

Section 5-70. Table of Uses Permitted by District

The following tables list Permitted uses (P) through administrative review, uses permitted by Special Exception (SE), and uses permitted by Conditional Use Permit (CUP). Refer to Article 14 – Administrative Procedures Sections 14-16 through 14-23 for procedures related to Special Exceptions (SEs) and Conditional Use Permits (CUPs). The uses are subject to all other applicable requirements contained in the ordinance. Certain uses have additional, modified or more stringent standards listed in Article 9 Supplementary Use Regulations. (Staff note: Update as need based on Art 14 revisions.)

5-70.1. Agriculture / Animal / Outdoor Uses

Agriculture, Animal and Outdoor	Supp Reg	Zoning Districts											
		Cons.	Ag.		Residential					Mixed Use	Business		Ind.
		C-1	RC-1	RC-2	C-2	SC-1	SF-1	MF-1	MH-1	B-2	B-1	B-4	I-1
Agriculture													
Agricultural operation		CUP	P	P	SE	SE							
Agriculture processing			CUP	CUP							CUP		P
Agritourism			P	P	SE	SE							
Application of Biosolids	9B-2.10		P										
Aquaculture facility	9B-2.20	SE	P	P	SE	SE					P	P	P
Concentrated animal feeding operation	9B-2.30		P	P									
Farm brewery, limited	9B-2.40		P	P	SE	SE							
Farm distillery, limited	9B-2.40		P	P	SE	SE							
Farm livestock market			CUP	CUP								CUP	
Farm produce stand	9B-2.50		SE	SE									
Farm wayside stand	9B-2.60		P	P	SE	SE							
Farm winery	9B-2.40		P	P	SE	SE							
Farmers' market	9B-2.50		SE	SE		SE				P	P	P	

Agriculture, Animal and Outdoor	Supp Reg	Zoning Districts											
		Cons.	Ag.		Residential					Mixed Use	Business		Ind.
		C-1	RC-1	RC-2	C-2	SC-1	SF-1	MF-1	MH-1	B-2	B-1	B-4	I-1
Forestry operation		P	P	P	P	P	P	P		P	P	P	P
Animal		C-1	RC-1	RC-2	C-2	SC-1	SF-1	MF-1	MH-1	B-2	B-1	B-4	I-1
Animal care and/or training facility (kennel)	9B-3.10		SE	SE	SE	SE					SE	SE	
Animal shelter, private	9B-3.10		SE	SE	SE	SE					SE	SE	
Animal training services	9B-3.20		SE	SE	SE	SE			SE	SE	P	P	
Chicken-keeping, backyard	9B-3.30						P						
Domestic Pets		P	P	P	P	P	P	P	P	P	P	P	P
Livestock, private use or enjoyment	9B-3.40		P	P	P	P						P	
Livestock, private use or enjoyment, requesting acreage reduction or animal increase	9B-3.40		SE	SE	SE	SE						SE	
Stable, commercial:	9B-3.50		P	P	P	SE							
Stable, private:	9B-3.60		P	P	P	P	P					P	
Stable, private: requesting acreage reduction	9B-3.60		SE	SE	SE	SE	SE					SE	
Outdoor		C-1	RC-1	RC-2	C-2	SC-1	SF-1	MF-1	MH-1	B-2	B-1	B-4	I-1
Campground	9B-4.10		CUP	CUP	CUP	CUP							
Camping, personal use or enjoyment	9D-30	P	P	P	P	P	P	P	P				

Agriculture, Animal and Outdoor	Supp Reg	Zoning Districts											
		Cons.	Ag.		Residential					Mixed Use	Business		Ind.
		C-1	RC-1	RC-2	C-2	SC-1	SF-1	MF-1	MH-1	B-2	B-1	B-4	I-1
Firing range, outdoor	9B-4.20		CUP	CUP	CUP								
Golf course			SE	SE	CUP	CUP							
Hunting and fishing clubs		SE	P	P	P	P							
Marina			CUP	CUP	CUP	CUP	CUP						
Nature based tourism		CUP	SE	SE	CUP	CUP				P	P	P	
Outdoor recreational club			SE	SE	CUP								
Wetland mitigation bank			CUP	CUP	CUP								

5-70.2. Civic and Institutional Uses

Civic and Institutional	Supp Reg	Zoning Districts											
		Cons.	Ag		Residential					Mixed Use	Business		Ind.
		C-1	RC-1	RC-2	C-2	SC-1	SF-1	MF-1	MH-1	B-2	B-1	B-4	I-1
Cemetery	9B-5.10		CUP	CUP	CUP	CUP	CUP						
Churches and other places of worship			P	P	P	P	P	P	P	P	P	P	
Day care center, adult			SE	SE	SE	SE				P	P	P	
Day care center, child			SE	SE	SE	SE				P	P	P	
Family day home, 5-12 children	9B-5.20		P	P	P	P	CUP	CUP		CUP		P	
Fire and/or EMS company stations			P	P	P	P	P	P	P	P	P	P	P
Food pantry / soup kitchen			SE	SE	CUP	CUP				CUP	P	P	

Civic and Institutional	Supp Reg	Zoning Districts											
		Cons.	Ag		Residential					Mixed Use	Business		Ind.
		C-1	RC-1	RC-2	C-2	SC-1	SF-1	MF-1	MH-1	B-2	B-1	B-4	I-1
Funeral Home and/or crematorium										P	P	P	
Hospital											P		
Lodge halls and clubs			SE	SE	CUP	CUP				P	P	P	
Long-term care facility										P	P	P	
Museum			P	P	P	P	SE	SE		P	P	P	
Park, natural area, or community facility	9B-5.30	P	P	P	P	P	P	P	P	P	P	P	P
Public building / facility		P	P	P	P	P	P	P	P	P	P	P	P
Residential group homes, 1-8 individuals	9B-5.40		P	P	P	P	P	P	P	P			
Residential group homes, 9+ individuals	9B-5.40		CUP	CUP	CUP	CUP		CUP		CUP		CUP	
Schools, private elementary / secondary			CUP	CUP		CUP				P	P	P	
Schools, private in-home (1-4 students)		P	P	P	P	P	P	P	P	P	P	P	
Schools, private in-home (5-12 students)			P	P	P	P	CUP	CUP		CUP		P	
Schools, public elementary / secondary			P	P	P	P	P	P	P	P	P	P	
Schools, post-secondary			CUP	CUP		CUP				P	P	P	SE
Transitional Community Facility, 9+ individuals	9B-5.50										CUP		

Civic and Institutional	Supp Reg	Zoning Districts											
		Cons.	Ag		Residential					Mixed Use	Business		Ind.
		C-1	RC-1	RC-2	C-2	SC-1	SF-1	MF-1	MH-1	B-2	B-1	B-4	I-1
Transitional Home, 1-8 individuals	9B-5.50		CUP					CUP				CUP	

5-70.3. Commercial Products and Service Uses

Commercial Products and Services	Supp Reg	Zoning Districts											
		Cons	Ag		Residential					Mixed Use	Business		Ind.
		C-1	RC-1	RC-2	C-2	SC-1	SF-1	MF-1	MH-1	B-2	B-1	B-4	I-1
Adult business	9B-6.10												CUP
Automobile impound facility	9B-6.20										P/CUP		P
Automobile towing services	9B-6.30										P	P/SE	P
Automobile / vehicle service facility	9B-6.40										P	P/SE	P
Automobile / vehicle storage facility	9B-6.50										CUP	CUP	P
Commercial indoor entertainment, amusement, or sports										P	P	SE	
Commercial outdoor entertainment, amusement, or sports, major	9B-6.60		CUP							CUP	CUP	CUP	
Commercial outdoor entertainment, amusement, or sports, minor	9B-6.60		SE	SE						SE	P	CUP	

Commercial Products and Services	Supp Reg	Zoning Districts											
		Cons	Ag		Residential					Mixed Use	Business		Ind.
		C-1	RC-1	RC-2	C-2	SC-1	SF-1	MF-1	MH-1	B-2	B-1	B-4	I-1
Engine / equipment repair, small	9B-6.70										P	P	P
Event facility	9B-6.80		CUP	CUP	CUP	CUP				P	P	CUP	
Fire range, indoor	9B-6.90		CUP	CUP	CUP						P		P
Micro-beverage production establishment										P	P	P	P
Office, general										P	P	P	P
Parking lots or structures								P		P	P	P	P
Personal service establishment										P	P	P	
Restaurant and catering facilities										P	P	P	
Restaurant, drive through											P	P	
Sales, general store, country	9B-6.100		SE	SE	SE							P	
Sales, retail, convenience											P		
Sales, retail / wholesale, indoor	9B-6.110									P	P	P	
Sales, retail / wholesale, outdoor	9B-6.120		CUP								P	P	P
Sales, seasonal	9B-6.130									P	P	P	
Studio, fine and performing arts										P	P	P	
Taxidermy and/or pet crematorium			SE	SE						P	P	P	
Veterinary clinic	9B-6.140		SE	SE						P	P	P	

Commercial Products and Services	Supp Reg	Zoning Districts											
		Cons	Ag		Residential					Mixed Use	Business		Ind.
		C-1	RC-1	RC-2	C-2	SC-1	SF-1	MF-1	MH-1	B-2	B-1	B-4	I-1
Wellness and fitness center										P	P	P	
Consumer Products and Services (lodging)													
Bed and breakfast			SE	SE	SE	SE	SE			P	P	P	
Hotel or motel											P		
Inn			CUP	CUP	CUP					P	P	CUP	

5-70.4. Industrial and Utility Uses

Industrial and Utility	Supp. Reg.	Zoning Districts											
		Cons.	Ag.		Residential					Mixed Use	Business		Ind.
		C-1	RC-1	RC-2	C-2	SC-1	SF-1	MF-1	MH-1	B-2	B-1	B-4	I-1
Industrial													
Airport, commercial			CUP										CUP
Airstrip, private			CUP	CUP	CUP	CUP							
Animal slaughter and/or rendering establishment	9B-7.10		CUP										CUP
Contractor storage yards			SE								SE	SE	P
Dredge spoil site			CUP	CUP	CUP								
Freight containers as accessory structures	9D-10	P	P	P	P	P			P		P	P	P
Junkyard or salvage yard	9B-7.20										CUP		CUP

Industrial and Utility	Supp. Reg.	Zoning Districts											
		Cons.	Ag.		Residential					Mixed Use	Business		Ind.
		C-1	RC-1	RC-2	C-2	SC-1	SF-1	MF-1	MH-1	B-2	B-1	B-4	I-1
Warehouse, mini	9B-7.50											P/SE	P
Utilities		C-1	RC-1	RC-2	C-2	SC-1	SF-1	MF-1	MH-1	B-2	B-1	B-4	I-1
Commercial communication facility, major	9B-8.10	SE	SE	SE	SE	SE	SE	SE	SE	SE	SE	SE	SE
Commercial communication facility, minor	9B-8.10	P	P	P	P	P	P	P	P	P	P	P	P
Power utility-electric	9B-8.20	CUP	CUP	CUP	CUP	CUP	CUP	CUP	CUP	CUP	CUP	CUP	CUP
Power utility-nuclear	9B-8.20												CUP
Solar energy facility, commercial community-scale	9B-8.30		CUP			CUP							
Solar energy facility, private large-scale, ground mounted	9B-8.30	CUP	P	CUP	CUP	CUP	CUP	CUP	CUP	CUP	CUP	CUP	P
Solar energy facility, private large-scale, roof mounted / solar canopy	9B-8.30	P	P	P	P	P	P	P	P	P	P	P	P
Solar energy facility, private small-scale	9B-8.30	P	P	P	P	P	P	P	P	P	P	P	P
Solar energy facility, utility-scale:	9B-8.30		CUP			CUP							
Uses required for provision and maintenance of public utilities	9B-8.40	P	P	P	P	P	P	P	P	P	P	P	P
Wind energy facility, small system	9B-8.50	P	P	P	P	P	P						

5-70.5. Residential Uses

Residential Uses	Supp Reg	Zoning Districts											
		Cons.	Ag.		Residential					Mixed Use	Business		Ind.
		C-1	RC-1	RC-2	C-2	SC-1	SF-1	MF-1	MH-1	B-2	B-1	B-4	I-1
Ancillary residential structure or use	9B-9.10		P	P	P	P	P			P			
Dwelling, accessory	9B-9.20		P	P	P	P	P			P	SE	P	
Dwelling, multifamily	9B-9.30							P / CUP		P			
Dwelling, single-family attached (townhouse)	9B-9.40							P		P			
Dwelling, single-family detached, cluster	9B-9.50		P	P	P	P							
Dwelling, single-family detached, conventional	9B-9.60		P	P	P	P	P	CUP					
Dwelling, two-family	9B-9.40							P		P			
Home occupation, Type I	9B-9.70		P	P	P	P	P	P	P	P	P	P	
Home occupation, Type II	9B-9.70		SE	SE	SE	SE	SE	SE	SE	SE	SE	SE	SE
Manufactured home			P	P					P				