19.150.020 - Permitted land uses.

- A. Table 19.150.020.A (Permitted Uses Table), Table 19.150.020.B (Incidental Uses Table) and Table 19.150.020.C (Temporary Uses Table) in Chapter 19.150 (Base Zones Permitted land uses) identify permitted uses, permitted accessory uses, permitted temporary uses, and uses permitted subject to the approval of a minor conditional use permit (Chapter 19.730 Minor Conditional Use Permit), or conditional use permit (Chapter 19.760 Conditional Use Permit), or uses requiring some other permit. Table 19.150.020.A also identifies those uses that are specifically prohibited. Uses not listed in tables are prohibited unless the Community and Economic Development Director or his/her designee, pursuant to Chapter 19.060 (Interpretation of Code), determines that the use is similar and no more detrimental than a listed permitted or conditional use. Any use which is prohibited by state and/or federal law is also strictly prohibited.
- B. Chapter 19.149 Airport Land Use Compatibility includes additional Airport Land Use Compatibility Plan requirements for discretionary actions proposed on property located within an Airport Compatibility Zone. When located within an Airport Land Use Compatibility Zone, greater land use, restrictions for airport compatibility may apply per the applicable Airport Land Use Compatibility Plan.

	19.150.020.B - Incidental Uses Table																					
	This table identifies uses which are generally only permitted as an incidental use to some other permitted use on the property.																					
	Zones																					
Use		tial Conserva ial (RR), Resi 1), Multip	ation (RC), R	te (RE), Si	l Agricultı ngle-Fam	ily Reside		(Off	ce & Comr ice, Comm ercial Gene Regional	nercial Re eral, Com	tail,		ed Use Z borhood Urban)	, Village,		iness Mar eneral Ind	rial Zones nufacturin ustrial, Aii al, Airport	port	(Public	Other Zor Facilities, orhood Co Overlay	Location of Required Standards in the Municipal Code	
	RC**	RA-5**	RR	RE	R-1	R-3	R-4	О	CR	CG	CRC*	MU-N	MU-V*	MU-U*	ВМР	- 1	AI	AIR	PF	RWY	NC Overlay	
Accessory Buildings & Structures	Р	Р	Р	Р	Р	Р	Р	Р	Р	Р	Р	Р	Р	Р	Р	Р	Р	Р	Р	Р	Р	19.440 - Accessory
Cargo Containers	Х	Р	Р	Х	Х	Х	Х	Х	Х	Р	Х	Х	Х	Х	Р	Р	Р	Р	Р	Р	Х	Buildings & Structures
Agricultural Field Office	С	С	MC	Х	MC	х	Х	Х	х	Х	Х	х	х	х	х	Х	Х	х	Х	х	х	19.445 - Agricultural Field Office
Accessory Dwelling Unit ¹	<u>P</u>	<u>P</u>	<u>×P</u>	Р	Р	<mark>ХР</mark>	<mark>ХР</mark>	X	х	х	Х	<u> </u>	<u> </u>	<u> </u>	х	Х	Х	х	х	Х	х	19.442 - Accessory Dwelling Unit 19.910 - Definitions
Accessory Living Quarters	Р	Р	Р	Р	Р	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	19.910 - Definitions
Agricultural Stand	Х	Р	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	
Alcohol Sales:																						
Off-Sale	Х	Х	Х	Х	Х	Х	Х	Х	С	С	С	С	С	С	Х	Х	Х	Х	Х	Х	С	19.310 - Florist Shops 19.450 - Alcohol Sales
On-Sale ^{4 2}	Х	Х	Х	Х	Х	Х	Х	MC	MC	MC	MC	МС	MC	MC	MC	Х	Х	MC	Х	Х	МС	
Incidental to Florist Shop	Х	Х	х	Х	Х	Х	Х	MC	MC	MC	MC	MC	MC	MC	Х	Х	Х	Х	Х	Х	МС	
Concurrent Sale of Vehicle Fuel	Х	Х	х	х	Х	х	х	Х	С	С	С	х	х	Х	С	С	С	С	Х	х	х	
Animal Keeping:																						
Domestic Animals	Р	Р	Р	Р	Р	Р	Р	Х	Х	Х	Х	Р	Р	Р	X	Х	Х	Х	Х	Х	Х	19.455 - Animal Keeping
Non-Domestic Animals	Р	P/C	P/MC	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	X	Х	Х	Х	Х	Х	Х	
Dairies	Х	С	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	х	Х	

Day Care Homes - Small Family P P P P P P P P X X X X X X X X X X X	Riding Stables & Academies	Х	Р	Х	Х	х	х	х	X	X	х	Х	х	х	Х	Х	Х	Х	Х	Х	х	Х	
Carelander P	Bees	Р	Р	Р	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	
Centertex How Gunters: Agricultural Mark Agricultural Ag	Earthworms	Х	P/C	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	
Agricultural N. C. MC N. MC N. MC N.	Aviaries	Р	Р	Р	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	
Market	Caretaker Living Quarters:																						
Commercial Storage X	Agricultural	Х	С	MC	Х	МС	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	Х	
Construction		Х	х	Х	Х	Х	Х	х	Х	Х	Х	х	х	х	х	х	МС	MC	МС	х	х	х	
Day Care Homes - Small Family Day Care Homes - Ca		TUP	TUP	TUP	TUP	TUP	TUP	TUP	TUP	TUP	TUP	TUP	TUP	х	TUP								
Drive-thru Businesses incidental to: Restaurants	Day Care Homes - Large Family	DCP	Х	X	Х	х	DCP	DCP	DCP	Х	Х	Х	х	Х	Х	х	- I						
Restaurants	Day Care Homes - Small Family	Р	Р	Р	Р	Р	Р	Р	Х	Х	Х	х	Р	Р	Р	Х	Х	Х	Х	Х	х	х	
Banks & Financial Institutions/Services (Including Standalone ATMs) Drug Store & Pharmacies:																							
Institutions/Services (Including Standalone ATMs) Standalone ATMs) Drug Store & Pharmacies:	Restaurants	X	Х	Х	Х	Х	X	Х	Х	С	С	С	Х	С	С	Х	X	Х	Х	х	x	Х	■ I
2,000 sq. ft. or less	Institutions/Services (including	х	Х	х	X	Х	X	Х	МС	MC	MC	MC	Х	С	С	х	Х	Х	Х	Х	x	Х	
More than 2,000 sq. ft.	Drug Store & Pharmacies:																						
Other Uses	2,000 sq. ft. or less	Х	Х	Х	Х	Х	Х	Х	MC	MC	MC	МС	Х	С	С	Х	Х	Х	Х	Х	Х	Х	
Dwelling Unit(s) with Assemblies of people—non-entertainment*** X	- 1	Х	Х	х	Х	Х	Х	х	Х	MC	MC	МС	Х	С	С	Х	Х	Х	х	х	Х	х	
Assemblies of people—non-entertainment*** X	Other Uses	Х	Х	Х	Х	Х	Х	Х	С	С	С	С	Х	С	С	Х	X	Х	Х	Х	Х	Х	
Fuel Systems - Private (Above Ground Tanks) X X X X X X X X X X X X X X X X X X	Assemblies of people—non-	Х	х	С	С	С	С	х	С	С	С	С	С	С	С	х	Х	X	X	х	Х	Х	People - Non -
Fuel Systems - Private (Above Ground Tanks) X X X X X X X X X X X X X X X X X X	Entertainment - Incidental	Х	Х	Х	Х	Х	Х	Х	Х	Р	Р	Р	Р	Р	Р	Х	Х	Х	Х	х	Х	Р	
Home Occupations X X X P P P P X X X X X X X X X X X X		Х	х	х	X	Х	Х	Х	P/MC	х	Systems - Private												
Commercial (Prohibited x x x x x x x x x x x x x x x x x x x	Home Occupations	Х	х	Р	Р	Р	Р	Р	Х	х	Х	х	Р	Р	Р	х	Х	Х	Х	Х	х	Р	<u> </u>
Commercial (Prohibited x x x x x x x x x x x x x x x x x x x	Marijuana Cultivation:																						19.342 - Mariiuana Uses
Personal - Indoor P P P P P P P P X X X X X X X X X X X		Х	х	x	Х	х	х	Х	Х	х	х	х	х	х	Х	х	Х	Х	Х	Х	х	х	and Activities See Article X
	Personal - Indoor	Р	Р	Р	Р	Р	Р	Р	X	X	Х	Х	Х	Х	Х	Х	X	Х	Х	Х	Х	Х	(Definitions)

Personal - Outdoor (Prohibited Use)	Х	Х	х	Х	х	х	Х	х	X	X	х	х	х	Х	х	х	Х	Х	х	Х	х	
Mining/Mineral Extraction	Х	х	С	С	С	С	С	Х	С	С	х	Х	Х	х	х	С	Х	Х	Х	х	x	19.490 - Mining/Mineral Extraction
Outdoor Dining (Permanent)	x	Х	X	Х	Х	Х	х	Р	Р	Р	Р	Р	Р	Р	Р	X	Х	Р	х	х	Р	19.495 - Outdoor Dining and Food Preparation (Permanent)
Outdoor Food Preparation (Permanent)	X	X	X	X	X	X	X	MC	MC	MC	МС	MC	MC	MC	MC	X	Х	MC	х	х	МС	19.495 - Outdoor Dining and Food Preparation (Permanent)
Outdoor Display of Incidental Plant Materials	X	X	X	X	X	X	x	X	Р	Р	Р	Р	Р	Р	Х	х	Х	х	х	х	Р	19.500 - Outdoor Display of Incidental Plant Materials
Outdoor Display and Sales - Incidental ²³	Х	х	х	Х	х	Х	х	Х	Х	TUP	х	Х	Х	х	х	Х	Х	Х	Х	Х	x	19.505 - Outdoor Display and Sales
Outdoor Storage - Incidental	Х	х	х	Х	х	Х	х	Х	Х	Х	х	Х	Х	х	Р	Р	Р	Р	Х	Х	x	19. 510 - Outdoor Storage
Play Areas Incidental to Restaurants ³⁴	x	x	X	Х	X	Х	x	Х	MC	MC	MC	X	х	Х	Х	х	Х	х	Х	X	x	19.515 - Play Areas Incidental to Restaurants
Rental of Rooms																						19.100 -Residential
2 or fewer	Р	Р	Р	Р	Р	Х	Х	Х	Х	Х	Х	Р	Х	Х	Х	Х	Х	Х	Х	Х	Х	Zones 19.520 - Rental of
3 or 4	Р	Р	RRP	RRP	RRP	Х	х	X	Х	Х	х	RRP	х	Х	х	х	Х	X	х	X	х	Rooms 19.895 - Room Rental Permit
Tiny Home(s) Community***	х	Х	С	С	С	С	Х	С	С	С	С	С	С	С	Х	Х	Х	X	х	X	X	19.255 - Assemblies of people—non- entertainment 19.910 - Definitions
Vehicle Repair - Personal	Р	Р	Р	Р	Р	х	Х	Х	X	X	х	х	х	Х	х	х	Х	Х	Х	Х	х	19.527 - Vehicle Repair - Personal

Accessory Dwelling Units (ADU) are permitted when an existing or proposed primary single-family residential dwelling is located on the same property, pursuant to Chapter 19.422.

- ¹² See exemptions noted in 19.450 Alcohol Sales
- Outdoor Sales and Display Incidental are permitted on an intermittent basis with a TUP. See Section 19.740
- 4 Where play areas are proposed in conjunction with a new drive-thru restaurant, the play area can only be considered under the same conditional use permit required for the drive-thru business.
- * = For CRC, MU-U and MU-V Zones a Site Plan Review (Chapter 19.770) is required for any new or additions/changes to existing buildings or structures.
- ** = For a more detailed listing of the permitted land uses in the RA-5 and RC Zones, refer to Sections 19.100.030.A (RA-5 Zone Permitted Uses) and 19.100.030.B (RC Zone Permitted Uses). If any conflict between this Table and Sections 19.100.030.A and 19.100.030.B exists, the provisions of Sections 19.100.030.A and 19.100.030.B exists, the provisions of Sections 19.100.030.A and 19.100.030.B exists, the provisions of Sections 19.100.030.B and 19.100.030.B exists and 19.100.030.B exists are sections 19.100.030.B exists and 19.100.030.B exists are sections 19.100.030.B exists are sections
- *** = Accessory to an Assemblies of People Non-Entertainment and shall meet all applicable standards identified in Chapter 19.255.

RCP = Recycling Center Permit, Chapter 19.870.	TUP = Temporary Use Permit, Chapter 19.740	X = Prohibited
DCP = Day Care Permit - Large Family, Chapter 19.860	sq. ft. = Square Feet	SP = Site Plan Review Permit, Chapter 19.770
PRD = Planned Residential Development Permit, Chapter 19.780	RRP = Room Rental Permit	