

that all types of uses work together to create a cohesive development. This district is permitted only with a Planned Development overlay as per [Chapter 8](#) (Planned Development Districts).

## 7.2 PERMITTED AND CONDITIONAL USES

Table 5: Commercial Districts: Permitted and Conditional Uses lists permitted and conditional uses for the commercial districts. A “P” indicates that a use is permitted within that district. A “C” indicates that a use is a conditional use in that district and must obtain conditional use approval as required in [Chapter 4.5](#) (Conditional Use). No letter (i.e. a blank space), or the absence of the use from the table, indicates that use is not permitted within that district. For unlisted uses, see [Chapter 7.3](#) (Interpretation of Unlisted Uses).

TABLE 5: COMMERCIAL DISTRICTS: PERMITTED AND CONDITIONAL USES

| TABLE 5   COMMERCIAL DISTRICTS   PERMITTED AND CONDITIONAL USES |                  |    |   |                 |                  |    |    |   |               |
|---|------------------|----|---|-----------------|------------------|----|----|---|---------------|
| USE TYPES <sup>1</sup><br>"P" = PERMITTED // "C" = CONDITIONAL  | MXR <sup>2</sup> | NC | O | OTC             | MXC <sup>2</sup> | GC | HC | I | USE STANDARDS |
| <b>RESIDENTIAL USES</b>   |                  |    |   |                 |                  |    |    |   |               |
| Accessory Dwelling (Detached)                                   | C                |    |   |                 |                  |    |    |   |               |
| Assisted Living Facility  | P                | C  | C | C               | P                | P  |    |   | 10.3.1        |
| Bed and Breakfast   | C <sup>7</sup>   |    |   | C <sup>16</sup> | P                |    |    |   |               |
| Community Residence, Large (More than 8 persons)                |                  |    |   |                 |                  |    |    |   |               |
| Community Residence, Small (8 or less persons)                  | C                |    |   |                 |                  |    |    |   |               |
| Dwelling, Manufactured  |                  |    |   |                 |                  |    |    |   |               |
| Dwelling, Multi-Family  | P <sup>2</sup>   |    |   | P <sup>3</sup>  | P                |    |    |   |               |
| Dwelling, Single-Family   | P                |    |   | P <sup>3</sup>  | P                |    |    |   |               |
| Dwelling, Townhome  | P                |    |   |                 | P                |    |    |   |               |
| Home for the Aged   | C                |    |   |                 |                  |    |    |   |               |
| Independent Living Facility                                     | P                | P  | P | C               | C                | P  |    |   | 10.3.1        |
| Nursing Home  | P                | P  | P | C               | C                | P  |    |   | 10.3.1        |
| <b>GOVERNMENT &amp; EDUCATIONAL FACILITIES</b>                  |                  |    |   |                 |                  |    |    |   |               |
| Educational Facility, Primary /Secondary                        | P                |    | C | C               | P                | C  |    |   |               |
| Educational Facility, College / University                      | P                |    | P | C               | P                | P  |    |   |               |
| Educational Facility, Vocational School                         | C                |    | P | C               | P                | P  | P  | C |               |
| Government Facility & Offices                                   | P                | P  | P | P               | P                | P  | P  | P |               |
| Public Safety Facility  | P                | P  | P | P               | P                | P  | P  | P |               |
| Public Works Facility & Utility                                 | P                | P  | P | P               | P                | P  | P  | P |               |
| <b>RELIGIOUS USES</b>   |                  |    |   |                 |                  |    |    |   |               |
| Place of Worship  | P                | C  | C | P               | P                | P  | P  | C |               |

| TABLE 5   COMMERCIAL DISTRICTS   PERMITTED AND CONDITIONAL USES |                  |                 |                |                |                  |                |                |   |               |
|---|------------------|-----------------|----------------|----------------|------------------|----------------|----------------|---|---------------|
| USE TYPES <sup>1</sup>  | MXR <sup>2</sup> | NC              | O              | OTC            | MXC <sup>2</sup> | GC             | HC             | I | USE STANDARDS |
| "P" = PERMITTED // "C" = CONDITIONAL                            |                  |                 |                |                |                  |                |                |   |               |
| <b>ENTERTAINMENT USES</b>                                       |                  |                 |                |                |                  |                |                |   |               |
| Art Gallery   | P                | P               |                | P              | P                | P              |                |   |               |
| Community Garden  | P                |                 |                |                | P                |                |                |   |               |
| Cultural Facility   | P                | P               |                | P              | P                | P              |                |   |               |
| Fire Range, Indoor  |                  |                 |                |                | C                | P              | P              | C |               |
| Fire Range, Outdoor   |                  |                 |                |                |                  |                |                |   |               |
| Golf Course   | P                |                 |                |                |                  |                |                |   |               |
| Health / Fitness Center   | P                | P               | P              | P              | P                | P              |                |   |               |
| Indoor Entertainment Facility                                   | C                | C               |                | C              | P                | P              |                |   | 10.3.5        |
| Indoor Recreation Facility                                      | C                | C               |                | P              | P                | P              | C              | C | 10.3.5        |
| Live Entertainment  | P                |                 |                | P              | P                | P              |                |   |               |
| Marina  | C                | C               |                | C              | C                | C              |                |   |               |
| Outdoor Entertainment Facility                                  |                  |                 |                | C              | C                | C              |                |   | 10.3.5        |
| Outdoor Recreation Facility                                     | C                | C               |                | C              | C                | P              |                |   | 10.3.5        |
| Race Tracks   |                  |                 |                |                |                  | C              | C              |   |               |
| Recreational Training School                                    | P                | P               | C              | P              | P                | P              | C              | C |               |
| Social Club or Lodge  | C                | C               | C              | P              | P                | P              |                |   | 10.3.13       |
| <b>OFFICE USES</b>  |                  |                 |                |                |                  |                |                |   |               |
| Call Center   | P <sup>4</sup>   | P <sup>4</sup>  | P              | P              | P                | P              | P              |   |               |
| Office  | P <sup>4</sup>   | P <sup>4</sup>  | P              | P <sup>4</sup> | P                | P              | P              | P |               |
| <b>RETAIL USES</b>  |                  |                 |                |                |                  |                |                |   |               |
| Brewery Tap Room and Retail Sales <sup>15</sup>                 |                  | C <sup>13</sup> |                | C              | C                | P              | P              | P |               |
| Motor Vehicle Dealership  |                  |                 |                |                | P <sup>5</sup>   | P <sup>6</sup> | P <sup>6</sup> |   | 10.3.8        |
| Retail Goods Establishment                                      | P <sup>4</sup>   | P <sup>4</sup>  | P <sup>7</sup> | P <sup>4</sup> | P                | P              |                |   |               |
| <b>SERVICE USES</b>   |                  |                 |                |                |                  |                |                |   |               |
| Animal Hospital   | P                | C               |                | P              | P                | P              | P              |   |               |
| Banquet Hall  |                  |                 | P              | P              | P                | P              |                |   |               |
| Car Wash  |                  | C               |                |                | C                | P              | P              |   |               |
| Caterer   | P                | P               |                | P              | P                | P              | P              |   |               |
| Day Care Center, Adult or Child                                 | C                | P               | P              | P              | P                | P              | C              | C | 10.3.3        |
| Day Care Home, Adult or Child                                   | C                |                 |                |                | C                |                |                |   |               |
| Equipment Repair  |                  | C               |                | C              | C                | P              | P              |   |               |
| Financial Institution   | P                | P               | P              | P              | P                | P              |                |   |               |
| Funeral Home  |                  | C               |                | P              | P                | P              |                |   |               |
| General Business Services                                       | P <sup>4</sup>   | P <sup>4</sup>  | P              | P              | P                | P              | P              |   |               |
| Helistop  |                  |                 | C              | C              | C                | C              | C              | P |               |
| Hospital  |                  |                 | C              | C              | C                | P              | C              |   |               |
| Hotel / Motel   |                  |                 | P              | P              | P                | P              |                |   |               |
| Kennel  |                  |                 |                | C              |                  | P              | P              |   | 10.3.6        |

| TABLE 5   COMMERCIAL DISTRICTS   PERMITTED AND CONDITIONAL USES |                  |                 |                   |                |                  |                 |                   |                 |               |
|---|------------------|-----------------|-------------------|----------------|------------------|-----------------|-------------------|-----------------|---------------|
| USE TYPES <sup>1</sup>  | MXR <sup>2</sup> | NC              | O                 | OTC            | MXC <sup>2</sup> | GC              | HC                | I               | USE STANDARDS |
| "P" = PERMITTED // "C" = CONDITIONAL                            |                  |                 |                   |                |                  |                 |                   |                 |               |
| <b>SERVICE USES</b>   |                  |                 |                   |                |                  |                 |                   |                 |               |
| Medical / Dental Clinic   | P <sup>4</sup>   | P <sup>4</sup>  | P                 | P              | P                | P               |                   |                 |               |
| Medical / Dental Laboratory                                     |                  |                 | C                 | P              | P                | P               | P                 | P               |               |
| Medical Rehabilitation Facility, Residential                    | P                | P               | P                 | P              | P                | P               |                   |                 |               |
| Meeting / Event Center  | C                |                 | P                 | P              | P                | P               |                   |                 |               |
| Motor Vehicle Rental Establishment                              |                  |                 |                   | P              | C                | P               | P                 |                 |               |
| Motor Vehicle Service Station / Fuel Center                     | C                | C               |                   |                | C                | P               | P                 |                 | 10.3.7        |
| Motor Vehicle Service & Repair, Major                           |                  |                 |                   |                |                  | C               | P                 |                 | 10.3.10       |
| Motor Vehicle Service & Repair, Minor                           |                  |                 |                   |                | C                | P               | P                 |                 | 10.3.10       |
| Parking Lot (Principal Use)                                     |                  |                 | P                 | P              | P                | P               | P                 | P               |               |
| Parking Structure (Principal Use)                               |                  |                 | P                 | P              | P                | P               | P                 | P               |               |
| Payday / Title Loan Agency                                      |                  |                 |                   |                |                  | C               | P                 |                 |               |
| Personal Services Establishment                                 | P <sup>4</sup>   | P <sup>4</sup>  | P                 | P <sup>4</sup> | P                | P               |                   |                 |               |
| Printing Shop   |                  |                 | P <sup>7</sup>    | P <sup>4</sup> |                  | P <sup>8</sup>  | P <sup>9</sup>    | P               |               |
| Research and Development Facility                               |                  |                 | P                 | P              | P                | P               | P                 | P               |               |
| Restaurant, Full Service & Carry Out                            | C                | P <sup>13</sup> | P <sup>7,13</sup> | P              | P                | P               |                   |                 |               |
| Restaurant, Quick Service                                       |                  |                 |                   |                | C                | P               |                   |                 |               |
| Taxidermy   |                  |                 |                   | P              | P                | P               | P                 |                 |               |
| Utility, Private  | P                | P               | P                 | P              | P                | P               | P                 | P               |               |
| <b>HEAVY RETAIL &amp; SERVICE USES</b>                          |                  |                 |                   |                |                  |                 |                   |                 |               |
| Contractor Office & Storage Yard                                |                  |                 |                   |                |                  | P <sup>10</sup> | P                 | P               |               |
| Food Service Contractor   |                  |                 |                   |                |                  | C <sup>4</sup>  | P                 | P               |               |
| Heavy Retail, Rental & Service Establishment                    |                  |                 |                   |                | C                | P               | P                 | P               |               |
| Machine Shop  |                  |                 |                   |                |                  |                 | P                 | P               |               |
| Motor Vehicle Operations Facility                               |                  |                 |                   | C              | C                | P               | P                 |                 | 10.3.9        |
| Reupholstery / Custom Home Textiles                             |                  |                 |                   | P <sup>4</sup> |                  | P <sup>4</sup>  | P                 |                 |               |
| Self-Service Storage Facility                                   |                  |                 |                   |                |                  | C               | P                 | P               |               |
| Welding Shop  |                  |                 |                   |                |                  | C               | P                 | P               |               |
| <b>INDUSTRIAL USES</b>  |                  |                 |                   |                |                  |                 |                   |                 |               |
| Concrete or Asphalt Plant                                       |                  |                 |                   |                |                  |                 | C                 | C               |               |
| Manufacturing, Heavy  |                  |                 |                   |                |                  |                 |                   | C               |               |
| Manufacturing, Light  |                  |                 |                   |                |                  | C <sup>4</sup>  | P <sup>8</sup>    | P               |               |
| Scrap Operations  |                  |                 |                   |                |                  |                 |                   | C               | 10.3.14       |
| Sign Manufacturing / Fabricating                                |                  |                 |                   |                |                  | P               | P                 | P               |               |
| Trucking Company / Terminal                                     |                  |                 |                   |                |                  | C <sup>11</sup> | P                 | P               |               |
| Warehouse / Distribution  |                  |                 |                   |                |                  | C <sup>8</sup>  | P <sup>9,12</sup> | P <sup>12</sup> |               |