### Section 9.1 Purpose

The purpose of this chapter is to provide general regulations, applicable to all zoning districts governing the uses that may be allowed on property within any zoning district.

### Section 9.2 Principal Uses

### Section 9.2.1 Tables of Principal Uses

#### A. Permitted uses

A "P" in the tables indicates that a use is allowed by right in the designated zoning district. Such uses are subject to all other applicable requirements of this ordinance.

#### B. Limited uses

An "L" in the tables indicates that the use is a permitted use, but that there are restrictions on the use that must be satisfied that are described in Section 9.3, Limited Uses, of this chapter. The "Notes" column provides either a reference to the appropriate section or, in some cases, a description of the limitation.

#### C. Conditional uses

A "C" in the tables indicates that a use is only allowed in the designated zoning district if approved through the granting of a conditional use permit by the Planning Commission. Such uses are subject to all other applicable requirements of this ordinance, as well as the limiting conditions established in Section 9.4, Conditional Uses, of this chapter. The "Notes" column provides either a reference to the appropriate section or, in some cases, a description of the limitation.

### D. Major conditional uses

An "M" in the tables indicates that a use is only allowed in the designated zoning district if approved through the granting of a conditional use permit by the Metropolitan Council. Such uses are subject to all other applicable requirements of this ordinance, as well as the limiting conditions established in Section 9.4, Conditional Uses, of this chapter. The "Notes" column either a reference to the appropriate section or, in some cases, a description of the limitation.

### E. Prohibited uses

A blank cell in the tables indicates that a use is not allowed in the designated zoning district.

#### F. Uses Not Listed

The Planning Director may determine the appropriateness of any use not listed within a zoning district.

# Section 9.2.2 Principal Uses in Primarily Single Family Residential Districts

The principal uses allowed in residential zoning districts are identified in Table 9.A, Principal Uses Allowed in Predominantly Single Family Residential Zoning Districts.

Table 9.A
Principal Uses Allowed in Predominately Single Family Residential Zoning Districts

Principa											
Uses	RE/A3	RE/A1	A1	R	A2	A2.7	A2.9	A2.1	A2.6	A2.5	Notes
Agricultural Uses			•								
Agriculture	Р	Р		Р							
Equestrian	L	L		L							Sec 9.3.3
Facility/Stable			С								Sec 9.4.4
Residential Uses											
Single Family Detached	Р	Р	Р	Р	Р	Р	Р				
Boarding/Lodging											
House											
Congregate Care				С							Not within recognized
Facility				C							residential subdivision
Fraternity/Sorority											
House											
Croup Homo											Requires Reasonable
Group Home	L	L	L	L	L	L	L	L	L	L	Accommodation
Home Occupation	С	С	С	С	С						Sec 9.4.5
Manufactured Home				L							Sec 9.3.5
Multifamily											
Semi-Detached							Р				one side yard
Short-Term Rental,											C 0.2.C
Owner Occupied	L	L	L	L	L	L	L	L	L	L	Sec 9.3.6
Short-Term Rental,											C 0 2 7
Non Owner Occupied	L	L	L	L	L	L	L	L	L	L	Sec 9.3.7
Townhome										Р	
Two-Family							Р				
Zero Lot Line								Р	Р		
Public/Institutional Use	s		•		•						
Cemetery/											Not within recognized
Columbarium/	С	С	С	С	С	С	С				residential subdivision
Mausoleum						C					On a street on the
											Major Street Plan
Convention Center											
Educational Institution	С	С	С	С	С	С	С	С	С	С	
Fraternal Organization											
Governmental Facility	Р	Р	Р	Р	Р	Р	Р	Р	Р	Р	
Hospital											
Museum											
Park	Р	Р	Р	Р	Р	Р	Р	Р	Р	Р	
Philanthropic	С	С	С	С	С	С	С	С	С	С	
Organization											
Religious Institution	С	С	С	С	С	С	С	С	С	С	
Utility Facility	Р	Р	Р	Р	Р	Р	Р	Р	Р	Р	
Wireless Comm. Tower	С	С	С	С	С						Sec 14.2
Office Uses (none allow	ed)										

Table 9.A
Principal Uses Allowed in Predominately Single Family Residential Zoning Districts

Uses	Principal											
Adult Entertainment Art Gallery Art Gallery Art Studio Bar or Lounge Bed and Breakfast C C C C C C C C C C C C C C C C C C C		RE/A3	RE/A1	A1	R	A2	A2.7	A2.9	A2.1	A2.6	A2.5	Notes
Art Studio Bar or Lounge Bed and Breakfast Bed and Breakfast C C C C C C C Building Material Sales Cabinet Making/Millwork Car Wash Commercial Recreation, Outdoor Commercial Recreation, Outdoor Contractor's Yard Convenience Store Convenience Stor				,								
Art Studio Bar or Lounge Bar or Lounge Bed and Preakfast C C C C C C C Building Material Sales Cabinet Making/Millwork Car Wash Commercial Recreation, Indoor Commercial Recreation, Outdoor Commercial Recreation, Outdoor Convenience Store with Gasoline Sales/Sas Station Country Club P P P L L L L L Sec 9.3.2 Day Care, Child or Adult Dry Cleaner Farmer's Market Film and Sound Production Production Farmer SMarket Health Club Heavy Equipment Sales/Rental and Service Hotel/Motel Rennel C C C C C Sec 9.3.4 Film and Sound Production Famer Sales/Rental and Service Hotel/Motel Rennel Lawn Maintenance Facility Motor Vehicle Repair Motor Vehicle Respais Motor Vehicle Repair Motor Vehicle Mo	Adult Entertainment											
Bar or Lounge	Art Gallery											
Bed and Breakfast	Art Studio											
Building Material Sales	Bar or Lounge											
Cabinet   Making/Millwork   Car Wash   Commercial   Recreation, Indoor   Commercial   Recreation, Outdoor   Commercial   Contractor's Yard   Contractor's Yard   Convenience Store   Convenience   Conve	Bed and Breakfast	С	С	С	С	С						Sec 9.4.1
Making/Millwork         0	<b>Building Material Sales</b>											
Car Wash   Commercial   Recreation, Indoor   C/M¹   C/M¹   C/M¹   Sec 9.4.2	Cabinet											
Commercial Recreation, Indoor Commercial Recreation, Outdoor Contractor's Yard Convenience Store with Gasoline Sales/Gas Station  Country Club PPPLLLLLLS Sec 9.4.2  Contry Club PPPLLLLLS Sec 9.3.2  Day Care, Child or Adult Dry Cleaner Farmer's Market Film and Sound Production Funeral Home Gaming Glass Installation Heatht Club Heatht Club Heavy Equipment Sales/Rental and Service Hotel/Motel Kennel CCCCCCCCCCCCCCCCCCCCCCCCCCCCCCCCCC	Making/Millwork											
Recreation, Indoor   Commercial   Commerci	Car Wash											
Commercial Recreation, Outdoor Contractor's Yard         C/M¹         C/M¹         Sec 9.4.2           Convenience Store Convenience Store with Gasoline Sales/Gas Station         B	Commercial											
Recreation, Outdoor C/M² C/M² C/M² C/M² C/M² C/M² Contractor's Yard Convenience Store With Gasoline Sales/Gas Station Country Club P P P L L L L L Sec 9.3.2  Day Care, Child or Adult Dry Cleaner Farmer's Market I L Sec 9.3.4  Film and Sound Production Funeral Home Gaming Glass Installation Health Club Heavy Equipment Sales/Rental and Service Hotel/Motel Kennel C C C C C C C C C C C C C C C C C C C	Recreation, Indoor											
Recreation, Outdoor Contractor's Yard Convenience Store Convenience Store With Gasoline Sales/Gas Station Country Club PPPPLLLLLLSSec 9.3.2  Day Care, Child or Adult Crace Farmer's Market Film and Sound Production Funeral Home Gaming Glass Installation Health Club Heavy Equipment Sales/Rental and Service Hotel/Motel Kennel Crace	Commercial	C/N41	C/N41		C/N41							Soc 0 4 3
Convenience Store Convenience Store with Gasoline Sales/Gas Station  Country Club P P P L L L L Sec 9.3.2  Day Care, Child or Adult Dry Cleaner Farmer's Market I Film and Sound Production Funeral Home Gaming Glass Installation Health Club Heavy Equipment Sales/Rental and Service  Kennel C C C C C C C C C C C C C C C C C C C	Recreation, Outdoor	C/IVI-	C/IVI-		C/IVI-							Sec 9.4.2
Convenience Store with Gasoline Sales/Gas Station  Country Club P P P L L L L L Sec 9.3.2  Day Care, Child or Adult  Dry Cleaner  Farmer's Market  Film and Sound  Production  Funeral Home  Gaming  Glass Installation  Health Club  Heavy Equipment  Sales/Rental and Service  Hotel/Motel  Kennel  C C C C C C C C C C C C C C C C C C C	Contractor's Yard											
with Gasoline         Sales/Gas Station         P         P         L         L         L         L         L         L         L         L         L         L         L         L         L         L         Sec 9.3.2         Day Care, Child or Adult         C         C         C         C         C         C         C         C         Sec 9.3.2         Day Care, Child or Adult         C         C         C         C         Sec 9.3.2         Day Care, Child or Adult         C         C         C         C         C         Sec 9.4.3         Day Care, Child or Adult         C         C         C         C         C         C         Sec 9.4.3         Day Care, Child or Adult         Day Care, Care Care, Child or Adult         Day Care, Care	Convenience Store											
Sales/Gas Station         P         P         P         L         L         L         L         L         L         Sec 9.3.2         Day Care, Child or Adult         C         C         C         C         C         C         C         C         C         C         C         C         C         C         C         C         Sec 9.3.2         Day Care, Child or Adult	Convenience Store											
Country Club	with Gasoline											
Day Care, Child or Adult Dry Cleaner Farmer's Market Film and Sound Production Funeral Home Gaming Glass Installation Heath Club Heavy Equipment Sales/Rental and Service Hotel/Motel Kennel C C C C Laboratory Laundromat Lawn Maintenance Facility Live/Work Manufactured Home Park Microbrewery/ Microdistillery Motor Vehicile Sales/Rental  C C C C C C C C C C C C C C C C C C C	Sales/Gas Station											
Child or Adult Dry Cleaner Farmer's Market Film and Sound Production Funeral Home Gaming Glass Installation Health Club Heavy Equipment Sales/Rental and Service Hotel/Motel Kennel C C C C Laboratory Laundromat Lawn Maintenance Facility Live/Work Manufactured Home Park Microbrewery/ Microdistillery Motor Vehicile Sales/Rental  C C C C C C C C C C C C C C C C C C C	Country Club	Р	Р	L	L	L	L					Sec 9.3.2
Child or Adult Dry Cleaner Farmer's Market L L Sec 9.3.4  Film and Sound Production Funeral Home Gaming Glass Installation Health Club Heavy Equipment Sales/Rental and Service Hotel/Motel Kennel C C C C C Laboratory Laundromat Lawn Maintenance Facility Live/Work Manufactured Home Park Microbrewery/ Microdistillery Motor Vehicle Sales/Rental  Seles/Rental  Microbrewery/ Microdicalilery Motor Vehicle Sales/Rental  Seles/Rental	Day Care,			_	_	_	_	_				60.42
Farmer's Market Film and Sound Production Funeral Home Gaming Glass Installation Health Club Heavy Equipment Sales/Rental and Service Hotel/Motel Kennel C C C C C C C Laboratory Laundromat Laundromat Lawn Maintenance Facility Live/Work Manufactured Home Park Microbrewery/ Microdistillery Motor Vehicle Sales/Rental Motor Vehicle Sales/Rental Sec 9.3.4  Sec 9.3.4	Child or Adult			C	C	C	C	(				Sec 9.4.3
Farmer's Market Film and Sound Production Funeral Home Gaming Glass Installation Health Club Heavy Equipment Sales/Rental and Service Hotel/Motel Kennel C C C C C C C Laboratory Laundromat Laundromat Lawn Maintenance Facility Live/Work Manufactured Home Park Microbrewery/ Microdistillery Motor Vehicle Sales/Rental Motor Vehicle Sales/Rental Sec 9.3.4  Sec 9.3.4	Dry Cleaner											
Production	-				L							Sec 9.3.4
Funeral Home Gaming Glass Installation Health Club Heavy Equipment Sales/Rental and Service Hotel/Motel Kennel C C C C C Laboratory Laundromat Lawn Maintenance Facility Live/Work Manufactured Home Park Microbrewery/ Microdistillery Motor Vehicle Sales/Rental	Film and Sound											
Gaming Glass Installation Health Club Heavy Equipment Sales/Rental and Service Hotel/Motel Kennel C C C C C Laboratory Laundromat Lawn Maintenance Facility Live/Work Manufactured Home Park Microbrewery/ Microdistillery Motor Vehicle Sales/Rental	Production											
Glass Installation Health Club Heavy Equipment Sales/Rental and Service Hotel/Motel Kennel C C C C C Laboratory Laundromat Lawn Maintenance Facility Live/Work Manufactured Home Park Microbrewery/ Microdistillery Motor Vehicle Sales/Rental	Funeral Home											
Glass Installation Health Club Heavy Equipment Sales/Rental and Service Hotel/Motel Kennel C C C C C Laboratory Laundromat Lawn Maintenance Facility Live/Work Manufactured Home Park Microbrewery/ Microdistillery Motor Vehicle Sales/Rental	Gaming											
Heavy Equipment Sales/Rental and Service Hotel/Motel Kennel C C C C Laboratory Laundromat Lawn Maintenance Facility Live/Work Manufactured Home Park Microbrewery/ Microdistillery Motor Vehicle Sales/Rental												
Sales/Rental and Service  Hotel/Motel  Kennel C C C C C  Laboratory  Laundromat  Lawn Maintenance Facility  Live/Work  Manufactured Home Park  Microbrewery/ Microdistillery  Motor Vehicle Repair  Motor Vehicle Sales/Rental	Health Club											
Sales/Rental and Service  Hotel/Motel  Kennel C C C C C  Laboratory  Laundromat  Lawn Maintenance Facility  Live/Work  Manufactured Home Park  Microbrewery/ Microdistillery  Motor Vehicle Repair  Motor Vehicle Sales/Rental	Heavy Equipment											
Service   </td <td></td>												
Kennel C C C C C C C C C C C C C C C C C C C	1											
Kennel C C C C C C C C C C C C C C C C C C C	Hotel/Motel											
Laboratory Laundromat Lawn Maintenance Facility Live/Work Manufactured Home Park Microbrewery/ Microdistillery Motor Vehicle Sales/Rental		С	С		С							
Laundromat Lawn Maintenance Facility Live/Work Manufactured Home Park Microbrewery/ Microdistillery Motor Vehicle Repair Motor Vehicle Sales/Rental												
Lawn Maintenance Facility Live/Work Manufactured Home Park Microbrewery/ Microdistillery Motor Vehicle Repair Motor Vehicle Sales/Rental												
Facility Live/Work  Manufactured Home Park  Microbrewery/ Microdistillery  Motor Vehicle Repair  Motor Vehicle Sales/Rental												
Live/Work  Manufactured Home Park  Microbrewery/ Microdistillery  Motor Vehicle Repair  Motor Vehicle Sales/Rental												
Manufactured Home Park  Microbrewery/ Microdistillery  Motor Vehicle Repair Motor Vehicle Sales/Rental	-											
Park Microbrewery/ Microdistillery Motor Vehicle Repair Motor Vehicle Sales/Rental												
Microbrewery/ Microdistillery  Motor Vehicle Repair  Motor Vehicle Sales/Rental								1			1	
Microdistillery  Motor Vehicle Repair  Motor Vehicle Sales/Rental												
Motor Vehicle Repair Motor Vehicle Sales/Rental	-											
Motor Vehicle Sales/Rental Sale												
Sales/Rental								<u> </u>			<u> </u>	
								1			1	
	Office/Warehouse							<u> </u>			<u> </u>	

Table 9.A
Principal Uses Allowed in Predominately Single Family Residential Zoning Districts

Principa											
Uses	RE/A3	RE/A1	A1	R	A2	A2.7	A2.9	A2.1	A2.6	A2.5	Notes
Parking Facility											
Passenger Terminal											
Personal Service											
Establishment											
Plant Nursery											
Reception Hall				C/M <sup>1</sup>							
Recreational Vehicle				С							Sec 4.2.4
Park				J							Sec 4.2.4
Research and											
Development Facility											
Restaurant (with											
alcohol)											
Restaurant (without											
alcohol)											
Retail Sales											
Self Storage											
Shooting Range,				С							
Indoor				Ü							
Shooting Range,											
Outdoor/Skeet				С							
Shooting Range											
Small Equipment											
Repair											
Snowball Stand				С							Sec 9.4.7
Stadium											
Theater (with alcohol)											
Theater (without											
alcohol)											
Trade or Business											
School											
Warehouse Uses (none	allowed)										
Industrial Uses (none all	lowed)										
Miscellaneous Uses											
Airport											
Billboard											
Sand and Gravel											S = = 0.4.C
Mining				М							Sec 9.4.6
1 8 4		1.11	· ·	4.0.0							

 $<sup>^{\,1}\,</sup>$  Major conditional use permit and license from ABC required in order to serve alcohol.

# Section 9.2.3 Principal Uses in Primarily Multifamily Residential Districts

The principal uses allowed in multifamily residential zoning districts are identified in Table 9.B, Principal Uses in Predominantly Multifamily Zoning Districts.

Table 9.B
Principal Uses Allowed in Predominately Multi-Family Zoning Districts

·					amily Zoning Districts
Uses	A3.1	A3.2	A3.3	A4	Notes
Agricultural Uses (none allowed)					
Residential Uses					
Single Family Detached	Р	P	Р	Р	
Boarding/Lodging House	P	P	Р	Р	
Congregate Care Facility	Р	P	Р	Р	
Fraternity/Sorority House	P P	P	P	Р	
Group Home	Р	Р	Р	Р	
Home Occupation					
Manufactured Home	D.	D.	Р	D.	
Multifamily	Р	Р		Р	Cide word as wined an authorized at
Semi-Detached	L	L	L	L	Side yard required on only one side
Short-Term Rental	L	L	L	L	<ul><li>Permit Required</li><li>Total Occupancy (2 per br) + 2</li></ul>
Short-Term Rental, Non Owner Occupied	L	L	L	L	Sec 9.3.7
Local Historic District (LHD)	_	_	-		300 3.3.7
Townhome					
Two-Family	Р	Р	Р	Р	
Zero Lot Line					
Public/Institutional Uses	ı	T	П		
					Not within recognized residential
Cemetery/ Columbarium/Mausoleum	С	С	С	С	subdivision
Convention Center					On a street on the Major Street Plan
	Р	Р	Р	Р	
Educational Institution	P	P	P	P	
Fraternal Organization	P	P	P	P	
Governmental Facility	Р	Р	Р	Р	
Hospital				-	
Museum Park	Р	Р	Р	C P	
Philanthropic Organization	P	P	P	P	
Religious Institution	P	P	P	P	
Utility Facility	P	P	P	P	
Wireless Comm. Tower	C	C	C	C	Sec 14.2
Office Uses (none allowed)					Sec 14.2
Commercial Uses					
Adult Entertainment					
Art Gallery					
Art Studio					
Bar or Lounge					
Bed and Breakfast	L	L	L	L	Sec 9.3.1
Building Material Sales	L	<u> </u>	L	L L	Jec 3.3.1
Cabinet Making/Millwork				1	
Car Wash				-	
Commercial Recreation, Indoor				-	
Commercial Recreation, Indoor Commercial Recreation, Outdoor				-	
Contractor's Yard				-	
Convenience Store					
Convenience Store					

Table 9.B
Principal Uses Allowed in Predominately Multi-Family Zoning Districts

·					amily Zoning Districts		
Uses	A3.1	A3.2	A3.3	A4	Notes		
Convenience Store with Gasoline Sales/							
Gas Station							
Country Club							
Day Care, Child or Adult	Р	Р	Р	Р			
Dry Cleaner							
Farmer's Market							
Film and Sound Production							
Funeral Home							
Gaming							
Glass Installation							
Health Club							
Heavy Equipment Sales/Rental and							
Service							
Hotel/Motel							
Kennel							
Laboratory							
Laundromat							
Lawn Maintenance Facility							
Live/Work							
Manufactured Home Park							
Microbrewery/Microdistillery							
Motor Vehicle Repair							
Motor Vehicle Sales/Rental							
Office/Warehouse							
Parking Facility							
Passenger Terminal							
Personal Service Establishment							
Plant Nursery							
Reception Hall							
Recreational Vehicle Park							
Research and Development Facility							
Restaurant (with alcohol)							
Restaurant (without alcohol)							
Retail Sales							
Self Storage							
Shooting Range, Indoor							
Shooting Range, Outdoor/Skeet Shooting							
Range							
Small Equipment Repair							
Snowball Stand							
Stadium							
Theater (with alcohol)							
Theater (without alcohol)							
Trade/Business School							
Warehouse Uses (none allowed)				<u> </u>			
Industrial Uses (none allowed)							
Miscellaneous Uses (none allowed)							
imiscellaneous oses (none unoweu)							

# Section 9.2.4 Principal Uses in Neighborhood Districts

### A. Uses

The principal uses allowed in neighborhood zoning districts are identified in Table 9.C, Principal Uses Allowed in Neighborhood Zoning Districts.

## B. Building Size

A conditional use permit shall be required for any building greater than 2,500 square feet with no building permitted to exceed a maximum area of 5,000 square feet.

### C. Drive Thru facilities

No drive thru facilities may be permitted.

Table 9.C
Principal Uses Allowed in Neighborhood Zoning Districts

Principal Uses Allowed in Neighborhood Zoning Districts									
Uses	NO	NC	NC-AB	Notes					
Agricultural Uses (none allowed)									
Residential Uses									
Single Family Detached	Р	Р							
Boarding/Lodging House									
Congregate Care Facility									
Fraternity/Sorority House									
Group Home	L	L		Requires Reasonable Accommodation					
Home Occupation									
Manufactured Home									
Multifamily									
Semi-Detached									
Townhome									
Two-Family									
Zero Lot Line									
Public/Institutional Uses									
Cemetery/Columbarium/Mausoleum									
Convention Center									
Educational Institution	Р	Р	Р						
Fraternal Organization		Р	Р						
Governmental Facility	Р	Р	Р						
Hospital									
Museum									
Park	Р	Р	Р						
Philanthropic Organization	Р	Р	Р						
Religious Institution	Р	Р	Р						
Utility Facility	Р	Р	Р						
Wireless Comm. Tower									
Office Uses									
Bank	Р	Р	Р						
Medical Office or Clinic	Р	Р	Р						
Office	Р	Р	Р						
Veterinary Office/Animal Hospital	С	С	С	No outdoor pens or runs					
Commercial Uses									
Adult Entertainment									

Table 9.C
Principal Uses Allowed in Neighborhood Zoning Districts

Art Gallery P P P P P P Art Studio L P P P P P No outdoor storage or work  Bed and Breakfast Building Material Sales Cabinet Making/Millwork Car Wash Commercial Recreation, Indoor Commercial Recreation, Outdoor Contractor's Yard Convenience Store with Gasoline Sales Country Club Day Care, Child or Adult C C P P P P Day Care, Child or Adult C C P P P P Day Care, Child or Adult C C P P P P Day Care, Child or Adult C C P P P P Day Care, Child or Adult C C P P P P Day Care, Child or Adult C C P P P P Day Care, Child or Adult C C P P P P Day Care, Child or Adult C C P P P P Day Care, Child or Adult C C P P P P P Day Care, Child or Adult C C P P P P P Day Care, Child or Adult C C P P P P P P Day Care, Child or Adult C C P P P P P P P P P P P P P P P P P P	Principal Uses A	1			
Art Studio L L P P P • No outdoor storage or work  Bar or Lounge Bed and Breakfast Building Material Sales Cabiner Making/Millwork Car Wash Commercial Recreation, Indoor Commercial Recreation, Outdoor Contractor's Yard Convenience Store Convenience Store Convenience Store With Gasoline Sales Country Club Day Care, Child or Adult Dry Cleaner Country Club Day Care, Child or Adult Dry Cleaner Cound Film and Sound Production Film and Sound Production Film and Sound Production Film and Sound Production P P P P P P P P P P P P P P P P P P P	Uses	NO	NC	NC-AB	Notes
Bar or Lounge Bed and Breakfast Building Material Sales Cabinet Making/Millwork Car Wash Commercial Recreation, Indoor Commercial Recreation, Outdoor Contractor's Yard Convenience Store with Gasoline Sales  L L L Four fueling stations maximum No car wash facilities  Country Club Day Care, Child or Adult Day Care, Child o		Р	P	P	
Bed and Breakfast Building Material Sales Cari Wash Car Wash Commercial Recreation, Indoor Commercial Recreation, Outdoor Contractor's Yard Convenience Store PPPP Convenience Store with Gasoline Sales LLL PPPPPPPPPPPPPPPPPPPPPPPPPPPPPPPPPP	Art Studio	L	Р	Р	No outdoor storage or work
Building Material Sales Cabinet Making/Millwork Car Wash Commercial Recreation, Indoor Commercial Recreation, Outdoor Contractor's Yard Convenience Store Convenience Store with Gasoline Sales Country Club Day Care, Child or Adult C P P P Dry Cleaner Convenience Store L L L Pick-up/drop-off only Farmer's Market Film and Sound Production P P P Funeral Home Gaming Glass Installation Health Club Heavy Equipment Sales/Rental and Service Hote/Motel Kennel Laboratory Laundromat Lawn Maintenance Facility Live/Work L P P Nonresidential use must be allowed in district Manufactured Home Park Microbrewery/Microdistillery Motor Vehicle Sales/Rental Office/Warehouse Parking Facility P P P Plant Nursery L L P P P P P P P P P P P P P P P P P P	Bar or Lounge				
Cabinet Making/Millwork Car Wash Car Wash Commercial Recreation, Indoor Commercial Recreation, Outdoor Contractor's Yard Convenience Store PPPP Convenience Store with Gasoline Sales Cuntry Club Day Care, Child or Adult Parmer's Market Film and Sound Production Farmer's Market Film and Sound Production Farmer Home Garning Glass Installation Heath Club Heaty Equipment Sales/Rental and Service Hottel/Motel Kennel Laboratory Laundromat Lawn Maintenance Facility Live/Work L P Manufactured Home Park Microbrewery/Microdistillery Motor Vehicle Repair Motor Vehicle Repair Motor Vehicle Sales/Rental Office/Warehouse Parking Facility P P P Plant Nursery Plant Nursery Passenger Terminal Personal Service Establishment PP Inat Nursery Reception Hall Recreational Vehicle Park Research and Development Facility Restaurant (with alcohol) P P P Retail Sales El Storage P P P Retail Sales	Bed and Breakfast				
Car Wash Commercial Recreation, Outdoor Contractor's Yard Convenience Store Convenience Store with Gasoline Sales Country Club Day Care, Child or Adult Dry Cleaner Film and Sound Production Film and Sound Production Film and Sound Production Film and Sound Production Funeral Home Gaming Glass Installation Health Club Heavy Equipment Sales/Rental and Service Hotel/Motel Kennel Laboratory Laundromat Lawn Maintenance Facility Live/Work Manufactured Home Park Microbrewery/Microdistillery Motor Vehicle Sales/Rental Office/Warehouse Parking Facility P P P Plant Nursery La P P P Plant Nursery La P P P P Plant Nursery La P P P P P P P P P P P P P P P P P P P	Building Material Sales				
Commercial Recreation, Indoor Commercial Recreation, Outdoor Contractor's Yard Convenience Store Convenience Store Convenience Store with Gasoline Sales Country Club Day Care, Child or Adult Day Care, Child or Adult Day Care, Child or Adult C C Convenience Country Club Day Care, Child or Adult Day Care, Child or Adult C C C C C C C C C C C C C C C C C C C	Cabinet Making/Millwork				
Commercial Recreation, Outdoor Contractor's Yard Convenience Store PPPP Convenience Store with Gasoline Sales LLLL Four fueling stations maximum No care wash facilities  Country Club Day Care, Child or Adult Dry Cleaner LLLL Pick-up/drop-off only Farmer's Market Film and Sound Production PPPP Funeral Home Gaming Glass Installation Health Club PPPP Heavy Equipment Sales/Rental and Service Hotel/Motel Kennel Laboratory Laundromat PPPP Lawn Maintenance Facility Live/Work LPPP Maintactured Home Park Motor Vehicle Repair Motor Vehicle Repair Motor Vehicle Repair Motor Vehicle Sales/Rental PPPP Passenger Terminal Personal Service Establishment PPPP PRIVED PPPP PRIVED PPPPP PRIVED PPPPPPPPPPPPPPPPPPPPPPPPPPPPPPPPPPPP	Car Wash				
Contractor's Yard Convenience Store Convenience Store Convenience Store P P Convenience Store with Gasoline Sales L L P Convenience Store with Gasoline Sales L L P Convenience Store with Gasoline Sales L L P Country Club Day Care, Child or Adult C P P P Dry Cleaner L L L P Pick-up/drop-off only Farmer's Market Film and Sound Production P P P Funeral Home Gaming Glass Installation Health Club Health Club Heathy Equipment Sales/Rental and Service Hotel/Motel Kennel Laboratory Lawn Maintenance Facility Live/Work L P P Lawn Maintenance Facility Live/Work L P P P P P P Passenger Terminal Personal Service Stablishment P P P P Passenger Terminal Personal Service Stablishment P P Plant Nursery Reception Hall Recreational Vehicle Park Research and Development Facility Restaurant (with alcohol) P P P Restall Sales Self Storage Facility P P Restall Sales Self Storage	Commercial Recreation, Indoor				
Convenience Store  Convenience Store with Gasoline Sales  L L L Security Club Day Care, Child or Adult Day Care, Child or Adult Day Care, Child or Adult C Farmer's Market Film and Sound Production Funeral Home Gaming Glass Installation Health Club Heavy Equipment Sales/Rental and Service Hotel/Motel Kennel Laboratory Laundromat Lawn Maintenance Facility Live/Work L Wanufactured Home Park Microbrewery/Microdistillery Motor Vehicle Repair Motor Vehicle Repair Motor Vehicle Sales/Rental Office/Warehouse Parking Facility P Passenger Terminal Personal Service Establishment Pick In	Commercial Recreation, Outdoor				
Convenience Store with Gasoline Sales  Country Club  Day Care, Child or Adult  Dry Cleaner  L  L  L  Pick-up/drop-off only  Farmer's Market  Film and Sound Production  P Fueral Home  Gaming  Glass Installation  Health Club  Heavy Equipment Sales/Rental and Service  Hotel/Motel  Kennel  Laboratory  Laundromat  Lawn Maintenance Facility  Live/Work  Manufactured Home Park  Microbrewery/Microdistillery  Motor Vehicle Sales/Rental  Office/Warehouse  Parking Facility  P Passenger Terminal  Personal Service Establishment  P Pant Nursery  Lave Research and Development Facility  Restaurant (with alcohol)  Restaurant (with foot alcohol)  P P Retail Sales  Self Storage  P P P P P P P P P P P P P P P P P P	Contractor's Yard				
Country Club Day Care, Child or Adult C C P P P Dry Cleaner C L L L Pick-up/drop-off only  Farmer's Market C Film and Sound Production Funeral Home Gaming Glass Installation Health Club P Heavy Equipment Sales/Rental and Service Hotel/Motel Laboratory Laundromat Lawn Maintenace Facility Live/Work L Work Microbrewery/Microdistillery Motor Vehicle Repair Motor Vehicle Sales/Rental Motor Vehicle Sal	Convenience Store		Р	Р	
Day Care, Child or Adult Dry Cleaner  C P P Dry Cleaner  L L L • Pick-up/drop-off only  Farmer's Market  Film and Sound Production P P P Funeral Home Gaming Glass Installation Health Club P P P Heavy Equipment Sales/Rental and Service Hotel/Motel Kennel Laboratory Laundromat Lawn Maintenance Facility Live/Work L P Manufactured Home Park Microbrewery/Microdistillery Motor Vehicle Repair Motor Vehicle Repair Motor Vehicle Sales/Rental Office/Warehouse Parking Facility P P Passenger Terminal Personal Service Establishment P P Plant Nursery Reception Hall Recreational Vehicle Park Resaurant (with alcohol) Restaurant (with alcohol) P P P Retail Sales Self Storage  L L D P P P P P P P P P P P P P P P P P P P	Convenience Store with Gasoline Sales		L	L	
Dry Cleaner Farmer's Market Film and Sound Production P Funeral Home Gaming Glass Installation Health Club Heavy Equipment Sales/Rental and Service Hotel/Motel Kennel Laboratory Laundromat Lawn Maintenance Facility Live/Work L Wicrobrewery/Microdistillery Motor Vehicle Sales/Rental Office/Warehouse Parking Facility P P P P P P P P P P P P P P P P P P P	Country Club				
Dry Cleaner Farmer's Market Film and Sound Production P Funeral Home Gaming Glass Installation Health Club Heavy Equipment Sales/Rental and Service Hotel/Motel Kennel Laboratory Laundromat Lawn Maintenance Facility Live/Work L Wicrobrewery/Microdistillery Motor Vehicle Sales/Rental Office/Warehouse Parking Facility P P P P P P P P P P P P P P P P P P P	-	С	Р	Р	
Farmer's Market Film and Sound Production P Funeral Home Gaming Glass Installation Health Club Heavy Equipment Sales/Rental and Service Hotel/Motel Kennel Laboratory Laundromat Lawn Maintenance Facility Live/Work L F Manufactured Home Park Microbrewery/Microdistillery Motor Vehicle Repair Motor Vehicle Sales/Rental Office/Warehouse P P P P P P P P P P P P P P P P P P P			L	L	Pick-up/drop-off only
Funeral Home Gaming Glass Installation Health Club PPPP Heavy Equipment Sales/Rental and Service Hotel/Motel Kennel Laboratory Laundromat Laundromat Live/Work L L PP Nonresidential use must be allowed in district Microbrewery/Microdistillery Motor Vehicle Repair Motor Vehicle Sales/Rental Office/Warehouse PP Passenger Terminal Personal Service Establishment PP Plant Nursery L P Nonresidential use must be allowed in district  ### PP PA	Farmer's Market				, , , ,
Gaming Glass Installation Health Club PPPP Heavy Equipment Sales/Rental and Service Hotel/Motel Kennel Laboratory Laundromat Lawn Maintenance Facility Live/Work L PP Nonresidential use must be allowed in district Manufactured Home Park Microbrewery/Microdistillery Motor Vehicle Repair Motor Vehicle Sales/Rental Office/Warehouse Parking Facility PP PP Passenger Terminal Personal Service Establishment PP Plant Nursery L Research and Development Facility Restaurant (with alcohol) Restaurant (with out alcohol) Restaurant (without alcohol) PP Restaurant (without alcohol) PP PP Self Storage	Film and Sound Production	Р	Р		
Glass Installation Health Club Heavy Equipment Sales/Rental and Service Hotel/Motel Kennel Laboratory Laundromat Lawn Maintenance Facility Live/Work L Manufactured Home Park Microbrewery/Microdistillery Motor Vehicle Repair Motor Vehicle Sales/Rental Office/Warehouse Parking Facility P P P P P P P P P P P P P P P P P P P	Funeral Home				
Glass Installation Health Club Heavy Equipment Sales/Rental and Service Hotel/Motel Kennel Laboratory Laundromat Lawn Maintenance Facility Live/Work L Manufactured Home Park Microbrewery/Microdistillery Motor Vehicle Repair Motor Vehicle Sales/Rental Office/Warehouse Parking Facility P P P P P P P P P P P P P P P P P P P	Gaming				
Heavy Equipment Sales/Rental and Service Hotel/Motel Kennel Laboratory Laundromat Lawn Maintenance Facility Live/Work Live/Wor					
Hotel/Motel  Kennel  Laboratory  Laundromat  Lawn Maintenance Facility  Live/Work  Manufactured Home Park  Microbrewery/Microdistillery  Motor Vehicle Repair  Motor Vehicle Sales/Rental  Office/Warehouse  Parking Facility  Passenger Terminal  Personal Service Establishment  P Plant Nursery  L  10,000 sq ft outside sales area max  Reception Hall  Recreational Vehicle Park  Research and Development Facility  Restaurant (with alcohol)  Restaurant (without alcohol)  P Retail Sales  P P P Self Storage	Health Club		Р	Р	
Hotel/Motel  Kennel  Laboratory  Laundromat  Lawn Maintenance Facility  Live/Work  Manufactured Home Park  Microbrewery/Microdistillery  Motor Vehicle Repair  Motor Vehicle Sales/Rental  Office/Warehouse  Parking Facility  Passenger Terminal  Personal Service Establishment  P Plant Nursery  L  10,000 sq ft outside sales area max  Reception Hall  Recreational Vehicle Park  Research and Development Facility  Restaurant (with alcohol)  Restaurant (without alcohol)  P Retail Sales  P P P Self Storage	Heavy Equipment Sales/Rental and Service				
Kennel Laboratory Laundromat Lawn Maintenance Facility Live/Work L P O Nonresidential use must be allowed in district  Manufactured Home Park Microbrewery/Microdistillery Motor Vehicle Repair Motor Vehicle Sales/Rental Office/Warehouse Parking Facility P P Passenger Terminal Personal Service Establishment P Plant Nursery L D O D D D D D D D D D D D D D D D D D					
Laboratory Laundromat Lawn Maintenance Facility Live/Work L P Manufactured Home Park Microbrewery/Microdistillery Motor Vehicle Repair Motor Vehicle Sales/Rental Office/Warehouse Parking Facility P P Passenger Terminal Personal Service Establishment P Plant Nursery L D Reception Hall Recreational Vehicle Park Research and Development Facility Restaurant (without alcohol) Restaurant (without alcohol) P Retail Sales Self Storage  Nonresidential use must be allowed in district   • Nonresidential use must be allowed in district  • Nonresidentia	•				
Laundromat P P	Laboratory				
Lawn Maintenance Facility  Live/Work  L P  Nonresidential use must be allowed in district  Manufactured Home Park  Microbrewery/Microdistillery  Motor Vehicle Repair  Motor Vehicle Sales/Rental  Office/Warehouse  Parking Facility  P P  Passenger Terminal  Personal Service Establishment  Plant Nursery  Reception Hall  Recreational Vehicle Park  Research and Development Facility  Restaurant (with alcohol)  P P  Restaurant (without alcohol)  P P  Retail Sales  P P  Self Storage	-		Р		
Live/Work  L P Nonresidential use must be allowed in district  Manufactured Home Park  Microbrewery/Microdistillery  Motor Vehicle Repair  Motor Vehicle Sales/Rental  Office/Warehouse  Parking Facility  P P P  Passenger Terminal  Personal Service Establishment  Plant Nursery  L • 10,000 sq ft outside sales area max  Reception Hall  Recreational Vehicle Park  Research and Development Facility  Restaurant (with alcohol)  Restaurant (without alcohol)  P P  Retail Sales  P P P					
Microbrewery/Microdistillery  Motor Vehicle Repair  Motor Vehicle Sales/Rental  Office/Warehouse  Parking Facility  P P P P P Passenger Terminal  Personal Service Establishment  P Plant Nursery  L Plant Nursery  Reception Hall  Recreational Vehicle Park  Research and Development Facility  Restaurant (with alcohol)  Restaurant (without alcohol)  P Retail Sales  P P  Self Storage		L	Р		
Microbrewery/Microdistillery  Motor Vehicle Repair  Motor Vehicle Sales/Rental  Office/Warehouse  Parking Facility  P P P P P Passenger Terminal  Personal Service Establishment  P Plant Nursery  L Plant Nursery  Reception Hall  Recreational Vehicle Park  Research and Development Facility  Restaurant (with alcohol)  Restaurant (without alcohol)  P Retail Sales  P P  Self Storage	Manufactured Home Park				
Motor Vehicle Repair  Motor Vehicle Sales/Rental  Office/Warehouse  Parking Facility  P P P P P P P P P P P P P P P P P P	Microbrewery/Microdistillery				
Motor Vehicle Sales/Rental  Office/Warehouse Parking Facility P P Passenger Terminal Personal Service Establishment Plant Nursery L Reception Hall Recreational Vehicle Park Research and Development Facility Restaurant (with alcohol) Restaurant (without alcohol) P P Retail Sales P P Self Storage	·				
Office/Warehouse Parking Facility P P P Passenger Terminal Personal Service Establishment Plant Nursery L Reception Hall Recreational Vehicle Park Research and Development Facility Restaurant (with alcohol) Restaurant (without alcohol) P Retail Sales P P Self Storage					
Parking Facility Passenger Terminal Personal Service Establishment Plant Nursery L Plant Nursery L Reception Hall Recreational Vehicle Park Research and Development Facility Restaurant (with alcohol) P Restaurant (without alcohol) P Retail Sales P P P Self Storage	-				
Passenger Terminal Personal Service Establishment P Plant Nursery L Plant Nursery Reception Hall Recreational Vehicle Park Research and Development Facility Restaurant (with alcohol) P Restaurant (without alcohol) P Retail Sales P P Self Storage		Р	Р		
Personal Service Establishment Plant Nursery L • 10,000 sq ft outside sales area max Reception Hall Recreational Vehicle Park Research and Development Facility Restaurant (with alcohol) Restaurant (without alcohol) P Retail Sales P P Self Storage					
Plant Nursery Reception Hall Recreational Vehicle Park Research and Development Facility Restaurant (with alcohol) Restaurant (without alcohol) P Retail Sales P P Self Storage			Р		
Reception Hall Recreational Vehicle Park Research and Development Facility Restaurant (with alcohol) Restaurant (without alcohol) P Retail Sales P P Self Storage			<b>-</b>		• 10,000 sq ft outside sales area max
Recreational Vehicle Park Research and Development Facility Restaurant (with alcohol) Restaurant (without alcohol) P P Retail Sales P P Self Storage					, ,
Research and Development Facility Restaurant (with alcohol) Restaurant (without alcohol) P P Retail Sales P P Self Storage					
Restaurant (with alcohol)     P       Restaurant (without alcohol)     P     P       Retail Sales     P     P       Self Storage     O     O					
Restaurant (without alcohol)  Retail Sales  P P P Self Storage				Р	
Retail Sales P P Self Storage	,		Р		
Self Storage	,		<b></b>	+	
	Shooting Range, Indoor				

Table 9.C
Principal Uses Allowed in Neighborhood Zoning Districts

. Timelpai eses	, <del></del>			511116 5 15 th 16 to			
Uses	NO	NC	NC-AB	Notes			
Shooting Range, Outdoor/Skeet Shooting							
Range							
Small Equipment Repair		L	L	No outside storage or work			
Snowball Stand		Р	Р				
Stadium							
Theater (with alcohol)							
Theater (without alcohol)							
Trade/Business School							
Warehouse Uses (none allowed)							
Industrial Uses (none allowed)							
Miscellaneous Uses (none allowed)							

# Section 9.2.5 Principal Uses in Office Districts

## A. Uses

The principal uses allowed in office zoning districts are identified in Table 9.D, Principal Uses Allowed in Office Zoning Districts.

### B. Restrictions on Area

The total of commercial and residential uses on the site shall not exceed 50 percent of the total building area.

Table 9.D
Principal Uses Allowed in Office Zoning Districts

Finicipal Oses Anowed in Office Zonnig Districts								
GOL	GOH	Notes						
Agricultural Uses (none allowed)								
Р	Р							
L	L	Upper floors only						
Р	Р							
P/M <sup>1</sup>	P/M <sup>1</sup>							
Р	Р							
	P P/M¹	P P P P P P P P P P P P P P P P P P P						

Table 9.D
Principal Uses Allowed in Office Zoning Districts

Principal Uses A			
Uses	GOL	GOH	Notes
Hospital			
Museum			
Park	P	Р	
Philanthropic Organization	Р	Р	
Religious Institution	Р	Р	
Utility Facility	Р	P	
Wireless Comm. Tower			
Office Uses			
Bank	Р	Р	
Medical Office or Clinic	Р	Р	
Office	Р	Р	
Veterinary Office/Animal Hospital	L	L	No outdoor pens or runs
Commercial Uses			
Adult Entertainment			
Art Gallery	Р	Р	
Art Studio	L	L	No outdoor storage or work
Bar or Lounge			
Bed and Breakfast			
Building Material Sales			
Cabinet Making/Millwork			
Car Wash			
Commercial Recreation, Indoor			
Commercial Recreation, Outdoor			
Contractor's Yard			
Convenience Store	Р	Р	
Convenience Store with Gasoline Sales			
Country Club			
Day Care, Child or Adult	Р	Р	
Dry Cleaner	Р	Р	
Farmer's Market			
Film and Sound Production	Р	Р	
Funeral Home			
Gaming			
Glass Installation			
Health Club	Р	Р	
Heavy Equipment Sales/Rental and Service			
Hotel/Motel			
Kennel			
Laboratory	Р	Р	
Laundromat		<u> </u>	
Lawn Maintenance Facility			
Live/Work			
Manufactured Home Park			
Microbrewery/Microdistillery			
Motor Vehicle Repair		<u> </u>	
Motor Vehicle Sales/Rental			
Office/Warehouse			
Office, wateriouse			

Table 9.D
Principal Uses Allowed in Office Zoning Districts

Principal Oses Allowed in Office Zonling Districts									
Uses	GOL	GOH	Notes						
Parking Facility	Р	Р							
Passenger Terminal									
Personal Service Establishment	Р	Р							
Plant Nursery									
Reception Hall	C/M <sup>1</sup>	C/M <sup>1</sup>							
Recreational Vehicle Park									
Research and Development Facility	Р	Р							
Restaurant (with alcohol)	$M^1$	$M^1$							
Restaurant (without alcohol)	Р	Р							
Retail Sales	Р	Р							
Self Storage									
Shooting Range, Indoor									
Shooting Range, Outdoor/Skeet Shooting Range									
Small Equipment Repair									
Snowball Stand									
Stadium									
Theater (with alcohol)									
Theater (without alcohol)									
Trade/Business School		С							
Warehouse Uses (none allowed)	Warehouse Uses (none allowed)								
Industrial Uses (none allowed)	Industrial Uses (none allowed)								
Miscellaneous Uses (none allowed)									

<sup>&</sup>lt;sup>1</sup> Major conditional use permit and license from ABC required in order to serve alcohol.

## **Section 9.2.6** Principal Uses in Commercial Districts

The principal uses allowed in commercial zoning districts are identified in Table 9.E, Principal Uses Allowed in Commercial Zoning Districts.

	1 111101	pai Oscs	Allowca		iiici ciai	Zoming E	713111613			
Uses	LC1	LC2	LC3	HC1	HC2	<b>C5</b>	Notes			
Agricultural Uses (none al	Agricultural Uses (none allowed)									
Residential Uses										
Single Family Detached										
Boarding/Lodging House					Р	Р				
Congregate Care Facility	Р	Р	Р	Р	Р	Р				
Fraternity/Sorority House	Р	Р	Р	Р	Р					
Group Home	Р	Р	Р	Р	Р	Р				
Home Occupation										
Manufactured Home										
Multifamily	Р	Р	Р	Р	Р	Р				
Semi-Detached										
Short-Term Rental	L	L	L	L	L	L	Permit required     Total Occupancy (2 per br) + 2			
Townhome						Р				

						Zoning L	
Uses	LC1	LC2	LC3	HC1	HC2	<b>C</b> 5	Notes
Two-Family							
Zero Lot Line							
Public/Institutional Uses	,	T	ı		1		
Cemetery/Columbarium/ Mausoleum	L	L	Р	Р	Р	Р	On a street on the Major Street Plan
Convention Center						Р	
Educational Institution	Р	Р	Р	Р	Р	Р	
Fraternal Organization	P/M <sup>1</sup>	P/M¹	P/M <sup>1</sup>	P/M <sup>1</sup>	P/M <sup>1</sup>	Р	
Governmental Facility	P	P	P	P	P	Р	
Hospital				Р	Р		
Museum	Р	Р	Р	Р	Р	Р	
Park	Р	Р	Р	Р	Р	Р	
Philanthropic Organization	С	Р	Р	Р	Р	Р	
Religious Institution	Р	Р	Р	Р	Р	Р	
Utility Facility	P	P	P	P	P	P	
Wireless Comm. Tower	L	L	L	L	L	L	Sec 14.2
Office Uses			_	_			3601112
Bank	Р	Р	Р	Р	Р	Р	
Medical Office or Clinic	P	P	P	P	P	P	
Office	P	P	P	P	P	P	
Veterinary Office/Animal Hospital	L	L	L	P	Р	Р	No outdoor pens or runs
Commercial Uses	1		l	l	1		
Adult Entertainment							
Art Gallery	Р	Р	Р	Р	Р	Р	
Art Studio	L	L	L	L	P	P	No outdoor storage or work
Bar or Lounge	_		_		•	P	ing dataset sterage or trem
Bed and Breakfast	L	L	L	L	L	L	Sec 9.3.1
Building Material Sales		L	Р	Р	Р	Р	300 ft from any property used residentially     No outside storage
Cabinet Making/Millwork		С	С	Р	Р	Р	500 ft from any property used residentially     All work within enclosed structure
Car Wash				Р	Р		
Commercial Recreation, Indoor	Р	Р	Р	Р	Р	Р	
Commercial Recreation, Outdoor	Р	Р	Р	Р	Р		
Contractor's Yard			P/C	P/C	P/C		<ul> <li>Conditional use permit with conditions listed below required for outdoor storage</li> <li>No outdoor storage within the lesser of any front or corner side yards or 15 ft of any public right-of-way</li> <li>Requires equivalent of an L3 buffer to screen from streets of adjacent properties</li> </ul>

Principal Uses Allowed in Commercial Zoning Districts										
Uses	LC1	LC2	LC3	HC1	HC2	C5	Notes			
Convenience Store	Р	Р	Р	Р	Р	Р				
Convenience Store with										
Gasoline Sales/Gas	Р	Р	Р	Р	Р	Р				
Station										
Country Club	P/M <sup>1</sup>	Р								
Day Care, Child or Adult	Р	Р	Р	Р	Р	Р				
Dry Cleaner	L	L	L	Р	Р	Р	Sec 9.3.7			
Farmer's Market	Р	Р	Р	Р	Р	Р				
Film and Sound	-	-	_	-	-	_				
Production	Р	Р	Р	Р	Р	Р				
Funeral Home	Р	Р	Р	Р	Р	Р				
Gaming										
Glass Installation	Р	Р	Р	Р	Р					
Health Club	Р	Р	Р	Р	Р	Р				
	<u> </u>			<u> </u>	<u> </u>		• 500 ft from any property used			
Heavy Equipment Sales/					_		residentially			
Rental and Service			С	Р	Р		6 ft wooden fence around all outside			
							storage areas			
Hotel/Motel			Р	Р	Р	Р				
Kennel	С	С	Р	Р	Р					
Laboratory			Р	Р	Р					
Laundromat	Р	Р	Р	Р	Р					
Lawn Maintenance				_	_					
Facility				Р	Р					
Live/Work	Р	Р	Р	Р	Р	Р				
Manufactured Home				_	_					
Park				L	L		Sec. 4.2.3			
Microbrewery/										
Microdistillery				Р	Р	Р				
			_	_	_	_	300 ft from any property used			
Motor Vehicle Repair			L	Р	Р	Р	residentially			
				_	_	_	300 ft from any property used			
Motor Vehicle			L	Р	Р	Р	residentially			
Sales/Rental							500 ft from any property used			
Sales/ Nerital	С	С					residentially			
							No repair/service facilities			
Office/Warehouse	1	Р	Р	Р	Р	1				
Parking Facility	Р	Р	Р	Р	Р	С				
Passenger Terminal					ļ	Р				
Personal Service	Р	P	Р	Р	Р	Р				
Establishment	<u>'</u>	'	<u>'</u>	_ '		_ '				
Plant Nursery	Р	Р	Р	Р						
Reception Hall	P/M <sup>1</sup>	Р								
Recreational Vehicle			1				Soc 4.2.4			
Park			L	L	L		Sec.4.2.4			
Research and	-	-			-	,				
Development Facility	Р	Р	Р	Р	Р	Р				
Restaurant (with alcohol)			1			Р				

	Princip	oal Uses	Zoning Districts				
Uses	LC1	LC2	LC3	HC1	HC2	<b>C5</b>	Notes
Restaurant (without	Р	Р	Р	Р	Р	Р	
alcohol)	Р	P	P	1	P	P	
Retail Sales	Р	Р	Р	Р	Р	Р	
Self Storage		Р	Р	Р	Р	Р	
Shooting Range, Indoor				Р	Р	Р	
Shooting Range,							
Outdoor/Skeet Shooting							
Range							
Small Equipment Repair	Р	Р	Р	Р	Р	Р	
Snowball Stand	Р	Р	Р	Р	Р	Р	
Stadium			Р	Р	Р	Р	
Theater (with alcohol)			М	М	М	Р	
Theater (without			Р	Р	Р	Р	
alcohol)			Г	Г	Г	Г	
Trade/Business School	С	С	С	Р	Р		500 ft from any property used residentially
Warehouse Uses							
Cold Storage							
Freight Terminal							
Outdoor Storage				L	L		<ul> <li>No outdoor storage within the lesser of any front or corner side yards or 15 ft of any public right-of-way</li> <li>Requires equivalent of an L3 buffer to screen from streets and adjacent properties</li> </ul>
Petroleum Terminal							
Truck Terminal							
Vehicle Storage, Wrecked							
Warehouse							
Wholesale Sales							
Industrial Uses							
Assembly, Furniture and Electronics				Р	Р		
Assembly, Manufactured							
Parts							
Concrete							
Batching/Mixing							
Food Processing				Р	Р		
Foundry							
Junk Yard							
Well Drilling Services							
Miscellaneous Uses							
Airport							
Billboard	Р	Р	Р	Р	Р		
Sand and Gravel Mining							

<sup>&</sup>lt;sup>1</sup> Major conditional use permit and license from ABC required in order to serve alcohol.

# **Section 9.2.7 Principal Uses in Warehouse Districts**

The principal uses allowed in warehouse zoning districts are identified in Table 9.F, Principal Uses Allowed in Warehouse Zoning Districts.

Table 9.F
Principal Uses Allowed in Warehouse Zoning Districts

Uses	CW1	CW3	Warenouse Zoning Districts
	CWI	CW3	Notes
Agricultural Uses (none allowed)  Residential Uses (none allowed)			
, ,			
Public/Institutional Uses	1	I	
Cemetery/Columbarium/			
Mausoleum			
Convention Center  Educational Institution			
Fraternal Organization	<u> </u>		
Governmental Facility	Р	Р	
Hospital			
Museum			
Park			
Philanthropic Organization			
Religious Institution			
Utility Facility	Р	P	
Wireless Comm. Tower	L	L	Sec 14.2
Office Uses		ı	
Bank	Р	Р	
Medical Office or Clinic			
Office	Р	Р	
Veterinary Office/Animal Hospital			
Commercial Uses	1	ı	
Adult Entertainment			
Art Gallery			
Art Studio			
Bar or Lounge			
Bed and Breakfast			
Building Material Sales	Р	Р	
Cabinet Making/Millwork	Р	Р	
6 14/ 1			
Car Wash	Р	Р	
Car Wash Commercial Recreation, Indoor	P P	P P	
	<u> </u>		
Commercial Recreation, Indoor	P	Р	
Commercial Recreation, Indoor Commercial Recreation, Outdoor	P P	P P	
Commercial Recreation, Indoor Commercial Recreation, Outdoor Contractor's Yard	P P	P P P	
Commercial Recreation, Indoor Commercial Recreation, Outdoor Contractor's Yard Convenience Store	P P	P P P	
Commercial Recreation, Indoor Commercial Recreation, Outdoor Contractor's Yard Convenience Store Convenience Store with Gasoline Sales/ Gas Station Country Club	P P	P P P	
Commercial Recreation, Indoor Commercial Recreation, Outdoor Contractor's Yard Convenience Store Convenience Store with Gasoline Sales/ Gas Station	P P	P P P	
Commercial Recreation, Indoor Commercial Recreation, Outdoor Contractor's Yard Convenience Store Convenience Store with Gasoline Sales/ Gas Station Country Club	P P	P P P	
Commercial Recreation, Indoor Commercial Recreation, Outdoor Contractor's Yard Convenience Store Convenience Store with Gasoline Sales/ Gas Station Country Club Day Care, Child or Adult	P P	P P P	
Commercial Recreation, Indoor Commercial Recreation, Outdoor Contractor's Yard Convenience Store Convenience Store with Gasoline Sales/ Gas Station Country Club Day Care, Child or Adult Dry Cleaner	P P	P P P	
Commercial Recreation, Indoor Commercial Recreation, Outdoor Contractor's Yard Convenience Store Convenience Store with Gasoline Sales/ Gas Station Country Club Day Care, Child or Adult Dry Cleaner Farmer's Market	P P P	P P P	

Table 9.F
Principal Uses Allowed in Warehouse Zoning Districts

Principal Uses Allowed in Warehouse Zoning Districts									
Uses	CW1	CW3	Notes						
Glass Installation	Р	Р							
Health Club									
Heavy Equipment Sales/Rental and	P	Р							
Service	Г	Г							
Hotel/Motel									
Kennel									
Laboratory	Р	Р							
Laundromat									
Lawn Maintenance Facility	Р	Р							
Live/Work									
Manufactured Home Park									
Microbrewery/Microdistillery	Р	Р							
Motor Vehicle Repair	Р	Р							
Motor Vehicle Sales/Rental	Р	Р							
Office/Warehouse	Р	Р							
Parking Facility	Р	Р							
Passenger Terminal	Р	P							
Personal Service Establishment	<u> </u>								
Plant Nursery									
Reception Hall									
Recreational Vehicle Park									
Research and Development Facility	Р	Р							
Restaurant (with alcohol)	- '	•							
Restaurant (with alcohol)	Р	Р							
Retail Sales	P	P							
	P	P							
Self Storage	P	P							
Shooting Range, Indoor	Р	Р							
Shooting Range, Outdoor/Skeet Shooting									
Range	-	-							
Small Equipment Repair	Р	Р							
Snowball Stand									
Stadium									
Theater (with alcohol)									
Theater (without alcohol)									
Trade/Business School	Р	Р							
Warehouse Uses		ı							
Cold Storage	Р	Р							
Freight Terminal	Р	Р							
	_		No outdoor storage within 15 ft of any public right-of-way						
Outdoor Storage	L	L	• Equivalent of an L3 buffer to screen stored material from streets						
Detucleum Tempinel			and adjacent properties						
Petroleum Terminal	P	P							
Truck Terminal	Р	Р							
Vehicle Storage, Wrecked									
Warehouse	P	P							
Wholesale Sales	Р	Р							
Industrial Uses		ı							
Assembly, Furniture and Electronics	Р	Р							

Table 9.F
Principal Uses Allowed in Warehouse Zoning Districts

Uses	CW1	CW3	Notes
Assembly, Manufactured Parts	Р	Р	
Concrete Batching/Mixing			
Food Processing			
Foundry			
Junk Yard			
Well Drilling Services			
Miscellaneous Uses			
Airport			
Billboard	Р	Р	
Sand and Gravel Mining			

## **Section 9.2.8 Principal Uses in Industrial Districts**

The principal uses allowed in industrial zoning districts are identified in Table 9.G, Principal Uses Allowed in Industrial Zoning Districts.

Table 9.G
Principal Uses Allowed in Industrial Zoning Districts

Uses	M1	M2	Notes
Agricultural Uses (none allowed)			
Residential Uses (none allowed)			
Public/Institutional Uses			
Cemetery/Columbarium/			
Mausoleum			
Convention Center			
Educational Institution			
Fraternal Organization			
Governmental Facility	Р	Р	
Hospital			
Museum			
Park			
Philanthropic Organization			
Religious Institution	Р	Р	
Utility Facility	Р	Р	
Wireless Comm. Tower	L	L	Sec 14.2
Office Uses			
Bank	Р	Р	
Medical Office or Clinic	Р	Р	
Office	Р	Р	
Veterinary Office/Animal Hospital	Р	Р	
Commercial Uses			
Adult Entertainment			
Art Gallery	Р	Р	
Art Studio	Р	Р	
Bar or Lounge			
Bed and Breakfast			
Building Material Sales	Р	Р	

Table 9.G
Principal Uses Allowed in Industrial Zoning Districts

Cabinet Making/Millwork P P P P P P P P P P P P P P P P P P P				d in Industrial Zoning Districts
Car Wash Commercial Recreation, Indoor Commercial Recreation, Outdoor P Commercial Recreation, Outdoor P Contractor's Vard Convenience Store Convenience Store with Gasoline Sales/ Gas Station Country Club Day Care, Child or Adult P P P P P P P P P P P P P P P P P P P	Uses	M1	M2	Notes
Commercial Recreation, Indoor P P P P Commercial Recreation, Outdoor P P P P Contractor's Yard P P P Contractor's Yard P P P Convenience Store P P P P Convenience Store With Gasoline Sales/ Gas Station P P P P Convenience Store With Gasoline Sales/ Gas Station P P P P Convenience Store With Gasoline Sales/ Gas Station P P P P P P P P P P P P P P P P P P P		_		
Commercial Recreation, Outdoor P P P P Contractor's Yard P P P P Contractor's Yard P P P P P P P P P P P P P P P P P P P		_	Р	
Contractor's Vard P P P Convenience Store P P P Convenience Store P P P Convenience Store With Gasoline Sales/ Gas Station P P Country Club Day Care, Child or Adult P P Day Care, Child or Adult P P Day Care, Child or Adult P P Farmer's Market P P P Funeral Home P P Gaming P P P Gaming P P P P Gass Installation P P P P Health Club P P P P Health Club P P P P Heath Club P P P P Hotel/Motel P P P P P Laundromat P P P P P P P P P P P P P P P P P P P		Р		
Convenience Store		Р		
Convenience Store with Gasoline Sales/ Gas Station Country Club Day Care, Child or Adult P Dry Cleaner P Farmer's Market Fillim and Sound Production P Funeral Home Gaming Glass Installation P Health Club P Heavy Equipment Sales/Rental and Service Hotel/Motel Kennel Laboratory P Laun Maintenance Facility P Lawn Maintenance Facility P Lave Motor Vehicle Repair Motor Vehicle Sales/Rental P P Research and Development Facility P P P P Restaurant (with alcohol) Restaurant (with out School) Restaurant (with out School) Range Range Small Equipment Rang	Contractor's Yard	P	Р	
Sales/ Gas Station Country Club Day Care, Child or Adult P Dry Cleaner P Farmer's Market Film and Sound Production P Flamer's Market Film and Sound Production P Funeral Home Garning Glass Installation P Heath Club P Heath Club P Heath Club Heavy Equipment Sales/Rental and Service Hotel/Motel Kennel P Laboratory P Laboratory P Laboratory P Lawn Maintenance Facility P Lawn Maintenance Facility P Motor Vehicle Repair Motor Vehicle Sales/Rental P P Sassenger Terminal P Passenger Terminal P Presonal Service Establishment P P Reception Hall Recreational Vehicle Park Research and Development Facility P Restaurant (with alcohol) Restaurant (w	Convenience Store	Р	Р	
Country Club Day Care, Child or Adult Day Care, Child or Adult P Dry Cleaner P P Farmer's Market Film and Sound Production P Funeral Home P Gaming Glass Installation P Heath Club P Heavy Equipment Sales/Rental and Service P Hotel/Motel Kennel P Laboratory P Laundromat P Laundromat P Laundromat P Laundromat P Lavn Maintenance Facility P Motor Vehicle Repair Motor Vehicle Sales/Rental P P Andire Sales/Rental P P P Motor Vehicle Sales/Rental P P P P P Sarsinger Terminal P P Passenger Terminal P P Reception Hall Recreational Vehicle Park Research and Development Facility P Restaurant (with alcohol) Restaurant (with oalcohol) Restall Sales P P P Shooting Range, Outdoor/Skeet Shooting Range, Cmall Equipment Repair P P P P P P P P P P P P P P P P P P P		Р	Р	
Day Care, Child or Adult Dry Cleaner P P P Forderer Market Film and Sound Production P P P Funeral Home Gaming Glass Installation P P P Health Club P P Heavy Equipment Sales/Rental and Service Hotel/Motel Kennel P P Lawn Maintenance Facility P P P Laundromat Lawn Maintenance Facility P P P Lawn Maintenance Facility P P P Motor Vehicle Sales/Rental P P Motor Vehicle Sales/Rental P P Farking Facility P P P Parsonal Service Establishment P P Plant Nursery P P Plant Nursery P P Restaurant (with alcohol) Restaurant (with alcohol) Restaurant (without alcohol) Restaur Sange, Indoor P P P Shooting Range, Indoor Small Equipment Repair P P P Small Equipmen				
Dry Cleaner Farmer's Market Film and Sound Production P Funeral Home P Gaming Glass Installation P Health Club P Heavy Equipment Sales/Rental and Service Hotel/Motel Kennel P Laboratory P Lawn Maintenance Facility P Live/Work Manufactured Home Park Microbrewery/Microdistillery Motor Vehicle Sales/Rental P P Pr Abort Vehicle Sales/Rental P P Pr Abort Vehicle Sales/Rental P P Pr Assenger Terminal P Personal Service Establishment P Plant Nursery P Reception Hall Recreational Vehicle Park Ressaurant (with alcohol) Restaurant (with alcohol) Restaur Banges P Shooting Range, Outdoor/Skeet Shooting Range, Outdoor/Skeet Shooting Range Small Equipment Repair P P P P P P P P P P P P P P P P P P P		P		
Farmer's Market Film and Sound Production P Funeral Home Gaming Glass Installation P Health Club Heavy Equipment Sales/Rental and Service Hotel/Motel Laboratory P Laundromat Lawn Maintenance Facility Live/Work Manufactured Home Park Microbrewery/Microdistillery Motor Vehicle Repair P P P P P P P P P P P P P P P P P P P	-	_	D	
Film and Sound Production P P P Funeral Home P P Gaming S Glass Installation P P P Health Club P P Heavy Equipment Sales/Rental and Service Hotel/Motel P P P Laboratory P P P Laboratory P P P Laboratory P P P Lawn Maintenance Facility P P P Lawn Maintenance Facility P P P Motor Vehicle Repair P P P Motor Vehicle Sales/Rental P P Parking Facility P P P P Passenger Terminal P P Passenger Terminal P P Personal Service Establishment P P Plant Nursery P P P Research and Development Facility P P P P Restaurant (with alcohol) P Retail Sales P P P Self Storage P P P S Shooting Range, Outdoor/Skeet Shooting Range Small Equipment Repair P P P		F	г	
Funeral Home		D	D	
Gaming Glass Installation P Health Club P Health Club P Heavy Equipment Sales/Rental and Service Hotel/Motel Kennel P Laboratory P Laundromat Lawn Maintenance Facility P Live/Work Manufactured Home Park Microbrewery/Microdistillery Motor Vehicle Repair Motor Vehicle Sales/Rental P P P P P P P P P P P P P P P P P P P		_	г	
Glass Installation P P P P P P P P P P P P P P P P P P P		P		
Health Club P P P P P P P P P P P P P P P P P P P			-	
Heavy Equipment Sales/Rental and Service Hotel/Motel Kennel Laboratory P P Laboratory P P Laundromat Lawn Maintenance Facility P Live/Work Manufactured Home Park Microbrewery/Microdistillery P Motor Vehicle Repair Motor Vehicle Sales/Rental Office/Warehouse Parking Facility P P P P P P P P P P P P P P P P P P P			Р	
Service P P P P P P P P P P P P P P P P P P P		P		
Hotel/Motel  Kennel  Kennel  Laboratory  P P P Laundromat  Lawn Maintenance Facility  P P Live/Work  Manufactured Home Park  Microbrewery/Microdistillery  P P Motor Vehicle Repair  Motor Vehicle Sales/Rental  Office/Warehouse  P Parking Facility  P P P Passenger Terminal  P Personal Service Establishment  P Plant Nursery  Reception Hall  Recreational Vehicle Park  Ressaurant (with alcohol)  Restaurant (with alcohol)  Restaurant (with alcohol)  Restaurant (without alcohol)  Restail Sales  P P Shooting Range, Outdoor/Skeet Shooting Range, Outdoor/Skeet Shooting Range  Small Equipment Repair  P P P  P  P  In Maintenance Facility  P P P P P P P P P P P P P P P P P P		Р	Р	
Kennel P P P P P P P P P P P P P P P P P P P				
Laboratory P P P Laundromat P P Laundromat P P Live/Work P P P Live/Work P P P Microbrewery/Microdistillery P P P Motor Vehicle Repair P P P Motor Vehicle Sales/Rental P P Parking Facility P P P Passenger Terminal P P Passenger Terminal P P Pant Nursery P P Plant Nursery P P Reception Hall Recreational Vehicle Park P P Research and Development Facility P P P Restaurant (with alcohol) P P Restaurant (with alcohol) P P Retail Sales P P P Shooting Range, Outdoor/Skeet Shooting Range Small Equipment Repair P P P Snowball Stand				
Laundromat P P Lawn Maintenance Facility P P P Live/Work		_		
Lawn Maintenance Facility P P P Live/Work	,	_	Р	
Live/Work  Manufactured Home Park  Microbrewery/Microdistillery  P P P  Motor Vehicle Repair  P P P  Motor Vehicle Sales/Rental  P Office/Warehouse  P P P  Parking Facility  P P P  Passenger Terminal  P P  Personal Service Establishment  P P  Plant Nursery  Reception Hall  Recreational Vehicle Park  Research and Development Facility  P P P  Restaurant (with alcohol)  Restaurant (without alcohol)  Restaurant (without alcohol)  Restaurant (without alcohol)  Restaurand Range, Indoor  Shooting Range, Outdoor/Skeet  Shooting Range  Small Equipment Repair  P P  Snowball Stand		_		
Manufactured Home Park Microbrewery/Microdistillery PPP Motor Vehicle Repair PPP Motor Vehicle Sales/Rental PP Office/Warehouse PPRarking Facility PPP Passenger Terminal PPresonal Service Establishment PPIant Nursery Peception Hall Recreational Vehicle Park Research and Development Facility PPP Restaurant (with alcohol) Restaurant (without alcohol) Restaurant (without alcohol) PPP Self Storage PPP Shooting Range, Outdoor/Skeet Shooting Range, Outdoor/Skeet Shooting Range Small Equipment Repair PPP Snowball Stand PPP  PP  Source PPP Source PPP PP Snowball Stand PPP PP Snowball Stand PPP PP P	-	Р	Р	
Microbrewery/Microdistillery P P  Motor Vehicle Repair P P  Motor Vehicle Sales/Rental P  Office/Warehouse P  Parking Facility P P  Passenger Terminal P  Personal Service Establishment P  Plant Nursery P  Reception Hall Recreational Vehicle Park Research and Development Facility P P  Restaurant (with alcohol) P  Restaurant (without alcohol) P  Self Storage P P P  Shooting Range, Outdoor/Skeet Shooting Range  Small Equipment Repair P P  Snowball Stand P	-			
Motor Vehicle Repair P P  Motor Vehicle Sales/Rental P  Office/Warehouse P  Parking Facility P P  Passenger Terminal P  Personal Service Establishment P  Plant Nursery P  Reception Hall Recreational Vehicle Park Research and Development Facility P  Restaurant (with alcohol) P  Restaurant (without alcohol) P  Retail Sales P P  Shooting Range, Indoor P P  Snowball Stand P		_	_	
Motor Vehicle Sales/Rental P   Office/Warehouse P   Parking Facility P   P P P   Passenger Terminal P   Personal Service Establishment P   Plant Nursery P   Reception Hall P   Recreational Vehicle Park Research and Development Facility   Restaurant (with alcohol) P   Restaurant (without alcohol) P   Retail Sales P P   Self Storage P P   Shooting Range, Indoor P P   Shooting Range, Outdoor/Skeet Shooting Range P P   Small Equipment Repair P P   Snowball Stand P P				
Office/Warehouse P P P P P P P P P P P P P P P P P P P	·	_	Р	
Parking Facility P P P Passenger Terminal P P Personal Service Establishment P P Plant Nursery P P Reception Hall Recreational Vehicle Park Research and Development Facility P P P Restaurant (with alcohol) P P Retail Sales P P P Self Storage P P P Shooting Range, Indoor P P P Shooting Range, Outdoor/Skeet Shooting Range Small Equipment Repair P P Snowball Stand P	·	_		
Passenger Terminal P P Personal Service Establishment P P Plant Nursery P P P P P P P P P P P P P P P P P P P		_		
Personal Service Establishment P Plant Nursery P Reception Hall Recreational Vehicle Park P Research and Development Facility P Restaurant (with alcohol) P Restaurant (without alcohol) P Retail Sales P P Self Storage P P Shooting Range, Indoor P Shooting Range, Outdoor/Skeet Shooting Range Small Equipment Repair P Snowball Stand P		_	Р	
Plant Nursery Reception Hall Recreational Vehicle Park Research and Development Facility Restaurant (with alcohol) Restaurant (without alcohol) Retail Sales P P Self Storage P P Shooting Range, Indoor P Shooting Range, Outdoor/Skeet Shooting Range Small Equipment Repair P P Snowball Stand P		_		
Recreational Vehicle Park Research and Development Facility P P Restaurant (with alcohol) Restaurant (without alcohol) P Retail Sales P P Self Storage P P Shooting Range, Indoor P P Shooting Range, Outdoor/Skeet Shooting Range Small Equipment Repair P P Snowball Stand P	Personal Service Establishment	Р		
Recreational Vehicle Park Research and Development Facility Restaurant (with alcohol) Restaurant (without alcohol) Retail Sales P P Self Storage P P Shooting Range, Indoor P Shooting Range Small Equipment Repair P P Snowball Stand P P P Restaurant (without alcohol) P P P Snowball Stand P P P Snowball Stand		Р		
Research and Development Facility Restaurant (with alcohol) Restaurant (without alcohol) Retail Sales P P P Self Storage P Shooting Range, Indoor P Shooting Range, Outdoor/Skeet Shooting Range Small Equipment Repair P P Snowball Stand P	•			
Restaurant (with alcohol) Restaurant (without alcohol) P Retail Sales P P P Self Storage P P P Shooting Range, Indoor P Shooting Range, Outdoor/Skeet Shooting Range Small Equipment Repair P P Snowball Stand P	Recreational Vehicle Park			
Restaurant (without alcohol)  Retail Sales  P P P Self Storage P P Shooting Range, Indoor P Shooting Range, Outdoor/Skeet Shooting Range Small Equipment Repair P P Snowball Stand P	Research and Development Facility	Р	Р	
Retail Sales P P P Self Storage P P P P P P P P P P P P P P P P P P P	Restaurant (with alcohol)			
Self Storage P P Shooting Range, Indoor P P Shooting Range, Outdoor/Skeet Shooting Range Small Equipment Repair P P Snowball Stand P	Restaurant (without alcohol)	Р		
Shooting Range, Indoor P P Shooting Range, Outdoor/Skeet Shooting Range Small Equipment Repair P P Snowball Stand P	Retail Sales	Р	Р	
Shooting Range, Indoor P P Shooting Range, Outdoor/Skeet Shooting Range Small Equipment Repair P P Snowball Stand P	Self Storage	Р	Р	
Shooting Range, Outdoor/Skeet Shooting Range Small Equipment Repair Snowball Stand P P P		Р	Р	
Shooting Range  Small Equipment Repair  P P Snowball Stand P				
Small Equipment Repair     P     P       Snowball Stand     P				
Snowball Stand P		Р	Р	
		Р		

Table 9.G
Principal Uses Allowed in Industrial Zoning Districts

Principal Oses Allowed in industrial Zonning Districts									
Uses	M1	M2	Notes						
Theater (with alcohol)									
Theater (without alcohol)									
Trade/Business School	Р	Р							
Warehouse Uses									
Cold Storage	Р	Р							
Freight Terminal	Р	Р							
Outdoor Storage	L	Р	No outdoor storage within 15 ft of any public right-of-way						
Truck Terminal	Р	Р							
Vehicle Storage, Wrecked	L		<ul> <li>No outdoor storage within 15 ft of any public right-of-way</li> <li>No wrecked vehicles held for more than 180 days</li> </ul>						
Warehouse	Р	Р	The Wilder Territory Merc than 200 days						
Wholesale Sales	Р	Р							
Industrial Uses									
Assembly, Furniture and Electronics	Р	Р							
Assembly, Manufactured Parts	Р	Р							
Concrete Batching/Mixing	Р	Р							
Food Processing	Р	Р							
Foundry	Р	Р							
Junk Yard		L	No junked material within 15 ft of any public right-of-way						
Well Drilling Services	Р	Р							
Miscellaneous Uses									
Airport									
Billboard	Р	Р							
Sand and Gravel Mining	М	М	Sec 9.4.6						

# Section 9.2.9 Principal Uses in Special Purpose Zoning Districts

The principal uses allowed in special purpose zoning districts are identified in Table 9.H, Principal Uses Allowed in Special Purpose Zoning Districts.

Table 9.H
Principal Uses Allowed in Special Purpose Zoning Districts

	pu. 0000701.			P		
Uses	C-AB-1	C-AB-2	CG	GA	X	Notes
Agricultural Uses	<u> </u>					
Agriculture						
Equestrian Facility			Р			
Residential Uses						
Single Family Detached						
Boarding/Lodging House		Р	Р			
Congregate Care Facility	Р	Р	Р			
Fraternity/Sorority House						
Group Home						
Home Occupation						
Manufactured Home						
Multifamily	Р	Р	Р			
Semi-Detached						
Townhome						

Table 9.H
Principal Uses Allowed in Special Purpose Zoning Districts

Uses	C-AB-1	C-AB-2	CG	GA	X	Notes
Two-Family	C-AB-I	C-AD-Z	CG	GA	^	Notes
Zero Lot Line	+					
Public and Institutional Uses						
Cemetery/Columbarium/	<u> </u>				l	
Mausoleum						
Convention Center						
Educational Institution				P		
Fraternal Organization	Р	Р	Р	<u>'</u>		
Governmental Facility	P	P	Р			
Hospital		Г	Г			
Museum				P		
Park				Г		
Philanthropic Organization	P	Р	Р			
Religious Institution	P	P	P	-		
Utility Facility	P	P	P	P	Р	
Wireless Comm. Tower	Г	٢	L	<u> </u>	Г	Sec 14.2
Office Uses		<u> </u>	<u> </u>	<u> </u>	<u> </u>	JEC 14.2
Bank	P	P	Р	Р		
Medical Office or Clinic	P	P	P	P		
Office	P	P	P	P		
Veterinary Office/Animal Hospital		r	Г	r		
Commercial Uses						
Commercial Oses					l	At least 1,000 ft from residentially
Adult Entertainment					L	zoned property, school, religious institution, playground, restaurant, bar or lounge, package store, or other adult entertainment
Art Gallery	Р	Р	Р	Р		
Art Studio	L	P	P	P		No outdoor storage or production
Bar or Lounge	_	P	P	L		Within terminal building
Bed and Breakfast			-			
Building Material Sales				Р		
Cabinet Making/Millwork				P		
Car Wash				Р		
Commercial Recreation, Indoor				Р		
Commercial Recreation, Outdoor				Р		
Contractor's Yard				Р		
Convenience Store	Р	Р	Р	Р		
Convenience Store with Gasoline				_		Four fueling stations maximum
Sales/Gas Station	L	Р		Р		No car wash facilities
Convention Hall						
Country Club						
Day Care, Child or Adult				Р		
Dry Cleaner				Р		
Farmer's Market				Р		
Film and Sound Production				Р	Р	
Firing Range, Indoor				1		
Funeral Home						
<del>-</del>		l	l	1	<u> </u>	I.

Table 9.H
Principal Uses Allowed in Special Purpose Zoning Districts

·	C AD 4	C-AB-2			X	
Uses	C-AB-1	C-AB-Z	CG	GA	X	Notes
Gaming			Р	_		
Glass Installation				P		
Health Club				Р		
Heavy Equipment Sales/Rental and						
Service						
Hotel/Motel	Р	Р	Р	Р		
Kennel						
Laboratory				Р		
Laundromat	Р	Р		Р		
Lawn Maintenance Facility						
Live/Work	Р	Р				
Manufactured Home Park						
Microbrewery/Microdistillery		Р	Р	Р		
Motor Vehicle Repair				Р		
Motor Vehicle Sales/Rental			Р	Р		
Office/Warehouse						
Parking Facility				Р		
Passenger Terminal				Р		
Personal Service Establishment	Р	Р	Р	Р		
Plant Nursery						
Passenger Terminal				Р		
Personal Service Establishment	Р	Р	Р	Р		
Plant Nursery						
Reception Hall	Р	Р	Р			
Recreational Vehicle Park						
Research and Development Facility				Р		
5 /				L		Within terminal building
Restaurant (with alcohol)	Р	Р	Р	$M^1$	1	Outside terminal building
Restaurant (without alcohol)	Р	Р	Р	Р		5
Retail Sales	Р	Р	Р	Р		
Self Storage				Р		
Shooting Range, Indoor						
Shooting Range, Outdoor/Skeet						
Shooting Range						
Small Equipment Repair	Р	Р	Р	Р		
Snowball Stand	Р	Р	Р	Р		
Stadium	Р		Р			
Theater (with alcohol)	P	Р	Р			
Theater (without alcohol)	P	P	P		<u> </u>	
Trade/Business School		-	-	Р		
Warehouse Uses		<u> </u>		· · · · · · · · · · · · · · · · · · ·		
Cold Storage				Р		
Freight Terminal	+			P		
Outdoor Storage	1			P		
Petroleum Terminal	+			<u> </u>		
Truck Terminal	+					
Vehicle Storage, Wrecked	+					
vernice Storage, wrietkeu		İ	<u> </u>			

Table 9.H
Principal Uses Allowed in Special Purpose Zoning Districts

Trincipal oses Anowed in Special Ful pose Zonnig Districts										
Uses	C-AB-1	C-AB-2	CG	GA	X	Notes				
Warehouse				Р						
Wholesale Sales				Р						
Industrial Uses										
Assembly, Furniture and Electronics				Р						
Assembly, Manufactured Parts				Р						
Concrete Batching/Mixing										
Food Processing				Р						
Foundry										
Junk Yard										
Well Drilling Services										
Miscellaneous Uses										
Airport				Р						
Billboard		Р								
Sand and Gravel Mining										

<sup>&</sup>lt;sup>1</sup> Major conditional use permit and license from ABC required in order to serve alcohol.

# Section 9.2.10 Principal Uses in Design Districts

### A. Uses

The principal uses allowed in design zoning districts are identified in Table 9.I, Principal Uses Allowed in Design Zoning Districts.

## B. Drive Thru facilities

No drive thru facilities may be permitted.

C. Building Size within the Highland Design District
No non-residential building within the Highland Design District (HDD) may exceed 7,500 square feet of gross floor area.

Table 9.I
Principal Uses Allowed in Design Zoning Districts

Principal Uses Allowed in Design Zoning Districts										
Uses	BDD	HDD	Notes							
Agricultural Uses (none allowed)										
Residential Uses (none allowed)										
Public/Institutional Uses										
Cemetery/Columbarium/Mausoleum										
Convention Center										
Educational Institution										
Fraternal Organization										
Governmental Facility	Р									
Hospital										
Museum										
Park	Р									
Philanthropic Organization										
Religious Institution										
Utility Facility	Р									

Table 9.I
Principal Uses Allowed in Design Zoning Districts

Principal Uses A	1		
Uses	BDD	HDD	Notes
Wireless Comm. Tower			
Office Uses			
Bank	Р	С	No ATM facilities
Medical Office or Clinic	L	Р	No public visitation after 9:00 PM
Office	Р	Р	
Veterinary Office/Animal Hospital			
Commercial Uses			
Adult Entertainment			
Art Gallery		Р	
Art Studio		L	No outdoor storage or work
Bar or Lounge			
Bed and Breakfast			
Building Material Sales			
Cabinet Making/Millwork			
Car Wash			
Commercial Recreation, Indoor			
Commercial Recreation, Outdoor			
Contractor's Yard			
Convenience Store			
Convenience Store with Gasoline Sales/ Gas			
Station			
Country Club			
Day Care, Child or Adult			
Dry Cleaner			
Farmer's Market			
Film and Sound Production		Р	
Funeral Home			
Gaming			
Glass Installation			
Health Club			
Heavy Equipment Sales/Rental and Service			
Hotel/Motel			
Kennel			
Laboratory			
Laundromat			
Lawn Maintenance Facility			
Live/Work			
Manufactured Home Park			
Microbrewery/Microdistillery			
Motor Vehicle Repair			
Motor Vehicle Sales/Rental			
Office/Warehouse			
Parking Facility			
Passenger Terminal			
Personal Service Establishment			
Plant Nursery			
Reception Hall			
	•	•	

Table 9.I
Principal Uses Allowed in Design Zoning Districts

Uses	BDD	HDD	Notes							
Recreational Vehicle Park										
Research and Development Facility										
Restaurant (with alcohol)										
Restaurant (without alcohol)										
Retail Sales										
Self Storage										
Shooting Range, Indoor										
Shooting Range, Outdoor/ Skeet Shooting Range										
Small Equipment Repair										
Snowball Stand										
Stadium										
Theater (with or without alcohol sales)										
Trade/Business School										
Warehouse Uses (none allowed)										
Industrial Uses (none allowed)										
Miscellaneous Uses (none allowed)										

# **Section 9.2.11 Principal Uses in Inactive Districts**

The principal uses allowed in inactive zoning districts are identified in Table 9.J, Principal Uses Allowed in Inactive Zoning Districts.

Table 9.J
Principal Uses Allowed in Inactive Zoning Districts

Uses	A5	В	B1	<b>C1</b>	C2	CW	CW2	GU	JDD	Notes
Agricultural Uses (none allowed)										
Residential Uses										
Single Family Detached	Р		Р	Р	Р					
Boarding/Lodging House	Р		Р		Р					
Congregate Care Facility	Р		Р	Р	Р					
Fraternity/Sorority House	Р		Р	Р	Р					
Group Home	Р		Р	Р	Р					
Home Occupation										
Manufactured Home										
Multifamily	Р		Р	Р	Р					
Semi-Detached										
Short-Term Rental	L		L	L	L					<ul><li>Permit Required</li><li>Total Occupancy (2 per br) + 2</li></ul>
Short-Term Rental, Non Owner Occupied, LHD	L		L	L	L					Sec 9.3.7
Townhome										
Two-Family	Р		Р		Р				Р	
Zero Lot Line										
Public/Institutional Uses										

Table 9.J
Principal Uses Allowed in Inactive Zoning Districts

					ed in li				_	1
Uses	A5	В	B1	<b>C1</b>	C2	CW	CW2	GU	JDD	Notes
Cemetery/Columbarium/										Not within recognized residential subdivision
Mausoleum	С				Р					On a street on the Major
Widusoleum										Street Plan
Convention Center								Р		
Educational Institution	Р		Р	Р	Р					
Fraternal Organization	Р		Р	P/M <sup>1</sup>	P/M <sup>1</sup>					
Governmental Facility	Р		Р	Р	Р	Р	Р	Р		
Hospital				Р	Р					
Museum				Р	Р			Р		
Park	Р		Р	Р	Р	Р	Р	Р		
Philanthropic	P			Р	Р					
Organization	Р			Р	Р					
Religious Institution	Р		Р	Р	Р					
Utility Facility	Р		Р	Р	Р	Р	Р	Р		
Wireless Comm. Tower			С	L	L		L			Sec 14.2
Office Uses						•	•		•	
Bank			Р	Р	Р	Р	Р		L	• 6,000 sq ft GFA max
Medical Office or Clinic			Р	Р	Р				L	• 6,000 sq ft GFA max
Office			Р	Р	Р	Р	Р		L	• 6,000 sq ft GFA max
Veterinary Office/Animal				L	Р					No outdoor pens or runs
Hospital										- No outdoor pens or runs
Commercial Uses				1	ı	1	1		1	
Adult Entertainment										
Art Gallery				Р	Р					
Art Studio			L	L	Р	Р	Р		Р	No outdoor storage or work
Bar or Lounge										
Bed and Breakfast	L		L	L	L					Sec 9.3.1
Building Material Sales					Р	Р	Р			
Cabinet Making/Millwork					Р	Р	Р			
Car Wash					Р	Р	Р			
Commercial Recreation,				Р	Р	Р	Р			
Indoor				_	_	_	_			
Lawn Maintenance Facility				Р	Р	P	P			
Contractor's Yard					P	P	P			
Convenience Store				Р	Р	Р	Р			
Convenience Store with				L	Р	Р	Р			Four fueling stations maximum
Gasoline Sales/Gas Station	D /n 41		D /n 41	D /n 41	D /n 41					No car wash facilities
Country Club	P/M <sup>1</sup>		P/M¹ P	P/M <sup>1</sup>	P/M <sup>1</sup>					
Day Care, Child or Adult	۲ ا		۲ ا	Р	P P					
Dry Cleaner Farmer's Market				P P	P					
	-		n	P	P	P	Р			
Film and Sound Production Funeral Home			Р	P	P	۲	۲			
				۲	۲					
Gaming Glass Installation				P	P	Р	P			
				P	P	۲	۲			
Health Club	I		<u> </u>	۲	۲					

Table 9.J
Principal Uses Allowed in Inactive Zoning Districts

				S Allow						
Uses	A5	В	B1	C1	C2	CW	CW2	GU	JDD	Notes
Heavy Equipment Sales/					Р	Р	Р			
Rental and Service										
Hotel/Motel					Р					
Kennel					Р					
Laboratory					Р	Р	Р			
Laundromat				Р	Р					
Lawn Maintenance Facility					Р	Р	Р			
Live/Work				Р	Р					
Manufactured Home Park					L					Sec 4.2.3
Microbrewery/					P	Р	P			
Microdistillery					Р	P	P			
Motor Vehicle Repair					Р	Р	Р			
Motor Vehicle Sales/Rental					Р	Р	Р			
Office/Warehouse					Р		Р			
Parking Facility		Р	Р	Р	Р	Р	Р	Р		
Passenger Terminal					Р	Р	Р			
Personal Service			_							
Establishment			Р	Р	Р					
Plant Nursery				Р	Р					
Reception Hall				P/M <sup>1</sup>	P/M <sup>1</sup>					
Recreational Vehicle Park					L					Sec 4.2.4
Research and Development										
Facility				Р	Р	Р	Р			
Restaurant (with alcohol)										
Restaurant (without										
alcohol)				Р	Р	Р	Р			
Retail Sales				Р	Р	Р	Р			
Self Storage					Р	Р	Р			
Shooting Range, Indoor					-	P	P			
Shooting Range, Outdoor/										
Skeet Shooting Range										
Small Equipment Repair				Р	Р	Р	Р			
Snowball Stand				P	P	<u>'</u>	·			
Stadium				<u> </u>	P					
Theater (with alcohol)					P					
Theater (without alcohol)					P					
Trade/Business School	<del>                                     </del>			С	<del>- '</del>			<u> </u>	<del>                                     </del>	
Warehouse Uses					<u> </u>					
Cold Storage						Р	Р			
1	<del>                                     </del>					P	P			
Freight Terminal						Р	Р			a No cutdoor storage within the
Outdoor Storage					L					<ul> <li>No outdoor storage within the lesser of any front or corner side yards or 15 ft of any public right- of-way</li> <li>Requires equivalent of an L3 buffer to screen from streets and adjacent properties</li> </ul>
Petroleum Terminal						Р	Р			adjucent properties
r caroleani reminar	<u> </u>	<u> </u>	<u> </u>			_ '		<u> </u>	<u> </u>	

Table 9.J
Principal Uses Allowed in Inactive Zoning Districts

Findipal Oses Anowed in mactive Zoning Districts										
Uses	A5	В	<b>B1</b>	C1	C2	CW	CW2	GU	JDD	Notes
Truck Terminal						Р	Р			
Vehicle Storage, Wrecked										
Warehouse						Р	Р			
Wholesale Sales						Р	Р			
Industrial Uses										
Assembly, Furniture and Electronics					Р	Р	Р			
Assembly, Manufactured Parts						Р	Р			
Concrete Batching/Mixing										
Food Processing					Р					
Miscellaneous Uses										
Airport										
Billboard				Р	Р	Р	Р			
Sand and Gravel Mining										

<sup>&</sup>lt;sup>1</sup> Major conditional use permit and license from ABC required in order to serve alcohol.

#### Section 9.3 Limited Uses

The purpose of this section is to establish additional regulations that apply to uses that are considered to be permitted, subject to the additional requirements identified.

#### Section 9.3.1 Bed and Breakfast

Bed and Breakfasts may be established subject to the requirements identified below:

- A. Shall be located in an owner-occupied structure that is at least 50 years old or that is located in a designated historic district or at a designated historic landmark; and,
- B. Shall have no more than ten guestrooms.

### Section 9.3.2 Country Club

Country clubs may be established subject to the requirements identified below:

- A. Shall be located on sites of at least five acres; and
- B. Parking areas shall be no closer to side or rear property lines than 50 feet.

### Section 9.3.3 Equestrian Facility

Equestrian Facilities may be established subject to the following requirements:

- A. Shall not be located in any recognized residential subdivision; and,
- B. Shall require a minimum of one acre for the first horse, mule, or donkey plus a minimum of ½ acre for each additional horse, mule, or donkey.

#### Section 9.3.4 Farmer's Market

Farmer's markets may not be established in recognized residential subdivisions.

#### Section 9.3.5 Manufactured Home

Manufactured Homes may be located on a parcel or tract subject to the requirements identified below:

- A. Shall have no more than one such home on a parcel or tract;
- B. Shall be located on parcels with 100 feet of frontage on a Parish-maintained road or be located on a parcel with dedicated access through a recorded instrument to a Parish-maintained road that is no more than 200 away from the property; and,
- C. Shall be located at least 100 feet from the street and 25 feet from abutting properties unless the property owner has the signed and notarized consent of the abutting property owner to place the home closer to the property line; however, this signed and notarized consent shall not permit the home to be located within five feet of the property line.

## Section 9.3.6 Short-Term Rental (Owner Occupied)

Short Term Rentals may be established subject to the requirements identified below:

- A. No person or entity shall operate or advertise a short-term rental without the owner of the property first having registered to remit sales, use and occupancy taxes or use an online platform registered to remit sales, use and occupancy taxes;
- B. Shall limit rental to one bedroom less than the total in the dwelling unit;
- C. Shall be owner occupied (Proof of Homestead Exemption) with owner present on property at the same time as the rental occupants;
- D. Short-term rentals operating prior to adoption of these regulations providing evidence demonstrating operation which is satisfactory to the Planning Director and Parish Attorney, are allowed to continue with the limitations below:
  - 1. Must obtain or show proof of an occupational license to remit sales, use and occupancy taxes or prove a registered online platform is utilized to remit sales, use and occupancy taxes; and,
  - 2. No expansion of the use is allowed.
- E. Short-term rentals shall lose the ability to operate if three violations are reported and adjudicated during one year. Any future operation must adhere to A, B, and C above after one year of the third violation.
- F. Enforcement of these regulations shall begin 9 months after the date of adoption.

#### Section 9.3.7 Short-Term Rental (Non Owner Occupied)

Short Term Rentals may be established subject to the requirements identified below:

A. No person or entity shall operate or advertise a Short-Term Rental without the owner of the property first obtaining a permit issued by the Division of Permits and Inspection, and an occupational license to

remit sales, use and occupancy taxes or use a registered online platform is utilized to remit sales, use and occupancy taxes;

Permit is valid unless the short-term rental ceases operation for 1 year

- B. Total occupancy shall be two persons per bedroom plus two; and
- C. One parking space for each bedroom(s) used for short term rental or an Alternative Motor Vehicle Parking Arrangement is approved.
- D. Short-term rentals operating prior to adoption of these regulations providing evidence demonstrating operation which is satisfactory to the Planning Director and Parish Attorney, are allowed to continue with the limitations below:
  - 1. Must obtain or show proof of an occupational license to remit sales, use and occupancy taxes or prove a registered online platform is utilized to remit sales, use and occupancy taxes; and,
  - 2. No expansion of the use is allowed.
- E. Short-term rental shall lose the ability to operate if three violations are reported and adjudicated during one year. Any future operation must adhere to A, B, and C above after one year of the third violation.
- F. Enforcement of these regulations shall begin 9 months after the date of adoption.

### Section 9.4 Conditional Uses

The purpose of this section is to establish additional regulations that apply to uses that require a conditional use permit.

#### Section 9.4.1 Bed and Breakfast

Bed and Breakfasts may be established subject to the requirements identified below:

- A. Shall be located in an owner-occupied house that is at least 50 years old or that is located in a designated historic district or at a designated historic landmark;
- B. Shall have no more than four guestrooms; and,
- C. Shall have frontage on a street designated on the Major Street Plan if located in a recognized residential subdivision that is not a designated historic district or landmark.

### Section 9.4.2 Commercial Recreation, Outdoor

Outdoor Commercial Recreation may be established subject to the following requirements:

- A. Shall not be located in a recognized residential subdivision;
- B. Shall be located on property two or more acres in area; and
- C. Indoor accessory buildings shall not exceed a total of 2,500 square feet.

### Section 9.4.3 Day Care, Child or Adult

Day Cares may be established subject to the requirements identified below:

- A. Shall not be located in a recognized residential subdivision;
- B. Shall not serve more than ten individual people;
- C. Shall provide a six foot wooden fence between any outdoor recreation areas and abutting residential properties; and,
- D. Shall be located in an owner-occupied house.

#### Section 9.4.4 Equestrian Facility or Stable

Equestrian Facilities may be established subject to the following requirements:

- A. Shall not be located in any recognized residential subdivision; and,
- B. Shall require a minimum of one acre for the first horse, mule, or donkey plus a minimum of ½ acre for each additional horse, mule, or donkey.

### Section 9.4.5 Home Occupation

Home Occupations may be established subject to all the following requirements:

- A. Visits must occur between 7:00 am and 7:00 pm and must be by appointment only.
- B. A minimum of one individual must occupy the dwelling as their primary place of residence.
- C. No signage shall be erected.
- D. Nothing shall be done to make the building appear in any way as anything but a dwelling.
- E. Minimum lot area of 22,500 square feet.
- F. Not allowed in a recognized residential subdivision.

## Section 9.4.6 Sand and Gravel Mining

Sand and Gravel Mining may be authorized subject to the following requirements:

- A. A minimum of five contiguous acres shall be required.
- B. All excavation of dirt, sand, or gravel shall be at least:
  - 1. One thousand (1,000) feet from any residential dwelling;
  - 2. Three hundred (300) feet from any road right-of-way;
  - 3. One hundred (100) feet from any designated Wild and Scenic River or any tributary to a designated Wild and Scenic River;

- 4. Fifty (50) feet from any abutting property lines, though this distance may be reduced to 25 feet if the neighboring property owner does not object; and,
- 5. Outside any designated floodway.
- C. All sorting, crushing, loading, and equipment storage shall be located at least 300 feet from any residential dwelling or road right-of-way.
- D. Scales and related equipment shall be located at least 100 feet from any road right-of-way.
- E. A street yard buffer equivalent to an L4 buffer (without a wall) shall be required to ensure screening of all mining operations from the street. Existing vegetation, if preserved, may be used to meet this requirement.
- F. The entire area proposed for mining operations shall be fenced for security.
- G. All access roads shall be maintained with a dust-free surface for a distance of 100 feet from any road right-of-way or adjacent property lines.
- H. An area on the site, located at least 50 feet from any abutting property line, shall be designated for the storage of topsoil removed during mining operations so that the soil is available for use in the reclamation of the site.
- I. Excavation activities shall be limited to the hours of 7:00 a.m. to 7:00 p.m., Monday through Saturday.
- J. A reclamation plan, showing how the area of excavation will be restored with slopes no greater than 4:1 (four feet horizontal to one foot vertical) upon cessation of mining and providing a plan for revegetation of the site, shall be provided as part of any application.
- K. A bond in the amount of \$500 per acre of the area proposed for excavation to ensure reclamation of the site shall be provided to the Planning Commission offices if the use permit is approved before any excavation activity is begun.
- L. The site shall be subject to inspection at least twice annually to ensure compliance with the approved use permit. If the inspection indicates noncompliance, a stop work order shall be issued and the bond forfeited in addition to any other penalties that might be pursued by the Parish.

Sand and gravel mining operations previously authorized through the approval of a Natural Resource Overlay District shall be considered as conforming to the requirements below provided that they operate in a manner conforming with the site plan approved as part of their original approval.

### Section 9.4.7 Snowball Stand

Snowball Stands may be established subject to the requirements identified below:

A. Shall not be located in a recognized residential subdivision unless the property has frontage on a street designated on the Major Street Plan;

- B. Shall have only one wall sign no larger than 20 square feet in area per street frontage; and,
- C. Shall offer no products for sale other than snowballs.

### Section 9.5 Accessory Uses and Structures

The purpose of this section is to provide general regulations, applicable to all Zoning Districts, for those use and structures that are customarily incidental and subordinate to the principal use of a property and located on the same zoning lot.

#### Section 9.5.1 Standards Applicable to All Uses

The standards identified below shall apply to all accessory uses and structures unless alternative standards are identified as being applicable to a specific accessory use or structure.

### A. Requires Principal Use

- 1. Accessory uses may not be established prior to the establishment of a principal use on the property, with the exception that community gardens may be located on vacant lots with the consent of the property owner.
- 2. Accessory structures may not be erected prior to the erection of a principal building on any property, with the following exceptions:
  - a. Fences;
  - b. Construction and sales offices during the course of development; or
  - c. On Rural zoned properties that are two or more acres in area.

#### B. Location

- 1. Any accessory structure less than ten feet from the principal building on a property shall be considered as part of the principal building and shall not encroach into any setbacks required for the principal building.
- 2. On properties used for residential purposes, accessory uses and structures located more than ten feet from the principal building shall be located in a rear yard and may not encroach into any required rear or side yard setbacks, unless the structure is less than 14 feet in height, in which case it may be located as close as two feet from a side lot line and five feet from a rear lot line.
- 3. On properties used for office purposes, accessory uses and structures located more than ten feet from the principal building shall be located in a rear yard and at least two feet from a side or rear lot line and outside of any required buffers.

#### C. Maximum Size

Other than in the REA and Rural districts, no accessory structure on a residentially used property may occupy more than 30 percent of the rear yard or exceed 1,000 square feet in area.

### Section 9.5.2 Standards Applicable to Specific Accessory Uses and Structures

### A. Accessory Dwellings

### 1. Where permitted

Accessory dwellings may be permitted on lots that are developed with a single family home in the A2, A2.7, A3.1, A3.2, A3.3, A4, A5, NO and NC zoning districts.

### 2. Maximum number

Only one accessory dwelling may be permitted on a lot.

### 3. Location

Accessory dwellings shall be located in rear yards at least ten feet from all rear and side lot lines and outside any required buffers.

#### 4. Process

A conditional use permit shall be required to locate an accessory dwelling on any parcel.

## B. Community Garden

A community garden may be established on any parcel provided that the owner of the property consents to its establishment.

### C. Farm Stand

A farm stand may be established on any parcel where Agriculture is a permitted use, but may only sell the product(s) produced on the site.

#### D. Fences and walls

#### 1. Material

- a. Chain link fences may be permitted in all areas of the parish other than the Downtown character area.
- b. Electric and barbed wire fences may be permitted in the Rural character area for the purpose of controlling livestock.
- c. Concertina wire fences shall be prohibited throughout the parish.
- d. Walls containing more than 50 percent exposed standard concrete masonry blocks shall not be allowed, whether painted or not.

### 2. Height

- a. Fences or walls may be a maximum height of eight feet.
- b. Fences or walls greater than four feet in height may not be located within any front or corner side yard unless the fence or wall is less than 30 percent solid, providing a minimum of 70 percent transparency.

- c. Chain link fences up to ten feet in height may be permitted in M zoning districts.
- d. Open wire fences up to ten feet in height may be permitted around recreational facilities such as tennis and badminton courts.

### 3. Location

- a. Fences and walls must be located a minimum of 15 feet from the edge of any street and a minimum of 5 feet from the backside of any sidewalk.
- b. Fences or walls may not be located within any required drainage, utility or similar servitude without the consent of the entity in whose favor the servitude has been granted.

### E. Garage Sales

Up to three such sales may occur in any 12 month period on any residentially used property.

### F. Home Office

A home office may be allowed on any residentially used property subject to the following limitations:

- 1. No retail use may be established that could result in customers coming to the property;
- 2. No signage shall be erected;
- 3. No person other than a resident of the dwelling shall be employed;
- 4. Nothing shall be done to make the building appear in any way as anything but a dwelling; and,
- 5. Only mechanical equipment typically associated with use in a single family dwelling shall be used for the business.

### G. Portable Storage Containers

- Portable storage containers may be placed on a residentially used property for a maximum of 30 days, provided that all building setback requirements are met, unless the property has valid building permits, in which case the container may remain on the property so long as the building permits remain valid, or in the event of extenuating circumstances such as a fire, flood, or hurricane.
- 2. Portable storage containers may be placed in the front yard of a residentially used property for a period not to exceed 15 days, provided that at least seven days have elapsed since the last 15 day period during which a portable storage container was located on the property. This exception shall only be applied three times in any 12 month period on any given property.
- 3. All portable storage containers shall display a permit not to exceed one square foot in area that is clearly visible from the right-of-way that includes the container identification number, date of its placement on the property, date that removal will be required, and a local telephone number.