

**TABLE OF PERMITTED USES**

**P=Permitted Use D=Permitted w/ Use Standards S=Special Use Approval Required SD=Special Use Approval Required w/ Additional Standards PM=Permitted in conjunction w/ the MDP process**

Use Category Specific Use Type		Zoning Districts									
Use Type	Ref NAICS	RA	RP	RM	MH	PD	GB	OI	IT	GI	EC
<b>RESIDENTIAL</b>											
SFD: Detached-Conventional		P	P	P	P	P					
SFD: Detached Zero Lot Line				P		P					
SFD-Attached: Duplex		P	P	P		P					
SFD-Attached: Multiplex				P		P					
SFD-Townhouse (5+ attached)				P		P					
Multifamily (condominium/apartment)				P		P					
Upper Story Residential						P	P	P			
Accessory Dwelling		D	D	P		D					
Accessory Dwelling on Non Residential Principal Uses		D				D			P	P	
Manufactured Home		P	D		P						
Manufactured Home Park					PMD						
<b>ACCESSORY USES AND STRUCTURES</b>											
Accessory Structures		P	P	P	P	P	P	P	P	P	
Cottage Occupations		SD	SD	SD		SD	SD				
Home Occupation		D	D	D	D	D	D				
Agritourism Activities on active farms		D	D			D					
<b>Sector 21: MINING, QUARRYING, OIL AND GAS EXTRACTION</b>											
Nonmetallic Mineral Mining & Quarrying	2123	S								S	
Except: 212392 Phosphate Rock Mining											
Except: 212321 Borrow Pit Sand Mining						PMD					
<b>Sector 22: UTILITIES</b>											
Fossil Fuel Electric Power Generation	221112									S	
Other Electric Power Generation	221119	S	S			S			P	P	
Electric Bulk Power Transmission & Control	221121	S	S	S	S	S	S	S	P	P	
Natural Gas Distribution Except Transmission Lines	221210									P	

Water Supply Facilities*	221310		S				PM				P	
Sewage Treatment Facilities*	221320		S	PMD/S			PMD/S				P	
*County Owned or County Service District Provided Systems=P												
<b>Zoning Districts</b>												
Use Type	Ref NAICS	RA	RP	RM	MH	PD	GB	OI	IT	GI	EC	
<b>Sector 23: CONSTRUCTION</b>												
Construction of Buildings	236								P	P		
Heavy and Civil Engineering Construction	237								P	P		
Specialty Trade Contractors	238								P	P		
<b>Sectors 31-33 MANUFACTURING</b>												
Artisan Manufacturing		S	S			P	P		P			
Food Manufacturing	311									P		
Beverage and Tobacco Product Manufacturing	312									P		
Textile Mills	313									P		
Textile Product Mills	314									P		
Apparel Manufacturing	315									P		
Wood Product Manufacturing	321								P	P		
Truss Manufacturing	321214						S		P	P		
Prefabricated Wood Building Manufacturing	321992						S		P	P		
Prefabricated Metal Building and Component Manufacturing	332311						S		P	P		
Paper Manufacturing	322									S		
Converted Paper Product Manufacturing	3222									P		
Printing and Related Support Activities	323								P	P		
Petroleum and Coal Products Manufacturing	324									S		
Synthetic Dye and Pigment Manufacturing	32513									P		
Other Basic Organic Chemical Manufacturing	32519									P		
Resin, Synthetic Rubber & Artificial Synthetic Fibers and Filaments Manufacturing	3252									P		
Pharmaceutical Manufacturing	3254								P	P		
Paint, Coating and Adhesive Manufacturing	3255									P		
Soap, Cleaning Compound and Toilet Preparation Manufacturing	3256									P		
Other Chemical Product and Preparation Manufacturing										P		
Except: 32592 Explosive Manufacturing												
Plastics and Rubber Products Manufacturing	326									P		

Clay Product and Refractory Manufacturing	3271										P
Ready-Mix Concrete Manufacturing	32732										P
Concrete Pipe, Brick, & Block Manufacturing	32733										P

Use Type	Ref NAICS	Zoning Districts									
		RA	RP	RM	MH	PD	GB	OI	IT	GI	EC
<b>Sectors 31-33 MANUFACTURING</b>											
Other Concrete Product Manufacturing	32739										P
Gypsum Product Manufacturing	32742										P
Fabricated Product Manufacturing	332										P
Machine Shops; Turned Product; and Screw, Nut, and Bolt Manufacturing	3327								P	P	
Machinery Manufacturing	333										P
Computer & Electronic Product Manufacturing	334								P	P	
Electrical Equipment, Appliance, & Component Manufacturing	335										P
Transportation Equipment Manufacturing	336										P
Furniture and Related Product Manufacturing	337								P	P	
Miscellaneous Manufacturing	339								P	P	
<b>Sector 42 WHOLESALE TRADE</b>											
Wholesale Trade	42	S							P	P	
<b>Sectors 44-45 RETAIL TRADE</b>											
Motor Vehicle and Parts Dealers	441	S					P		P		
Furniture and Home Furnishings Stores	442						P		P		
Electronics and Appliance Stores	443	S				P	P		P		
Building Material, Garden Equipment & Supplies Dealers	444	S					P		P	P	
Food and Beverage Stores	445	S	S			P	P		P		
Health and Personal Care Stores	446	S	S			P	P	P	P		
Gasoline Stations	447	S				P	P		P		
Clothing and Clothing Accessories Stores	448	S				P	P		P		
Sporting Goods, Hobby, Book, and Music Stores	451					P	P		P		
Miscellaneous Store Retailers	453	S				P	P				
Non store Retailers	454	S				P	P		P		
Liquefied Petroleum Gas Dealers	454312										P
<b>Sectors 48-49: TRANSPORTATION AND WAREHOUSING</b>											
Air Transportation	481								P	P	
Rail Transportation	482								P	P	
Truck Transportation	484								P	P	
Transit and Ground Passenger Transportation	485								P	P	

Interurban and Rural Bus Transportation	4852							P		P	P	
Taxi and Limousine Service	4853							P		P	P	
School and Employee Bus Transportation	4854									P	P	
Charter Bus Industry	4855									P	P	
Support Activities for Transportation	4881									P	P	
Support Activities for Road Transportation	4884	S						P		P	P	
Postal Services	491110	S	S				P	P	P			
Couriers and Messengers	492							P	P	P	P	
		<b>Zoning Districts</b>										
<b>Use Type</b>	<b>Ref NAICS</b>	<b>RA</b>	<b>RP</b>	<b>RM</b>	<b>MH</b>	<b>PD</b>	<b>GB</b>	<b>OI</b>	<b>IT</b>	<b>GI</b>	<b>EC</b>	
<b>Sectors 48-49: TRANSPORTATION AND WAREHOUSING</b>												
Warehousing and Storage	493	S								P	P	
<b>Sector 51: INFORMATION</b>												
Information	51					P	P	P	P	P		
Finance and Insurance	52	S	S			P	P	P	P	P		
<b>Sector 53: REAL ESTATE AND RENTAL AND LEASING</b>												
Real Estate and Rental and Leasing	53	S	S			P	P	P	P	P		
Commercial and Industrial Machinery and Equipment Rental and Leasing	5324									P	P	
<b>Sector 54: PROFESSIONAL, SCIENTIFIC AND TECHNICAL SERVICES</b>												
Professional, Scientific, & Technical Services	54	S	S			P	P	P	P	P		
<b>Sector 55: MANAGEMENT OF COMPANIES AND ENTERPRISES</b>												
Management of Companies and Enterprises	55	S	S			P	P	P	P	P		
<b>Sector 56: ADMINISTRATIVE AND SUPPORT AND WASTE MANAGEMENT AND REMEDIATION SERVICES</b>												
Administrative and Support Services	561	S				P	P	P	P	P		
Solid Waste Collection Public	562111	P	P	P	P	P	P	P	P	P		
Solid Waste Collection Private	562111										S	
Solid Waste Landfill	562212										S	
Solid Waste Combustors and Incinerators	562213										S	
Other Nonhazardous Waste Treatment and Disposal	562219	S					S		S	S		
Remediation Services	562910										S	
Materials Recovery Facilities	562920										S	
All Other Waste Management Facilities	56299										S	
<b>Sector 61: EDUCATIONAL SERVICES</b>												

Educational Services	611	P	S			P	P	P			
Business Schools, Computer & Management Training	6114	S				P		P	P		
Technical and Trade Schools	6115	S				P	P	P	P	P	
Other Schools and Instruction	6116	S				P		P	P		
<b>Sector 62: HEALTH CARE AND SOCIAL ASSISTANCE</b>											
Ambulatory Health Care Services	621					P	P	P			
<b>Except:</b> Outpatient Mental Health and Substance Abuse Centers	62142						P	S			
Hospitals	622	S				P	P	P			
<b>Zoning Districts</b>											
<b>Use Type</b>	<b>Ref NAICS</b>	<b>RA</b>	<b>RP</b>	<b>RM</b>	<b>MH</b>	<b>PD</b>	<b>GB</b>	<b>OI</b>	<b>IT</b>	<b>GI</b>	<b>EC</b>
<b>Sector 62: HEALTH CARE AND SOCIAL ASSISTANCE</b>											
<b>Except:</b> Psychiatric and Substance Abuse Hospitals	6222							S			
<b>Except:</b> Outpatient Mental Health and Substance Abuse Hospitals	62142						S	S			
Nursing and Residential Care Facilities	623	S	S			P	P	P			
<b>Except:</b> Residential Mental Retardation, Mental Health & Substance Abuse Facilities	6232	S						S			
Social Assistance	624	S				P	P	P			
Vocational Rehabilitation Services	6243						P	P	P	P	
<b>Sector 71: ARTS, ENTERTAINMENT, AND RECREATION</b>											
Performing Arts Companies	7111	S				P	P				
Spectator Sports	7112	S					P		P		
Promoters of Performing Arts, Sports and Similar Events	7113	S				S	S				
Agents and Managers for Artists, Athletes, Entertainers and Other Public Figures	7114					P	P	P			
Museums, Historical Sites and Similar Institutions	712	S				P	P	P			
Amusement and Theme Parks	713110	S				S	S				
Amusement Arcades	713120						P				
Golf Courses and Country Clubs	713910	S	PM			P					
Fitness & Recreational Sports Centers	713940	S				P	P	P	P		
Bowling Centers	71395					P	P	P	P		
All Other Amusement & Recreation Industries	71399	S				P	P		P		
Aviation Clubs, Recreational	713990	S	S			P	P		P		
Canoeing, Recreational	713990	S	S			P	P		P		
Fishing Clubs, Recreational	713990	S	S			P	P		P		
Flying Clubs, Recreational	713990	S	S			P	P		P		

Guide Services (i.e. Fishing, Hunting, Tourist)	713990	S	S				P	P		P		
Horse Riding, Recreational	713990	P	S									
Outdoor Shooting Ranges	713990	S										
		<b>Zoning Districts</b>										
<b>Use Type</b>	<b>Ref NAICS</b>	<b>RA</b>	<b>RP</b>	<b>RM</b>	<b>MH</b>	<b>PD</b>	<b>GB</b>	<b>OI</b>	<b>IT</b>	<b>GI</b>	<b>EC</b>	
<b>Sector 72: ACCOMMODATIONS AND FOOD SERVICES</b>												
Hotels and Motels	72111					P	D	D				
Bed and Breakfast Inns	721191	S	S		S	P	P					
All Other Traveler Accommodation	721199	S	S		S	P	P					
RV Parks and Recreational Camps	7212	SD					SD					
Recreational and Vacation Camps	721214	S										S
Rooming and Boarding Houses	721310	S				P	P					
Full Service Restaurants	7221	S				P	P	P	P	P		
Limited Service Eating Places	7222	S				P	P	P	P	P		
Special Food Services	7223	S				P	P	P	P	P		
Drinking Places (Alcoholic Beverages)	7224	S					P	P				
<b>Sector 81: OTHER SERVICES, EXCEPT PUBLIC ADMINISTRATION</b>												
Automotive Repair and Maintenance	8111	S						P		P	P	
Electronic and Precision Equipment Repair and Maintenance	8112	S						P	P	P	P	
Commercial and Industrial Machinery and Equipment (except Automotive and Electronic) Repair and Maintenance	8113									P	P	
Personal and Household Goods Repair and Maintenance	8114	S					P	P	P	P	P	
Personal Care Services	8121	P	S				P	P	P	P		
Funeral Homes and Funeral Services	81221	S						P	P	P	P	
Cemeteries and Crematories Except: Private Cemetery	81222	S	S				S	S	S	S	S	
Coin Operated Laundries and Drycleaners	812310	P					P	P				
Dry-cleaning and Laundry Services	812320	S					P	P		P	P	
Linen & Uniform Supply	81233									P	P	
Other Personal Services	8129	S					P	P	P	P		
Pet Care Services	812910	D						D		D	D	
Religious Organizations	8131	P	S				P	P	P	P		
Grant making and Giving Services	8132						P	P	P	P		
Social Advocacy Organizations	8133						P	P	P	P		
Civic and Social Organizations	813410	S	S				P	P	P			

Business, Professional, Labor, Political and Similar Organizations	8139					P	P	P	P		
Public Administration	92	P	P	P	P	P	P	P	P	P	
		<b>Zoning Districts</b>									
<b>Use Type</b>		<b>RA</b>	<b>RP</b>	<b>RM</b>	<b>MH</b>	<b>PD</b>	<b>GB</b>	<b>OI</b>	<b>IT</b>	<b>GI</b>	<b>EC</b>
<b>MISCELLANEOUS USES</b>											
Adult and Sexually Oriented Businesses									S	S	
Adult Retail									S	S	
Bona fide Farm Purposes		D	D	D	D	D	D	D	D	D	D
Child Care Center		P	S			S	P	P			
Community Boating Facility		SD	SD	SD	SD	SD					
Community Boating Facility in conjunction with a Master Development Plan		SD	PMD	PMD	PMD	PMD					
Family Care Home		D	D	D	D	D					
Family Child Care Home		P	P			P	P	P			
Industrial Park										SD	
Marina (Commercial)		S	PM			PM					
Portable Storage Containers		D	D	D	D	D	D	D	D	D	
Private Cemetery less than 6,000 sq. ft.		D	D				D	D	D		
Private Cemetery 6,000 sq. ft. and larger		S	S				S	S	S		
Public Parks		P	P	P	P	P	P	P	P	P	
Private Residential Boating Facility		D	D	D	D	D					
Salvage Operations		S								D	
Storage of Merchandise, Materials or Equipment On Site Inside or Outside An Enclosed Building, Excluding Salvage		S							P	P	
Storage of boats and watercraft outdoors or on dry stack structures							S				
Sweepstakes Center							SD		SD	SD	
Swine Farming		SD									
Telecommunication Facilities		SD	SD			SD	SD	SD	SD	SD	
Telecommunication Facilities – Public Safety		SD	SD			SD	SD	SD	SD	SD	
Temporary Manufactured Homes		P	P			P					
Temporary Modular/Manufactured Offices						P	P	P	P	P	
Temporary Fruit & Vegetable Stands		P	P								
Temporary Buildings for Construction or Development		D	D	D	D	D	D	D	D	D	
Temporary Events		D					D	D	D	D	

## **5.3 USES WITH STANDARDS**

### **5.3.1 General**

- A. These standards shall only apply to those districts and uses where the “S”, “PM” or “D” is designated on the use table in Section 5.2.3. In addition to these standards the use shall be permitted in compliance with the general development standards of the underlying zoning and other applicable requirements of this Ordinance. If a blank cell is designated, then the use is not permitted.
- B. Unless specifically exempted within this Article, all other applicable requirements of this Ordinance apply. These include:
  - 1) Zoning District Standards
  - 2) Design and Performance Standards
  - 3) Landscaping and Buffering Standards
  - 4) Subdivision Standards
  - 5) Flood Damage Prevention
  - 6) Signs Standards

### **5.3.2 Residential Uses**

- A. Residential Principal Structure
  - 1) In any residential district, up to three residential structures are permitted, on a single lot provided a plat drawn to scale by a licensed registered surveyor is submitted showing that all yards and other requirements of this Ordinance have been met for each structure.
- B. Structures To Have Access
  - 1) Every structure hereafter erected or moved shall be on a lot adjacent to or having access to a public right-of-way, street or road not less than thirty (30') feet in width. When the lot is not adjacent to the public road and access is provided by an access easement to the public road, the easement must be a minimum of twenty (20') feet wide.
- C. Manufactured Home
  - 1) Manufactured Homes shall not be allowed in previously zoned R-20C zoning districts prior to the adoption of this Ordinance.
  - 2) Manufactured homes constructed prior to July 1, 1976 may not be brought into or relocated in the County. Mobile or manufactured homes which, at the time of construction, were not built to the standards of the National Manufactured Housing Construction and Safety Standards Act of 1974 (effective 1976) are prohibited within the county. However, existing manufactured homes constructed prior to July 1, 1976 shall remain permitted as a nonconforming structure.
  - 3) All manufactured homes shall be used only as a residential dwelling unit. No manufactured home shall be used as a storage building upon any lot at any time nor shall a manufactured home be used as a commercial or business structure or use.
- D. Manufactured Home Community