

### 7.3.103: PERMITTED, CONDITIONAL AND ACCESSORY USES:

The following table shows the land uses allowed in the residential zone districts. Principal permitted uses are shown as P, conditional uses are shown as C and accessory uses are shown as A. All uses allowed in a specific PUD or FBZ (see note 5 to the table in this section) zone district and related development standards shall be determined at the time of zone district establishment or change. The uses allowed in these districts are subject to the standards in this part (residential districts), the applicable parking, landscaping, sign, and other general site development standards listed in [article 4 of this chapter](#) and the applicable administrative and procedural regulations listed in [article 5 of this chapter](#). Any similar use not listed in the table may be allowed as a principal, conditional, or accessory use in any district where similar uses are allowed in conformance with this Zoning Code.

#### PERMITTED, CONDITIONAL AND ACCESSORY USES AGRICULTURAL, RESIDENTIAL, SPECIAL USE, TRADITIONAL NEIGHBORHOOD AND FORM BASED<sup>5</sup> DEVELOPMENT ZONE DISTRICTS

Use Types	A	R	R-1 9000	R-1 6000	R- 2	R- 4	R- 5	SU	TND
Residential use types:									
Single-family detached dwelling on an individual lot	P	P	P	P	P	P	P	P	P
Two-family dwelling on an individual lot					P	P	P	P	P
Multiple detached single-family dwellings on an individual lot						P	P	P	P
Multiple two-family dwellings on an individual lot						P	P	P	P
Accessory dwelling unit	P				P	P	P	P	P
Manufactured home	P	P	P	P	P	P	P	P	P
Mobile home <sup>1</sup>									
Multi-family dwelling						P	P	P	P
Rooming or boarding house						P	P	P	P

**FIGURE 10**

	Studio or efficiency						P	P	P	P
	Dormitory, fraternity or sorority house						P	P	P	P
	Retirement home						P	P	P	P
	Human service establishments:									
	Human service home	P	P	P	P	P	P	P	P	P
	Human service residence:	P	P	P	P	P	P	P	P	P
	Family care home	P	P	P	P	P	P	P	P	P
	Large family care home	C	C	C	C	C	P	P	P	C
	Domestic violence safe house	P	P	P	P	P	P	P	P	P
	Family support residence	P	P	P	P	P	P	P	P	P
	Human service facility:	C	C	C	C	C	P	P	P	P
	Hospice	C	C	C	C	C	P	P	P	P
	Residential childcare facility	C	C	C	C	C	P	P	P	C
	Human service shelter:	C	C	C	C	C	C	C	C	C
	Drug or alcohol treatment facility	C	C	C	C	C	C	C	C	C
	Detoxification center	C								
	Agricultural/equestrian use types:									
	Agricultural sales and service	C								
	Animal production:									

**FIGURE 10**

	Grazing/pasture	P								
	Confinement/feedlot	C								
	Community gardens	P	P	P	P	P	P	P	P	P
	Crop production	P								
	Commercial greenhouse	C	C							
	Stable, private and corral <sup>3</sup>	P	A	A	A	A	A	A	A	A
	Stable, commercial and riding academy <sup>4</sup>	P								
Commercial use types:										
	Bed and breakfast inn							P	P	P
	Campground	C								
	Golf course/related facilities	P						C	C	P
	Hospital							C		P
Kennel:										
	Indoor	P								
	Indoor and outdoor	P								
	Outdoor entertainment	C								
	Outdoor sports and recreation	C								
Veterinary service:										
	Large animal hospitals	C								
	Small animal clinics	C								
Office use types:										
	General offices								P	P
	Medical clinic or dental								P	P

**FIGURE 10**

	office									
	Off campus college administration offices								P	P
Civic use types:										
	Cemetery	C	C							
	Cultural services								P	P
Daycare services:										
	Daycare home	P	P	P	P	P	P	P	P	P
	Daycare home, large	C	C	C	C	C	P	P	P	P
	Daycare center	C						P	P	C
	Membership club (social and recreational)	P	C					C	C	P
Educational institutions:										
	Charter school	P	C	C	C	C	P	P	P	P
	College and university	P							P	P
	Nonpublic school	P	C	C	C	C	P	P	P	P
	Proprietary school								C	P
	Public school	P	C	C	C	C	P	P	P	P
	Semipublic community recreational facility (i.e., private parks, pools, etc.)	P	P	P	P	P	P	P		P
	Public parks and recreation services	P	P	P	P	P	P	P	P	P
	Religious institutions	P	C	C	C	C	P	P	P	P
Industrial use types:										
Mining operations:										
	Open pit	C								

**FIGURE 10**

	Surface	C								
	Underground	C								
	Temporary surface and open pit	C								
Miscellaneous use types:										
	CMRS facility <sup>2</sup>									

Notes:

1. Mobile homes are only allowed in a mobile home park in a PUD zone district. See subsection [7.3.105O](#) of this part for additional information.
2. See section [7.4.603](#) of this chapter for CMRS additional information.
3. See subsection [7.3.105L](#) of this part for additional information.
4. See subsection [7.3.105K](#) of this part for additional information.
5. Unless otherwise permitted by this Zoning Code, all uses permitted in a specific FBZ zone district shall be determined at the time of zoning and described in the zone specific regulating plan.

(Ord. 3905; 1968 Code §§14-10, 14-11, 14-12, 14-13, 14-14, 14-15, 14-16; Ord. 74-117; Ord. 75-161; Ord. 80-131; Ord. 82-83; Ord. 86-39; Ord. 86-119; Ord. 86-124; Ord. 86-229; Ord. 87-38; Ord. 91-30; Ord. 94-23; Ord. 94-107; Ord. 01-42; Ord. 02-153; Ord. 03-74; Ord. 06-162; Ord. 09-71; Ord. 10-42; Ord. 10-107; Ord. 12-66; Ord. 14-8)