM | CM | CM | C | C ⁶ | X | X | C ⁹ | C ¹⁰ | X | | P ¹² | | | |
| <i>Mobile Food Vendors</i> | X | X | X | T | T | T | T | T | T | X | T | T | T | X | | | | | |
| Emergency Shelters | X | X | X | C | P | C | C | C | C | X | X | X | X | X | | | | | |
| Funeral Homes, Mortuaries and Mausoleums | X | X | X | C | C | C | C | X | C | X | X | X | X | X | | | | | |

| Use Classifications | Base Zones | | | | | | | | | | | | | | | Overlay Zones | | | |
|--|-----------------|-----------------|-----------------|-----------------|-----------------|----------------|----|-------|----------------|-----|---|-----------------|----|----|----|---------------|-----------------|----------------|----|
| | RM | RMH | RH | MUR | MURS | MUN | OT | OT/DH | INL | INH | P | M | PO | SM | UT | PA | NR | RR | TH |
| Health Care | | | | | | | | | | | | | | | | | | | |
| <i>Clinics and Medical Offices</i> ¹¹ | X | X | C ¹ | P | P | P | CM | C | C | X | X | X | X | X | X | | | | |
| <i>Hospitals</i> | X | X | X | C | C | C | C | C | C | X | X | X | X | X | X | | | | |
| <i>Medical Laboratories (non research)</i> ¹¹ | X | X | C ¹ | P | P | P | P | C | CM | X | X | X | X | X | X | | | | |
| Instructional Services | | | | | | | | | | | | | | | | | | | |
| <i>Individual/ Small Group Instruction</i> | X | C ¹ | C ¹ | CM | CM | P | P | P | C | C | P | C | P | X | X | | | | |
| <i>Group Instruction</i> | X | X | X | C | C | P | CM | P | C | C | P | C | P | X | X | | | | |
| Libraries and Museums ¹¹ | X | X | C ¹ | P | P | P | C | C | X | X | P | C | C | X | X | | | | |
| Live/Work Unit | | | | | | | | | | | | | | | | | | | |
| <i>Heavy</i> | X | X | X | X | X | X | X | X | X | CM | X | X | X | X | X | | | | |
| <i>Light</i> | C | C | C | C | C | C | C | X | C | X | X | X | X | X | X | | X | X | |
| Lodging | | | | | | | | | | | | | | | | | | | |
| <i>Hotels</i> | X | X | X | P | P | C | X | X | X | X | X | C | X | X | X | | | | |
| <i>Motels</i> | X | X | X | X | X | X | X | X | X | X | X | X | X | X | X | | | C | |
| <i>Bed & Breakfast</i> | C | C | C | C | C | X | X | X | X | X | X | X | X | X | X | | | | |
| Major Public Services | X | X | X | X | X | C | C | C | C | C | C | C | X | X | X | | | | |
| Marina | X | X | X | X | X | X | X | X | X | X | X | C | X | X | X | | | | |
| Motor Vehicle Sales and Services | | | | | | | | | | | | | | | | | | | |
| <i>Cleaning</i> | X | X | X | X | X | C | X | C | CM | C | X | X | X | X | X | | | C | |
| <i>Rentals</i> | X | X | CM ¹ | CM ² | CM ² | C | C | C | C | X | X | X | X | X | X | | | | |
| <i>Sales and Leasing</i> | X | X | X | C | C | C | X | C | C | X | X | X | X | X | X | | | | |
| <i>Repair and Service</i> | X | X | X | C | C | C | X | C | C | CM | X | X | X | X | X | | | | |
| <i>Service Station</i> | X | X | X | X | X | C ³ | X | X | X | X | X | X | X | X | X | X | X | C ³ | X |
| <i>Towing and Impounding</i> | X | X | X | X | X | X | X | X | C | C | X | X | X | X | X | | | | |
| Offices | | | | | | | | | | | | | | | | | | | |
| <i>General</i> ^{11, 13} | X | X | C ¹ | P | P | P | P | P | C ⁵ | X | X | C | X | X | X | | | | |
| <i>Government</i> ¹¹ | X | X | C ¹ | P | P | P | P | P | C | X | P | C | X | X | X | | | | |
| <i>Walk-in Clientele</i> ¹¹ | X | C ¹ | C ¹ | P | P | P | P | P | X | X | X | C | X | X | X | | P ¹² | | |
| Parking ¹¹ | X | X | X | C | C | C | C | C | C | C | C | X | X | X | X | | | | |
| Personal Services | | | | | | | | | | | | | | | | | | | |
| <i>Small</i> | CM ¹ | CM ¹ | P ¹ | P | P | P | CM | P | CM | X | X | X | X | X | X | | P ¹² | | |
| <i>Large</i> | X | X | C ¹ | P | P | P | CM | P | C | X | X | X | X | X | X | | P ¹² | | |
| Public Safety Facilities | C | C | C | C | C | C | C | C | C | C | P | C | X | X | X | | | | |
| Recreation | | | | | | | | | | | | | | | | | | | |
| <i>Gaming</i> | X | X | X | C | C | X | X | X | X | X | X | X | X | X | X | | C ¹² | | |
| <i>Indoor</i> | X | X | X | C | C | CM | C | C | C | C | C | X | C | X | X | | | | |
| <i>Outdoor</i> ¹¹ | X | X | X | C | C | C | X | C | C | X | C | CM ⁹ | P | C | C | | | | |

| Use Classifications | Base Zones | | | | | | | | | | | | | | | Overlay Zones | | | |
|---|----------------|-----------------|-----------------|-----|------|-----|----------------|-------|----------------|----------------|---|----------------|-----------------|----|----|---------------|-----------------|-----------------|----|
| | RM | RMH | RH | MUR | MURS | MUN | OT | OT/DH | INL | INH | P | M | PO | SM | UT | PA | NR | RR | TH |
| Repair Services | X | CM ¹ | CM ¹ | P | P | P | P | P | P | P | X | X | X | X | X | | | | |
| Retail | | | | | | | | | | | | | | | | | | | |
| <i>Fire Arms and Ammunition</i> | X | X | X | X | X | X | X | X | X | C ⁸ | X | X | X | X | X | | | | |
| <i>Liquor Sales</i> | C ¹ | C ¹ | C ¹ | C | C | C | X | X | C ⁶ | X | X | X | X | X | X | | C ¹² | | |
| <i>Tobacco Shops</i> | X | X | X | C | C | C | X | X | X | X | X | X | X | X | X | | | | |
| <i>Small Stores</i> | C ¹ | CM ¹ | P ¹ | P | P | P | C ⁴ | C | C ⁶ | X | X | C ⁹ | C ¹⁰ | X | X | | P ¹² | P | |
| <i>Medium Stores</i> | X | X | X | CM | CM | CM | X | C | C ⁶ | X | X | X | X | X | X | | C ¹² | P | |
| <i>Large Stores</i> | X | X | X | X | X | X | X | X | X | X | X | X | X | X | X | | | C ¹⁴ | |
| <i>Outdoor Sales</i> | X | X | X | C | C | C | X | X | C ⁶ | C ⁶ | X | X | X | X | X | | | | |
| <i>Food and Beverage Sales</i> | X | X | X | C | C | C | X | C | C ⁶ | X | X | X | X | X | X | CM | C ¹² | | |
| Schools | C | C | C | C | C | C | C | C | X | X | C | X | X | X | X | | | | |
| Social Service Facilities | X | X | X | C | C | C | C | C | C | C | C | X | X | X | X | | | | |
| Industrial | | | | | | | | | | | | | | | | | | | |
| Arts-Industrial | | | | | | | | | | | | | | | | | | | |
| <i>Studio-Light</i> | C ¹ | C ¹ | C ¹ | P | P | P | CM | P | P | X | C | X | X | X | X | | | | |
| <i>Studio- Heavy</i> | X | X | X | X | X | C | C | C | CM | P | X | X | X | X | X | | X | X | |
| <i>Recording Studios</i> | X | X | X | C | C | CM | CM | C | P | P | X | X | X | X | X | | X | | |
| Commercial Kitchens | X | X | X | C | C | CM | C | C | P | P | X | X | X | X | X | | | | |
| Construction and Maintenance | X | X | X | C | C | P | C | C | P | P | C | X | X | X | X | | | | |
| Crematories | X | X | X | X | X | X | X | X | C | C | X | X | X | X | X | | X | | |
| Food Production and Assembly | | | | | | | | | | | | | | | | | | | |
| <i>Small</i> | X | X | X | C | C | CM | C | C | P | P | X | X | X | X | X | | | | |
| <i>Large</i> | X | X | X | X | X | X | X | C | C | C | X | X | X | X | X | | X | | |
| Hazardous Waste Facilities | | | | | | | | | | | | | | | | | | | |
| <i>Small Scale Waste Transfer and Storage</i> | X | X | X | X | X | X | C | C | C | C | X | X | X | X | X | X | X | | |
| <i>Industrial Hazardous Waste Transfer/Storage/ Treatment</i> | X | X | X | X | X | X | X | X | X | X | X | X | X | X | X | X | | | |
| Laundry and Dry Cleaning Services | X | X | X | X | X | X | X | C | C | P | X | X | X | X | X | | X | | |
| Manufacturing | | | | | | | | | | | | | | | | | | | |
| <i>Pharmaceutical</i> | X | X | X | X | X | C | CM | C | CM | P | X | X | X | X | X | | X | | |
| <i>Custom¹¹</i> | X | X | X | CM | CM | CM | CM | P | P | P | X | X | X | X | X | | | | |
| <i>Light</i> | X | X | X | C | C | C | CM | C | P | P | X | X | X | X | X | | | | |
| <i>General</i> | X | X | X | X | X | X | X | X | C | CM | X | X | X | X | X | | X | | |
| <i>Heavy</i> | X | X | X | X | X | X | X | X | X | C | X | X | X | X | X | | X | | |
| Recycling Facilities | | | | | | | | | | | | | | | | | | | |
| <i>Collection Facilities</i> | X | X | X | X | X | C | X | X | CM | CM | X | X | X | X | X | | X | | |
| <i>Processing Facilities</i> | X | X | X | X | X | X | X | X | C | CM | X | X | X | X | X | | X | | |
| Research and Development | X | X | X | X | X | CM | P | C | P | C | X | X | X | X | X | | | | |

| Use Classifications | Base Zones | | | | | | | | | | | | | | | Overlay Zones | | | |
|---|------------|-----|----|-----|------|-----|----------------|-------|-----|-----|---|----|----|----|----|---------------|----|----|----|
| | RM | RMH | RH | MUR | MURS | MUN | OT | OT/DH | INL | INH | P | M | PO | SM | UT | PA | NR | RR | TH |
| Salvage and Wrecking | X | X | X | X | X | X | X | X | X | C | X | X | X | X | | X | | | |
| Storage and Distribution | | | | | | | | | | | | | | | | | | | |
| <i>Indoor</i> | X | X | X | X | X | C | C ⁴ | C | P | P | C | X | X | X | X | | X | | |
| <i>Outdoor</i> | X | X | X | X | X | X | X | X | C | CM | C | X | X | X | X | | X | | |
| <i>Personal</i> | X | X | X | C | C | C | X | C | P | P | X | X | X | X | X | X | X | | |
| Agriculture | | | | | | | | | | | | | | | | | | | |
| Community Gardens | CM | CM | CM | CM | CM | CM | X | C | C | X | C | CM | CM | X | X | | | | |
| Indoor Agriculture | CM | CM | CM | CM | CM | CM | C | C | P | P | X | X | X | X | X | | | | |
| Outdoor Agriculture | CM | C | C | C | C | C | X | X | CM | C | X | X | X | X | X | | | | |
| Animal Husbandry | X | X | X | X | X | C | X | X | C | C | X | X | X | X | X | | | | |
| Communication, Transportation, and Utilities | | | | | | | | | | | | | | | | | | | |
| Communication Facilities | | | | | | | | | | | | | | | | | | | |
| <i>Transmission Towers</i> | X | X | X | X | X | X | X | X | C | C | C | X | X | X | X | | | | |
| <i>Equipment within Buildings</i> | X | X | X | X | X | C | P | C | P | P | X | X | X | X | X | | X | | |
| Transportation and Delivery Services | | | | | | | | | | | | | | | | | | | |
| <i>Bus/Rail Passenger Stations</i> | X | X | X | C | C | C | C | C | X | X | X | X | X | X | CM | | | P | |
| <i>Truck/Rail Freight Terminals</i> | X | X | X | X | X | X | C | C | C | C | X | X | X | X | CM | | X | | |
| <i>Human-Powered</i> | X | CM | CM | CM | CM | P | P | P | P | P | X | X | X | X | X | | | | |
| <i>Light Fleet</i> | X | X | X | C | C | CM | CM | C | P | P | X | X | X | X | X | | | | |
| Utility Services | C | C | C | C | C | C | C | C | C | C | C | C | C | X | C | | | | |

- Notes: 1. See Section 9-3.302(b).
2. See Section 9-3.303(b)(1)a.
3. See Sections 9-3.303(b)(1)a and 9-3.405(a)(2).
4. See Section 9-3.304(b)(1).
5. See Sections 9-3.305(b)(1).
6. See Sections 9-3.305(b)(2).
7. See Sections 9-3.305(b)(3) and Article 3 of Chapter 5.
8. See Sections 9-3.305(b)(4) and Article 6 of Chapter 5.
9. See Section 9-3.307(a).
10. See Section 9-3.308(a).
11. For properties in the PA overlay zone, see Section 9-3.403(a)(2).
12. See Section 9-3.404(a).
13. For properties in the NR overlay zone, see Section 9-3.404(a)(3).
14. See Section 9-3.405(a)(1).