

Table 5-1. Principal Uses.

Use Type	Agricultural Zoning Districts			Residential Zoning Districts													Commercial Zoning Districts			Industrial Zoning Districts		Obsolete Zoning Districts				Subject to Specific Use Standards?	Site Development Plan Required to Initiate Use?	Site Plan Required to Initiate Use?
	F-5	A-35	A-5	RR-5	RR-2.5	RR-0.5	RS-20000	RS-6000	RS-5000	RM-12	RM-30	RT	MHP	MHS	MHPR	RVP	CC	CR	CS	I-2	I-3	C-1	C-2	M	R-4			
Acid Manufacturing																					S			S			YES	
Adult Care Home	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴												YES	YES
Agricultural Business		S																									YES	
Agricultural Structure	A	A	A	A																							YES	YES
Agricultural Stand	A	A	A	A																							YES	YES
Agritainment	A ⁷	A ⁷	A ⁷	A ⁷																							YES	YES
Airstrip, Personal		S																									YES	YES
Amusement Center, Indoor																	S	A	A				A	A	A		YES	
Amusement Center, Outdoor	S	S	S ²														S	S	S			S	S	A		YES		
Animal Day Care Facility																		A	A	A				A		YES	YES	
Animal Refuge	S	S	S	S																							YES	
Auction Facility		S	S														S		A				A	A		YES	YES	
Automobile and Boat Storage Yards																	S		A	A	A			A		YES	YES	
Automobile and Trailer Sales																	S	S	A	S				A		YES		

Notes:

“A” = Allowed Use, “S” =Special Use, “T”= Temporary Use

¹Minimum lot area of 5 acres irrespective of nonconforming lot or parcel status

²Minimum lot area of 10 acres irrespective of nonconforming lot or parcel status

³Minimum lot area of 35 acres irrespective of nonconforming lot or parcel status

⁴Use may be an allowed use or special use depending on size and other criteria. See specific use criteria.

⁵A minimum of 1acre is required for a private stable.

⁶Marijuana Club is prohibited in all zoning districts.

⁷Minimum area of 35 acres. When less than 35 acres a special use is required.

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Bakery, Retail																	A	A	A						A									YES			
Bakery, Wholesale																			A	A	A					A									YES		
Bar																	A	A	A				A	A	A										YES		
Barber/Beauty Shop																	A	A	A				A	A	A										YES		
Batch Plant																						S			S										YES		
Batch Plant, Temporary	T	T	T	T	T	T	T	T	T	T	T	T					T	T	T	T	T	T	T	T	T	T	T	T					YES		YES		
Bed and Breakfast Inn	S	S	S	S	S	S	S	S	S	S	S	S																						YES		YES	
Billiard Parlor																	A	A	A				A	A	A										YES		
Boarding House																	S	S	A				S	S	A										YES		
Bottling Works																			A			A		A	A											YES	
Business Event Center		S	S														A	A	A				S	S	A											YES	
Car Wash																	A	A	A				A	A	A											YES	
Carnival or Circus																	T	T	T															YES		YES	
Cement Manufacturing																						S			S											YES	
Cemetery	S	S	S	S	S	S																														YES	

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Child Care Center	S ⁴	S ⁴	S ⁴	S ⁴	S ⁴	S ⁴	S ⁴	S ⁴	S ⁴	A	A	S ⁴	S ⁴	S ⁴	S ⁴		A	S	A			A	A	S		YES	YES		
Christmas Tree Sales																	T	T	T			T	T	T				YES	
Club	S		S															A	A			A	A	A			YES		
CMRS Facility, Freestanding		S															S	S	S	S	S	S	S	S		YES	YES		
CMRS Facility, Stealth	S	A	S	S	S	S	S	S	S	S	S	S	S	S	S	S	A	A	A	A	A	A	A	A	A	A	YES	YES	
Commercial or Retail as Part of Overall Shopping Center																	A	A	A			A	A	A			YES		
Community Building		S	S	S	S	S	S	S	S	S	S	S	A	A	A	A	A	A	A			S	S	A			YES		
Composting Facility																					S			S		YES	YES		
Construction Equipment Storage and Field Offices, Temporary	T	T	T	T	T	T	T	T	T	T	T	T	T	T	T		T	T	T	T	T	T	T	T	T	YES	YES		
Contractor's Equipment Yard																			S	S	A		S	A			YES		
Convenience Store																	A	A	A			A	A	A			YES		
Copy Shop																	A	A	A			A	A	A			YES		
Dairy		A ³	A ³	A ³																				S				YES	
Dry Cleaning Plant																					A	A		A			YES		
Dwelling, Attached Single-Family								A	A	A	A															YES		YES	

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Dwelling, Detached Single-Family	A	A	A	A	A	A	A	A	A			A													S						YES
Dwelling, Multifamily										A	A																		YES		
Dwelling, Two-Family	S	A	S	S		S			A	A		S																	YES		
Educational Institution, Private	S	S	S	S	S	S	S	S	S	S	S	S					S	S	S			S	S	A				YES			
Educational Institution, Public	A	A	A	A	A	A	A	A	A	A	A	A	A	A			A	A	A	A	A	A	A	A	A	A	A		YES		
Electronic, Electrical, Communication Equipment Manufacturing																				A	A			A				YES			
Emergency Facility, Private	S	S	S	S	S	S	S	S	S	S	S	S	S	S			A	A	A	A	A	S	S	S				YES			
Emergency Facility, Public	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A		YES		
Energy Generation Facilities less than 50 MW																					S			S				YES			
Explosives Manufacturing																					S			S				YES			
Family Care Home	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴													YES		YES		
Farm	A ³	A ³	A ³	A ³																											
Fertilizer Manufacturing																					S			S				YES			
Financial Institution																	A	A	A			A	A	A				YES			

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Firewood Sales		S ²	S ²															A		A			A													YES
Fireworks Sales																	T	T	T			T	T	T				YES							YES	
Flea Market																	S	A	S		S			A											YES	
Food Processing																			A	A	A		A	A											YES	
Freight Terminal																			S	A	A			A											YES	
Fuel Sales and Storage																				S	S		S	S											YES	
Funeral Home																	S	A	A			A	A	A											YES	
Garbage Service Companies																			A	S	A			M											YES	
Gas Station																	A	A	A				A	A											YES	
Glue Manufacturing																					S			S											YES	
Golf Course	S	S	S	S																		S	S	A											YES	
Greenhouse	S	A ¹	A	S																				A											YES	
Greenhouse (>1 acre)	S	S	S	S																															YES	
Group Home	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴	A ⁴																			YES	YES	
Half-Way House	S	S	S	S																															YES	

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Hazardous Material Storage																				S	S			A			YES		
Hazardous Waste Facility																					S				S		YES	YES	
Health Club																	A	A	A	S					A		YES		
Heavy Equipment Rental, Sales or Storage																			S	S	A			A	A		YES		
Home Improvement Center																	S	A	A	A	A			A	A		YES		
Hospital											S						A	A	S			S	S	A		YES			
Hospital, Convalescent	S	S	S							S	S					S	S	S				S	S	A		YES			
Hospital, Veterinary	S	S	S	S												S		S				S	S	A		YES			
Hotel																S	S	A				A	A	A		YES			
Human Service Shelter																S	S	A				S	S	S		YES			
Inert Material Disposal Site	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S		YES		YES	
Inert Material Disposal Site-Minor	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	YES		YES
Infectious Waste Transfer Station																				S	S			S		YES	YES		
Institution, Philanthropic	S		S	S	S	S										A	A	A				S	S	A		YES			
kennel		A ²	S	S												S		S				A	A	A		YES			

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Laboratory																S		S	A	A	A	A	A				YES	
Laundromat																A	A	A						A			YES	
Library	S		S	S						S	S					A	A	A			S	S	A			YES		
Light Industry																		S	A	A		S	A			YES		
Light Manufacturing																		S	A	A		S	A			YES		
Liquor Store																A	A	A			A	A	A			YES		
Livestock Feed Yard		S ³	S ³																		S			S		YES		
Livestock Sales Yard		A ³	S ²																		S		S	S		YES		
Lumber Yard		S	S													S	S	S	A	A		A	A			YES		
Manufactured Home	A	A	A	A	A	A	A	A	A			A		A										S			YES	
Marijuana Club ⁶																												
Marijuana Land Use, Medical																		A			A	A	A			YES		
Meat Processing, Custom		S	S															A	A	A						YES		
Medical Clinic																A	A	A					A			YES		
Metal Processing Plant																				S			S			YES		

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Mineral and Natural Resource Extraction Operations, Commercial	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	YES		YES
Mineral Processing Plant																					S			S				YES	
Mining, Construction-Related	T	T	T	T	T	T	T	T	T	T	T	T	T	T	T	T	T	T	T	T	T	T	T	T	T	T	YES		YES
Mini-Warehouse																	S		A	A	A			A				YES	
Mixed-Use Residential Units																	S	S	S								YES	YES	
Mobile Home, Post-1976		A	A	A									A	A	A														YES
Model Home/Subdivision Sales Office	T	T	T	T	T	T	T	T	T	T	T	T		T													YES		YES
Museum	S	S	S														A	A	A			S	S	A				YES	
Night Club																	S	A	S					A				YES	
Nursery, Retail																	A	A	A			A	A	A				YES	
Nursery, Wholesale	A	A ¹	A	A													S		A	A	A			A				YES	
Office, General																	A	A	A	S		A	A	A				YES	
Off-Premise Sign																	S		S		S	S	S	S		YES	YES		
Outdoor Concert			S ²																					A				YES	
Outside Storage																					A			A		YES	YES		

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Parking Garage																	A	A	A						A			YES	
Parking Lot																	A	A	A			A	A	A					YES
Peddler Sales																	T	T	T			T	T	T			YES		YES
Petroleum Refining																					S			S				YES	
Plaster Manufacturing																					S			S				YES	
Prison, Private		S															S		S	S	S			S				YES	
Proprietary School																	A	A	A	S				A				YES	
Public Building, Way or Space	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	YES	YES	
Public Park and Open Space	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	YES		
Publishing Companies																			S	A	A			A				YES	
Race Track		S ²	S ²																		S			A				YES	
Ranch	A ³	A ³	A ³	A ³																									
Recreation Camp	S	S	S	S																								YES	
Recreational Vehicle and Boat Storage																	S		A	A	A			A				YES	
Recycling Facility																					A			A			YES	YES	

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Rehabilitation Facility										S	S					A	A	A			A	A	A				YES	
Religious Housing		S								A	A																YES	
Religious Institution	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A			A	A	A				YES	
Rendering Plant		S	S ²																	S			S				YES	
Rental Services																A	A	A	S	S	A	A	A					
Repair Shop																A	A	A			A	A	A				YES	
Restaurant																A	A	A			A	A	A				YES	
Retail Sales, General																A	A	A	S	S	A	A	A				YES	
Retirement Center										A	A																YES	
Riding Academy		A ²	S ²	S ²																			A				YES	
Rodeo		S ²	S ²																				A				YES	
Salvage Yard																				S			S			YES	YES	
Sawmill		S ²	S ²																		A		A					
Seasonal Produce Sales																T	T	T			T	T	T			YES		YES
Sexually-Oriented Business																A		A			A	A	A			YES	YES	

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Shooting Range, Outdoor	S ²	S ²	S ²																									YES	
Shopping Center																		A	A						A			YES	
Slaughterhouse																					S				S			YES	
Smelter																					S				S			YES	
Solar Farm		S																			S							YES	
Solid Waste Disposal Site and Facility		S	S																		S				S		YES	YES	
Stables, Commercial		A ²	S ²	S ²																					A			YES	
Stables, Private	A	A	A	A	A	A ⁵						A ¹															YES		YES
Store																	A	A	A	S	S	A	A	A				YES	
Studio																	A	A	A			A	A	A				YES	
Tannery																					S				S			YES	
Temporary Housing	T	T	T	T								T															YES		YES
Theater																	S	A	A			A	A	A				YES	
Theater, Outdoor	S		S														S	S	S			S	S	A				YES	
Tiny House, Recreational Vehicle Park																A											YES		

Notes:

“A” = Allowed Use, “S” =Special Use, “T”= Temporary Use

¹Minimum lot area of 5 acres irrespective of nonconforming lot or parcel status

²Minimum lot area of 10 acres irrespective of nonconforming lot or parcel status

³Minimum lot area of 35 acres irrespective of nonconforming lot or parcel status

⁴Use may be an allowed use or special use depending on size and other criteria. See specific use criteria.

⁵A minimum of 1acre is required for a private stable.

⁶Marijuana Club is prohibited in all zoning districts.

⁷Minimum area of 35 acres. When less than 35 acres a special use is required.

Use Type	Agricultural Zoning Districts			Residential Zoning Districts													Commercial Zoning Districts			Industrial Zoning Districts		Obsolete Zoning Districts				Subject to Specific Use Standards?	Site Development Plan Required to Initiate Use?	Site Plan Required to Initiate Use?	
	F-5	A-35	A-5	RR-5	RR-2.5	RR-0.5	RS-20000	RS-6000	RS-5000	RM-12	RM-30	RT	MHP	MHS	MHPR	RVP	CC	CR	CS	I-2	I-3	C-1	C-2	M	R-4				
Tiny House, Single Lot	A	A	A	A								A	A	A	A												YES		YES
Tower, Commercial		S															S	S	S	S	S	S	S	S		YES	YES		
Trash Transfer Facility																				S				S		YES	YES		
Tree Farm	A	A	A	A																									
Truck and Recreational Vehicle Repair Garage																			A	S	A			A		YES	YES		
Truck Farm		A ²	A																										
Truck Stop		S ²																	S ²		S ²							YES	
Vehicle Repair Garage, Commercial																	S	S	A	S			A	A		YES	YES		
Warehouse																	S		A	A	A		A	A				YES	
Warehouse, Flammable Material																					S			S				YES	
Waste Tire Recycling			S																		S			S		YES	YES		
Wholesale Business																	S		A	A	A		A	A				YES	
Wind/Meteorological Measuring Facilities	S	S	S	S								S									S			S		YES		YES	
Wood Sales (Firewood)	S	S	S																S								YES		
Yard Sales	T	T	T	T	T	T	T	T	T	T	T	T	T	T	T		T	T	T	T	T	T	T	T	T	YES			

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