# Further Discussion Required.

Schedule of Uses				٠.		
Schedule of Uses	Planned Unit Development District See PUD Agreement	Downtown Overlay District	Commercial District	Highway Commercial Corridor District	Industrial Park District	Public Facilities District
Zoning Classification	PUD ≅ %	DD DD	CD	HC	<u>Ĕ</u> IP	₽FD
Accessory Building	PUD	Х	Х	Х	Х	Х
Accessory Building Aerial Surveying		^	CUP	CUP	CUP	^
Agriculture/Open Space		Х	Х	Х	Х	Х
Air Conditioning Sales, Retail,		^	X	X	X	^
and Service (Completely			^	^	^	
Enclosed in CD District)						
Airport (Non-Governmental)				CUP	CUP	
Alcoholic Beverage		Х	Х	X	X	
(Microbrewery) Manufacturer		^	^	^	^	
(With Food and On-premises						
Consumption)						
Alcoholic Beverage (Retail) Sales		CUP_	Х	Χ	Х	
(No On-premises Consumption)						
Ambulance Service				Х	Х	Х
Amusement Park			CUP	CUP	CUP	
Animal Shelter (Governmental)				Χ	Х	CUP
Animal Shelter (Non-				Х	Х	CUP.
governmental)						
Antique Store (Outside storage,		Х	Х	Х	Х	
display or sale of goods,						
products or merchandise shall						
be permitted provided such						
goods, products or merchandise						
do not encroach into the right-						
of-way.)		Х	V	V	V	
Apparel/Accessories/ Alteration & Repair (Retail)		^	Х	Х	Х	
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Appliance Repair and Sales (Completely Enclosed in CD District)		Х	X	Х	
Armory			CUP	CUP	CUP
Art Gallery and/or Museum	Х	Х	Х	Х	
Artisan, Artist, and Fine Arts Studio (Outside storage, display or sale of goods, products or merchandise shall be permitted provided such goods, products or merchandise do not encroach into the right-of-way.)	X	X	X	X	
Auditorium (Governmental and Non-Profit)	CUF	CUP	Х	Х	CUP
Auditorium (Non- Governmental)	CUF	CUP	Х	Х	CUP
Automobile Car Wash		Х	Х	Х	
Automobile Filling Station and/or Service (Service Completely Enclosed in CD District)		Х	Х	Х	
Automobile Glass Sales and Service (Completely Enclosed in CD District)		Х	X	Х	
Automobile Paint and Auto Body Shop (Completely Enclosed in CD District)		Х	Х	Х	
Automobile Parking Lots or Garages (Commercial)	CUF	X	Х	Х	CUP
Automobile Part Sales (Completely Enclosed) (Retail)		Х	Х	Х	
Automobile Rental (Rental Car Parking Area Completely Fenced with 6 ft. Opaque Fencing in CD Districts)		X	X	X	
Automobile (Incl. Motorcycles) Sales and Service (New and Used, When Used Incidental to New Sales) (Service Completely Enclosed in CD District)		CUP	X	X	
Automobile Upholstery Sales and Installation		CUP	Х	Х	
Bait Store		Х	Х	Х	
Bakery (Retail) Barber and Beauty Equipment Sales (Retail)	X CUF	•	X	X	
Barber and Beauty Shop	Х	Х	Х	Х	
Bed and Breakfast	CUF	X	Х	Χ	

Bicycle and/or Lawnmower		Х	Х	Х	
Sales and Service (Completely					
Enclosed in CD District)					
Blueprinting,	Х	Х	Х	Χ	
Photostatting/Reproduction/					
Print Shop					
Book and Stationery Store	Х	Х	Х	Х	
Bowling Alley	Х	Х	Х	Х	
Building Hardware Sales		X	X	X	
(Completely Enclosed in CD			^		
District)					
Building Lumber Sales		CUP	Х	Х	
					CLID
Bus Passenger Station at Existing		CUP	X	Х	CUP
Business Other Than Busing					
Company					
Cabinet, Carpentry, or		Х	X	Х	
Upholstery Sales (Completely					
Enclosed in CD District)					
Camera and Photographic Store	Х	Х	Х	Х	
Candle Shop (Retail)	Х	Х	Х	Х	
(Completely Enclosed in DD and					
CD Districts)					
Carpet Sales, Service, and		Х	Х	Х	
Cleaning (Completely Enclosed					
in CD District)					
Catering Shop (Completely	v	Х	Х	Х	
Enclosed in DD and CD Districts)	*				
Confectionary and Nut (Retail)	Х	х	Х	х	
(Completely Enclosed in DD and		'			
CD Districts)					
Church	CUP.	Х	Х	Х	CUP
Civic / Community Center	CUP.	Х	Х	Х	CUP.
Club or Lodge (Governmental		X	X	X	CUP
and Non-profit)	▼			\ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \	
Club or Lodge (Non-		Х	Х	Х	CUP
Governmental)	▼	^	^	^	COF
	Х	Х	Х	Х	
Coffee Roasting (Retail)	^	^	^	^	
(Completely Enclosed in DD and					
CD Districts)					
Communications Tower and	CUP	CUP	CUP	CUP	CUP
Associated Stations					
Contractor (Completely		Х	X	Х	
Enclosed in CD District)					
Convenience Store (Completely		Х	Χ	Х	
Enclosed in CD District)				1	
Dairy Equipment Sales and		Х	Х	Х	
Service (Completely Enclosed in					
CD District)			1	1	1 1

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Dairy Products (Retail)	Χ	Χ	Χ	Χ	
Delicatessen	Χ	Χ	Χ	Χ	
Department Store	Χ	Х	Х	Х	
Dispensary (Medical Marijuana					
and Related Goods)					
Drag Strip			CUP	CUP	
Drug Sales (Retail)	<b>v</b>	Χ	Χ	Χ	
Dry Cleaning Shop	<b>v</b>	Χ	Χ	Χ	
Dry Goods (Retail) (Completely	Χ	Х	Χ	Х	
Enclosed in DD and CD Districts)					
Dwelling (Garden Home) (2	▼	X	X	X	X
<mark>units)</mark>					
Dwelling (Living Quarters Onsite	X				
w/ Business)					
Dwelling (Mobile /					
Manufactured Home) (1 unit)					
Dwelling (Multifamily) (3+ units)	¥	CUP	CUP	CUP	
Dwelling (Residential Loft) (1+	X				
<u>units)</u>					
Dwelling (Single-family) (1 unit)	<b>v</b>	X	X	X	X
Dwelling (Townhome) (2 units)	¥	X	X	X	X
Dwelling (Two-family) (2 units)	<b>v</b>	X	X	X	X
Electric Power Generator	CUP	CUP	CUP	CUP	CUP
(Primary Station)					
Electric Repair Shop (Completely		Х	Х	Х	
Enclosed in CD District)					
Electrical Substation	CUP	CUP	CUP	CUP	CUP
(Completely Enclosed by an					
Opaque Fence; Minimum 6 ft. in					
Height)					
Elevator Maintenance and		Х	Х	Х	
Service (Completely Enclosed in					
CD District)					
Entertainment	Х	X	X	X	
Exterminator (Completely		Х	Х	Х	
Enclosed in CD District)	.,	.,	.,	.,	
Fabric or Needlework Shop	 Х	X	X	X	6115
Fairgrounds, Baseball Park, and		CUP	CUP	CUP	CUP
Stadium		, , , , , , , , , , , , , , , , , , ,	, , , , , , , , , , , , , , , , , , ,	, , , , , , , , , , , , , , , , , , ,	
Farm Equipment Sales/Service		Х	Х	Х	
(Completely Enclosed in CD					
District)		Х	Х	Х	
Farm/Ranch/Feed Supply		^	^	^	
(Completely Enclosed in CD District)					
Farmers Market	v	_	Х	_	
	X	X		X	
Financial Institution	Χ	Χ	Χ	Χ	

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rearms and/or Ammunition ales and Service	Х	Х	Х	Х	
Fire Station		Х	Х	Х	Х
Fish Market (Retail) (Completely Enclosed in DD and CD Districts)	Х	Х	Х	Х	
Flea Market	CUP	CUP	CUP	CUP	
Floor Covering Sales (Retail)	CUP_	Х	X	X	
(Completely Enclosed in DD and CD Districts)	201				
Floral Shop (Retail)	Х	Х	Х	Х	
Food Products (Retail)	Х	Х	Х	Χ	
Food Truck Park and Bar Facility	Х	Х	Х	Х	
Funeral Home	v	Х	Х	Χ	
Furniture Sales, Service, and Repair (Retail) (Completely Enclosed in DD and CD Districts)	Х	Х	Х	Х	
Gambling					
Gas Utility Station	CUP	CUP	CUP	CUP	CUP
Gift Shop (Outside storage, display or sale of goods, products or merchandise shall be permitted provided such goods, products or merchandise do not encroach into the right-	X	X	X	X	
of-way.)_					
Glass Sales and Service (Retail) (Completely Enclosed in CD District)		Х	Х	Х	
Golf Driving Range or Course (Consumption of Alcohol Permitted)		CUP	CUP	CUP	CUP
Greenhouse or Nursery (Retail and Wholesale)	CUP	Х	Х	Х	
Grocery (Retail)	Х	Χ	Х	X	
Group Home / Transitional Center					
Gymnasium		Х	Х	Х	CUP
Nail Salon	Х	Х	Х	Χ	
Heavy Machinery Sales, Service, and Storage			Х	Х	
Hobby Supply Sales	Х	Χ	Х	Χ	
Home Occupation	Х	Х	Х	Х	
Hospital		CUP	CUP	CUP	CUP
Hotel (Other Than Motel or Motor Inn Where Patrons Access Rooms Via Parking Area)	CUP	Х	Х	Х	

Johnson City, Texas, Code of Ordinances

Access Rooms Via Parking Area)
(Swimming Pool Allowed)

Hotel, including, but not limited to, short-term rental unit, located within a multi-family dwelling unit.  Ice Cream Parlor/Store						
to, short-term rental unit, located within a multi-family dwelling unit.  Ice Cream Parlor/Store	Hotel, including, but not limited					
located within a multi-family dwelling unit.  Ice Cream Parlor/Store Indoor Indoor Indoor Interior Decorator Interior Decorator Interior Decorator Interior Decorator Isberior Journal of Medical (Completely Enclosed in CD District) Iaboratory (Research, Testing, and Analysis) (Completely Enclosed in CD District) Iaundry (Plant) Isburary (Governmental and Non-Profit) Isburary (Governmental and Non-Profit) Isburary (Non-Governmental) Isburary (Non-G	, 3,					
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District)  Machine Tools and Construction Equipment Sales and Service (Completely Enclosed in CD District)  Manufacturing, Light  Manufacturing, Heavy  Marine Sales and Service (New and Used, When Used Incidental to New Sales) (Service Completely Enclosed in CD District)  Massage Therapy  Medical Institution (Other Than Hospital)  Medical Supply (Retail)  Milliner (Retail) (Completely Enclosed in CD District)			COF	^	^	
Machine Tools and Construction Equipment Sales and Service (Completely Enclosed in CD District)  Manufacturing, Light  Manufacturing, Heavy  Marine Sales and Service (New and Used, When Used Incidental to New Sales) (Service Completely Enclosed in CD District)  Massage Therapy  Medical Institution (Other Than Hospital)  Medical Supply (Retail)  Milliner (Retail) (Completely Enclosed in CD District)  Millwork (Retail) (Completely  Millwork (Retail) (Completely  Milliner (Retail) (Completely  Milliner (Retail) (Completely  Milliner (Retail) (Completely  Milliner (Retail) (Completely  Millwork (Millwork (Millwork) (Millwork						
Equipment Sales and Service (Completely Enclosed in CD District)  Manufacturing, Light  Manufacturing, Heavy  Marine Sales and Service (New and Used, When Used Incidental to New Sales) (Service Completely Enclosed in CD District)  Massage Therapy  Medical Institution (Other Than Hospital)  Medical Supply (Retail)  Milliner (Retail) (Completely Enclosed in CD District)  Millwork (Retail) (Completely  Millwork (Retail) (Completely  Milliner (Retail) (Completely	<i>'</i>		v		v	
(Completely Enclosed in CD District)  Manufacturing, Light  Manufacturing, Heavy  Marine Sales and Service (New and Used, When Used Incidental to New Sales) (Service Completely Enclosed in CD District)  Massage Therapy  Medical Institution (Other Than Hospital)  Medical Supply (Retail)  Milliner (Retail) (Completely Enclosed in CD District)  Milliner (Retail) (Completely X X X X			^	^	^	
District)  Manufacturing, Light  Manufacturing, Heavy  Marine Sales and Service (New and Used, When Used Incidental to New Sales) (Service Completely Enclosed in CD District)  Massage Therapy  Medical Institution (Other Than Hospital)  Medical Supply (Retail)  Milliner (Retail) (Completely Enclosed in CD District)  Millwork (Retail) (Completely CUP  Millwork (Retail) (Completely X X X X X X X X X X X X X X X X X X X						
Manufacturing, Light  Manufacturing, Light  Manufacturing, Heavy  Marine Sales and Service (New and Used, When Used Incidental to New Sales) (Service Completely Enclosed in CD District)  Massage Therapy  Medical Institution (Other Than Hospital)  Medical Supply (Retail)  Milliner (Retail) (Completely Enclosed in CD District)  Millwork (Retail) (Completely	, , ,					
Manufacturing, Heavy  Marine Sales and Service (New and Used, When Used Incidental to New Sales) (Service Completely Enclosed in CD District)  Massage Therapy  X X X X  Medical Institution (Other Than Hospital)  Medical Supply (Retail)  Milliner (Retail) (Completely Enclosed in CD District)  X X X X X  Milliner (Retail) (Completely Enclosed in CD District)  X X X X X  Milliner (Retail) (Completely Enclosed in CD District)  Millwork (Retail) (Completely X X X X	'		CLIP	×	x	
Marine Sales and Service (New and Used, When Used Incidental to New Sales) (Service Completely Enclosed in CD District)  Massage Therapy  Medical Institution (Other Than Hospital)  Medical Supply (Retail)  Milliner (Retail) (Completely Enclosed in CD District)  Millwork (Retail) (Completely X X X X X X X X X X X X X X X X X X X			COI			
and Used, When Used Incidental to New Sales) (Service Completely Enclosed in CD District)  Massage Therapy  X  X  X  Medical Institution (Other Than Hospital)  Medical Supply (Retail)  Milliner (Retail) (Completely Enclosed in CD District)  Millwork (Retail) (Completely X  Millwork (Retail) (Comp			CLIB		_	
to New Sales) (Service Completely Enclosed in CD District)  Massage Therapy  X  X  X  Medical Institution (Other Than Hospital)  Medical Supply (Retail)  Milliner (Retail) (Completely Enclosed in CD District)  Millwork (Retail) (Completely X  Millwork (Retail) (Co	· ·		COF	^	^	
Completely Enclosed in CD District)  Massage Therapy  X  X  X  Medical Institution (Other Than Hospital)  Medical Supply (Retail)  Milliner (Retail) (Completely Enclosed in CD District)  Millwork (Retail) (Completely X  Millwork (R	•					
District)  Massage Therapy  X  X  X  X  Medical Institution (Other Than Hospital)  Medical Supply (Retail)  Milliner (Retail) (Completely Enclosed in CD District)  Millwork (Retail) (Completely  X  X  X  X  X  X  X  X  X  X  X  X  X	, ·					
Massage Therapy  Medical Institution (Other Than Hospital)  Medical Supply (Retail)  Milliner (Retail) (Completely Enclosed in CD District)  Milwork (Retail) (Completely X X X X						
Medical Institution (Other Than Hospital)  Medical Supply (Retail)  Medical Supply (Retail)  Milliner (Retail) (Completely Enclosed in CD District)  Millwork (Retail) (Completely X X X X	,	x	X	x	x	
Hospital)  Medical Supply (Retail)  Milliner (Retail) (Completely Enclosed in CD District)  Millwork (Retail) (Completely X X X X	, ,				_	CLIP
Medical Supply (Retail)  Milliner (Retail) (Completely Enclosed in CD District)  Millwork (Retail) (Completely X X X X	•		501	COF	501	501
Milliner (Retail) (Completely Enclosed in CD District)         CUP         X         X         X           Millwork (Retail) (Completely         X         X         X         X			×	x	×	1
Enclosed in CD District)  Millwork (Retail) (Completely  X X X		CLID				1
Millwork (Retail) (Completely X X X		<u>COP</u>	^	^		
, ,, , , , , , , , , , , , , , , , , , ,	*		\ <u></u>	\ \ \	\ \ \	
	Enclosed in CD District)		^	^	^	

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Mobile Home Sales and Service			CUP	CUP	
(New Mobile Homes Only)					
Moving Company (Completely		CUP	Х	Х	
Enclosed in CD District)					
Music Store	Х	Х	Х	Χ	
Newspaper Printer (Completely		CUP	Х	Х	
Enclosed in CD District)					
Newsstand	Х	Х	Х	Х	
Nursery or Daycare	▼	Х	Х	Χ	
Nursing Home or Assisted Living		Х	Х	Χ	
Office (General, Medical, Real	X	X	X	X	
Estate, and Professional					
Business)					
Off-Street Parking, When	Х	Х	Х	Χ	<u>X</u>
Incidental to Main Use					
Office Supply Store (Completely	Х	X	X	Х	
Enclosed DD and CD Districts)					
Open / Outdoor Storage	CUP	CUP	Х	Χ	CUP
(See Ch. 14, Art. II, Sec. 2-11)					
Optometry Office and Optical	Х	Х	Х	Х	
Goods (Retail)					
Oversized Vehicle Car Wash			CUP	CUP	
Oversized Vehicle Filling Station			CUP	CUP	
and/or Service					
Oversized Vehicle Rental			CUP	CUP	
Oversized Vehicle Sales and			CUP	CUP	
Service					
Paint and Wallpaper Store	X	X	Х	X	
Park/Recreation Center (No	X	X	X	X	CUP
Permanent Alcoholic Beverage					
Sales Permitted)					
Pawnshop (Completely Enclosed		X	Х	Х	
in CD District)					
Pet Shop and Supply	Х	X	Х	Х	
(Completely Enclosed in DD and					
CD Districts)			ļ		
Picture Framing (Completely	Х	X	Х	Х	
Enclosed in DD and CD Districts)					
Pipeline and Electrical	CUP	CUP	CUP	CUP	CUP
Transmission Lines		1,	· ·	1,	
Playground Equipment Sales		X	X	Х	
and Manufacturing		- V	- V	- V	
Plumber (Completely Enclosed		X	Х	Х	
in CD District)		- V	- V	- V	-
Plumbing Fixture Sales and		Х	Х	Х	
Service (Completely Enclosed in		1			
CD District)		1		1	l

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Post Office  Radio or Television Broadcast Studio  Recreational Vehicle Park Recreational Vehicle Sales and Service (New and Used, When Used Incidental to New Sales) (Service Completely Enclosed in CD District)  Restaurant (Alcoholic Beverages Incidental to Food Sales)  Restaurant with Drive Thru (Alcoholic Beverages Incidental to Food Sales)  Riding Stable or Academy School, College School, Elementary and Secondary School, Trade Sewerage Pumping Station Short-term Rental Unit (Not Allowed in Multi-family Dwelling Units) Sign Sales, Manufacturer, and Repair (Completely Enclosed in CD District)  X X X X X X X X X X X X X X X X X X X
Studio  Recreational Vehicle Park Recreational Vehicle Sales and Service (New and Used, When Used Incidental to New Sales) (Service Completely Enclosed in CD District)  Restaurant (Alcoholic Beverages Incidental to Food Sales) Riding Stable or Academy School, College School, Itementary and Secondary School, Trade Sexually Oriented Business Sewerage Pumping Station Short-term Rental Unit (Not Allowed in Multi-family Dwelling Units) Sign Sales, Manufacturer, and Repair (Completely Enclosed in CD District) Skating Rink (Completely Enclosed)  CUP CUP CUP CUP CUP CUP CUP CUP CUP CU
Recreational Vehicle Park  Recreational Vehicle Sales and Service (New and Used, When Used Incidental to New Sales) (Service Completely Enclosed in CD District)  Restaurant (Alcoholic Beverages Incidental to Food Sales)  Restaurant with Drive Thru (Alcoholic Beverages Incidental to Food Sales)  Riding Stable or Academy  School, College  School, College  School, Trade  Sexually Oriented Business  Sewerage Pumping Station  Shoe Sales and Repair (Retail)  Short-term Rental Unit (Not Allowed in Multi-family Dwelling Units)  Sign Sales, Manufacturer, and Repair (Completely Enclosed in CD District)  Skating Rink (Completely Enclosed)
Recreational Vehicle Sales and Service (New and Used, When Used Incidental to New Sales) (Service Completely Enclosed in CD District)  Restaurant (Alcoholic Beverages Incidental to Food Sales)  Restaurant with Drive Thru (Alcoholic Beverages Incidental to Food Sales)  Riding Stable or Academy  School, College  School, Elementary and Secondary  School, Trade  Sewerage Pumping Station  Sewerage Pumping Station  Shoe Sales and Repair (Retail)  Short-term Rental Unit (Not Allowed in Multi-family Dwelling Units)  Sign Sales, Manufacturer, and Repair (Completely Enclosed)  Skating Rink (Completely Enclosed in CD District)  Skating Rink (Completely Enclosed)
Recreational Vehicle Sales and Service (New and Used, When Used Incidental to New Sales) (Service Completely Enclosed in CD District)  Restaurant (Alcoholic Beverages Incidental to Food Sales)  Restaurant with Drive Thru (Alcoholic Beverages Incidental to Food Sales)  Riding Stable or Academy  School, College  School, Elementary and Secondary  School, Trade  Sewerage Pumping Station  Sewerage Pumping Station  Shoe Sales and Repair (Retail)  Short-term Rental Unit (Not Allowed in Multi-family Dwelling Units)  Sign Sales, Manufacturer, and Repair (Completely Enclosed)  Skating Rink (Completely Enclosed in CD District)  Skating Rink (Completely Enclosed)
Service (New and Used, When Used Incidental to New Sales) (Service Completely Enclosed in CD District)  Restaurant (Alcoholic Beverages Incidental to Food Sales)  Restaurant with Drive Thru (Alcoholic Beverages Incidental to Food Sales)  Riding Stable or Academy  School, College  School, College  School, Frade  Sexually Oriented Business  Sewerage Pumping Station  Shoe Sales and Repair (Retail)  Short-term Rental Unit (Not Allowed in Multi-family Dwelling Units)  Sign Sales, Manufacturer, and Repair (Completely Enclosed in CD District)  Skating Rink (Completely Enclosed)
Used Incidental to New Sales) (Service Completely Enclosed in CD District)  Restaurant (Alcoholic Beverages Incidental to Food Sales)  Restaurant with Drive Thru (Alcoholic Beverages Incidental to Food Sales)  Riding Stable or Academy  School, College  School, Elementary and Secondary  School, Trade  Sexually Oriented Business  Sewerage Pumping Station  Shoe Sales and Repair (Retail)  Short-term Rental Unit (Not Allowed in Multi-family Dwelling Units)  Sign Sales, Manufacturer, and Repair (Completely Enclosed)  Skating Rink (Completely Enclosed in CD District)  Skating Rink (Completely Enclosed)
(Service Completely Enclosed in CD District)  Restaurant (Alcoholic Beverages Incidental to Food Sales)  Restaurant with Drive Thru (Alcoholic Beverages Incidental to Food Sales)  Riding Stable or Academy  School, College  School, Elementary and Secondary  School, Trade  Sexually Oriented Business  Sewerage Pumping Station  Shoe Sales and Repair (Retail)  Short-term Rental Unit (Not Allowed in Multi-family Dwelling Units)  Sign Sales, Manufacturer, and Repair (Completely Enclosed)  Skating Rink (Completely Enclosed in CD District)  Skating Rink (Completely Enclosed)
Restaurant (Alcoholic Beverages Incidental to Food Sales)  Restaurant with Drive Thru (Alcoholic Beverages Incidental to Food Sales)  Riding Stable or Academy  School, College  School, Elementary and Secondary  School, Trade  Sexually Oriented Business  Sewerage Pumping Station  Shoe Sales and Repair (Retail)  Short-term Rental Unit (Not Allowed in Multi-family Dwelling Units)  Sign Sales, Manufacturer, and Repair (Completely Enclosed)  Skating Rink (Completely Enclosed in CD District)  Ray X X X X X CUP  CUP CUP CUP CUP CUP CUP  SX X X X X X X X X X X X X X X X X X X
Restaurant (Alcoholic Beverages Incidental to Food Sales)  Restaurant with Drive Thru (Alcoholic Beverages Incidental to Food Sales)  Riding Stable or Academy  School, College  School, Elementary and Secondary  School, Trade  Sexually Oriented Business  Sewerage Pumping Station  Short-term Rental Unit (Not Allowed in Multi-family Dwelling Units)  Sign Sales, Manufacturer, and Repair (Completely Enclosed)  Skating Rink (Completely Enclosed in CD District)  X X X X X X X X X X X X X X X X X X X
Incidental to Food Sales)  Restaurant with Drive Thru (Alcoholic Beverages Incidental to Food Sales)  Riding Stable or Academy  School, College  School, Elementary and Secondary  School, Trade  Sexually Oriented Business  Sewerage Pumping Station  Short-term Rental Unit (Not Allowed in Multi-family Dwelling Units)  Sign Sales, Manufacturer, and Repair (Completely Enclosed)  Sextaing Rink (Completely Enclosed)  RUP CUP CUP CUP CUP CUP CUP CUP CUP CUP C
Restaurant with Drive Thru (Alcoholic Beverages Incidental to Food Sales)  Riding Stable or Academy School, College School, Elementary and Secondary School, Trade Sexually Oriented Business Sewerage Pumping Station Shoe Sales and Repair (Retail) Short-term Rental Unit (Not Allowed in Multi-family Dwelling Units) Sign Sales, Manufacturer, and Repair (Completely Enclosed) Skating Rink (Completely Enclosed)  CUP CUP CUP CUP CUP CUP CUP CUP CUP CU
(Alcoholic Beverages Incidental to Food Sales)  Riding Stable or Academy  School, College  School, Elementary and Secondary  School, Trade  Sexually Oriented Business  Sewerage Pumping Station  Shoe Sales and Repair (Retail)  Short-term Rental Unit (Not Allowed in Multi-family Dwelling Units)  Sign Sales, Manufacturer, and Repair (Completely Enclosed)  Skating Rink (Completely Enclosed in CD District)  RUP CUP CUP CUP CUP CUP CUP CUP CUP CUP C
To Food Sales)  Riding Stable or Academy  School, College  School, Elementary and Secondary  School, Trade  Sexually Oriented Business  Sewerage Pumping Station  Shoe Sales and Repair (Retail)  Short-term Rental Unit (Not Allowed in Multi-family Dwelling Units)  Sign Sales, Manufacturer, and Repair (Completely Enclosed in CD District)  Riding Stable or Academy  X X X X X CUF  CUP CUP CUP  CUP CUP  CUP CUP  X X X X X X X X X X X X X X X X X X X
Riding Stable or Academy  School, College  School, Elementary and Secondary  School, Trade  Sexually Oriented Business  Sewerage Pumping Station  Shoe Sales and Repair (Retail)  Short-term Rental Unit (Not Allowed in Multi-family Dwelling Units)  Sign Sales, Manufacturer, and Repair (Completely Enclosed in CD District)  Skating Rink (Completely Enclosed)  VX X X X X  CUP CUP CUP CUP CUP CUP CUP CUP CUP CU
School, College  School, Elementary and Secondary  School, Trade  Sexually Oriented Business  Sewerage Pumping Station  Shoe Sales and Repair (Retail)  Short-term Rental Unit (Not Allowed in Multi-family Dwelling Units)  Sign Sales, Manufacturer, and Repair (Completely Enclosed in CD District)  X X X X X CUF  CUP CUP CUP  CUP CUP  X X X X X X X X X X X X X X X X X X X
School, Elementary and Secondary  School, Trade  Sexually Oriented Business  Sewerage Pumping Station  Shoe Sales and Repair (Retail)  Short-term Rental Unit (Not Allowed in Multi-family Dwelling Units)  Sign Sales, Manufacturer, and Repair (Completely Enclosed in CD District)  X X X X X  X X X  X X X X  X X X X  X X X X X  X X X X X X X  X
Secondary  School, Trade  Sexually Oriented Business  Sewerage Pumping Station  Shoe Sales and Repair (Retail)  Short-term Rental Unit (Not Allowed in Multi-family Dwelling Units)  Sign Sales, Manufacturer, and Repair (Completely Enclosed in CD District)  Skating Rink (Completely Enclosed)  VX X X X  X X  X X  X X  X X  X X  X
School, Trade  Sexually Oriented Business  Sewerage Pumping Station  Shoe Sales and Repair (Retail)  Short-term Rental Unit (Not Allowed in Multi-family Dwelling Units)  Sign Sales, Manufacturer, and Repair (Completely Enclosed in CD District)  Skating Rink (Completely Enclosed)  VX  X  X  X  X  X  X  X  X  X  X  X  X
Sexually Oriented Business  Sewerage Pumping Station  CUP  CUP  CUP  CUP  CUP  CUP  CUP  CU
Sewerage Pumping Station  CUP CUP CUP CUP CUP CUP CUP CUP CUP CU
Shoe Sales and Repair (Retail)  Short-term Rental Unit (Not Allowed in Multi-family Dwelling Units)  Sign Sales, Manufacturer, and Repair (Completely Enclosed in CD District)  Skating Rink (Completely Enclosed)  X X X X  X X  X X X X X  X X X X X X
Short-term Rental Unit (Not Allowed in Multi-family Dwelling Units)  Sign Sales, Manufacturer, and Repair (Completely Enclosed in CD District)  Skating Rink (Completely Enclosed)  X X X X  X X X  X X X X
Allowed in Multi-family Dwelling Units)  Sign Sales, Manufacturer, and Repair (Completely Enclosed in CD District)  Skating Rink (Completely Enclosed)  X X X X X
Units)  Sign Sales, Manufacturer, and Repair (Completely Enclosed in CD District)  Skating Rink (Completely Enclosed)  X X X X X X X X X X X X X X X X X X X
Sign Sales, Manufacturer, and Repair (Completely Enclosed in CD District)  Skating Rink (Completely X X X X Enclosed)
Repair (Completely Enclosed in CD District)  Skating Rink (Completely X X X X Enclosed)
CD District)  Skating Rink (Completely X X X X Enclosed)
Skating Rink (Completely X X X X Enclosed)
Enclosed)
Sporting Goods Sales and X X X X
Service (Completely Enclosed in
DD and CD Districts)
Stamp/Coin Sales (Retail) X X X X Stone Cutting and Monument X X X X
Sales/Service (Completely
Enclosed in CD District)  Storage Building (Marine.  CUP X X
Automobile, Home, Commercial) (Completely
Enclosed in CD District)
Storage Building Sales and CUP X X
Service With Outside Display of
Storage Buildings
Swimming Instruction X X X
Swimming Pool (Community or X X X CUF
Private)

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**Deleted:** Real Estate Sales Office

 ${\bf Johnson\ City,\ Texas,\ Code\ of\ Ordinances}$ 

Swimming Pool Sales and		Х	Х	Х	
Service (Completely Enclosed in		^	^	^	
CD District)					
Tanning Salon	Х	Х	Х	Х	+
Tavern (Completely Enclosed in	X	X	X	X	+
DD and CD Districts)	^	^	^	^	
Tavern With Outdoor Area For	X	X	Х	X	+
Patrons/Entertainment	^	^	^	^	
Purposes					
Taxidermist (Completely		CUP	Х	Х	+
Enclosed in CD District)		COP	^	^	
Temporary Field Construction	Х	Х	Х	X	X
	\ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \	\	X	X	X
Office (Allowed During Duration					
of Project)	.,	.,			
Theater (Completely Enclosed)	Х	<u>X</u> ,	Х	Х	
(Consumption of Alcohol					
Permitted)		.,	+,	+,	1
Theater (Completely Enclosed)	Х	Х	Х	Х	
(Consumption of Alcohol Not					
Permitted)		.,			
Theater (Outdoor)	CUP.	X	Х	Х	
(Consumption of Alcohol					
Permitted)			1	-	-
Theater (Outdoor)	CUP.	X	Х	Х	
(Consumption of Alcohol Not					
Permitted)					
Tobacco <u>, E-Cigarette</u> Store <u>and</u>	<u>CUP</u>	Х	Х	Х	
Hookah Lounge			-	-	
Tool Rental, Sales, and Service		Х	Х	Х	
(Completely Enclosed in CD					
District)				-	
Tool Rental With Outside		CUP	Х	Х	
Storage (Outside Storage					
Completely Fenced with 6 ft.					
Opaque Fencing in CD District)					
Trailer (Towing) Manufacturer,		Х	Х	Х	
Sales, and Service (No Mobile					
Homes) (Completely Enclosed in					
CD District)					
Utilities, Utility Shops, Storage,	CUP	CUP	CUP	CUP	CUP
Yards, and Buildings, Public or					
Private, Other Than Already					
Listed					
		Х	X	Х	CUP
Utility Company <u>Customer</u>	▼				
Utility Company <u>Customer</u> Service Center (Completely	▼				
Utility Company <u>Customer</u>	▼				

Watch / Clock Sales and Service (Completely Enclosed in DD and CD Districts)	X	Х	X	Х	
Water/Sewage Pumping Station, Overhead Storage, or Plant	CUP	CUP	CUP	CUP	CUP
Well Drilling Contractor (Completely Enclosed in CD District)		Х	Х	Х	
Window Covering Assembling, Sales, and Service, Including Awnings (Completely Enclosed in DD and CD Districts)	Х	Х	Х	Х	

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X—Permitted by Right

CUP—City Council Approval Required

			l	l		
Schedule of Uses	Single-family Residential District	Single-family Residential District - Restricted	Mixed Residential District	Manufactured Home District	Micro Housing District	Garden Housing District
Zoning Classification	SF	SFR	MR	МН	MHD	GHD
Accessory Building	Χ	Χ	Χ	Х	Χ	Χ
Agriculture/Open Space	Х	Х	Χ	Χ	Х	Χ
Artist Studio					CUP	
Church	Χ	X	Χ	Х	Χ	Χ
Civic / Community Center					•	
Clubhouse and/or Swimming Pool (Associated with Homeowner's Association and/or Subdivision)	X	X	X	X	X	X
Community Garden	CUP	CUP	CUP	CUP	Х	CUP
Dwelling (Mobile / Manufactured Home)				Х		
▼	•					
Dwelling (Single-family) (1 unit)	Χ	Х	Х	Χ	Х	Χ
Dwelling (Two-family) (2 units)	CUP		Χ	Х	CUP	Χ
Dwelling (Garden Home) (2 units)	CUP		Χ	Χ	CUP	Χ
Dwelling (Townhome) (2 units)	CUP		Х	Х	CUP	Χ
Dwelling (Multifamily) (3+ units)	v		Χ		CUP	CUP
Electric Power Generator (Primary Station)	CUP	CUP	CUP	CUP	CUP	CUP
Electrical Substation (Completely Enclosed by an Opaque Fence; Minimum Six (6) ft. in Height)	CUP	CUP	CUP	CUP	CUP	CUP
Farmer's Market	CUP	CUP	CUP	CUP	CUP	CUP

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Fire Station	CUP	CUP	CUP	CUP	CUP	CUP	
Gas Utility Station	CUP	CUP	CUP	CUP	CUP	CUP	
Government Building	CUP	CUP	CUP	CUP	<u>CUP</u>	<u>CUP</u>	
Greenhouse or Nursery (Retail and Wholesale)	CUP	CUP	CUP	CUP	CUP	CUP	
Grocery Store (Neighborhood)					CUP		
Home Occupation	Х	Х	Х	Х	Х	Χ	
Hospice	CUP	CUP	CUP	CUP	CUP	CUP	
Hotel, including, but not limited to, short-term rental							
unit, located within a multi-family dwelling unit.							
Library (Governmental, Non-Profit, and Non-	CUP	CUP	CUP	CUP	CUP,	<u>CUP</u>	
Governmental)							
Local Utility Distribution Center or Lines	CUP	CUP	CUP	CUP	CUP	CUP	
Locksmith					<b>v</b>		
Nursery or Day Care (Maximum of Six (6) Children)	CUP	CUP	CUP	CUP	CUP	CUP	
Nursing Home or Assisted Living	CUP	CUP	CUP	CUP	CUP	CUP	
Off-Street Parking, When Incidental to Main Use	Х	Х	Х	Х	Х	Х	
Park/Recreation Center (No Permanent Alcoholic	CUP	CUP	CUP	CUP	CUP,	CUP	
Beverage Sales Permitted)							
Pipeline and Electrical Transmission Lines	CUP	CUP	CUP	CUP	CUP	CUP	
Post Office							
Club or Lodge (Non-governmental)	CUP	CUP	CUP	CUP	CUP	CUP	
Recreational Vehicle Park	CUP	CUP	CUP	CUP	CUP	CUP	
Riding Stable or Academy	CUP	CUP	CUP	CUP	CUP	CUP	
School, Elementary and Secondary	CUP	CUP	CUP	CUP	CUP	CUP	
Short-term Rental Unit	Х	Х	Х	Х	Х	Χ	
(Not Allowed in Multi-family Dwelling Unit)							
Swimming Pool (Public or Private Club) (Not	CUP	CUP	CUP	CUP	CUP	CUP	
Associated with Homeowner's Association and/or							
Subdivision),							
Utility Company Service Center	CUP	CUP	CUP	CUP	CUP	CUP	
Utilities, Utility Shops, Storage Areas and Yards, and	CUP	CUP	CUP	CUP	CUP	CUP	
Utility Buildings (Public or Private) (Other Than							
Already Listed)							
Water/Sewage Pumping Station, Overhead Storage,	CUP	CUP	CUP	CUP	CUP	CUP	
or Plant							1

Blank – Not Permitted

X—Permitted by Right

CUP—City Council Approval Required

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