

## Special Use to Allowed Use Conversion Table

The purpose of this table is to direct an individual to the appropriate allowed land use on the Master Use Table when an applicant's project proposes a Special Use listed in Article 27. For example, if an applicant is proposing a hobby store project, then one would look for §15-2733 Hobby Stores in the "Special Use Section" column and then read across to the "Allowed Use Designation" column to see what the equivalent land use is for hobby stores, as listed on the Master Use Table. In this case, hobby stores will fall under Retail Sales - *General Retail*. From there, the individual will use the Master Use Table (under separate document) to determine which districts the hobby store can be located. If the "Allowed Use Designation" column has more than one land use listed, then it means that the special use may be allowed under all of the identified land uses.

Special Use Section	Allowed Use Designation	Standards	
		Operational <sup>i</sup>	Development <sup>ii</sup>
<b>§15-2703 Accessory Uses</b>	No specific land use.	N	N
<b>§15-2704 Abandoned Service Stations and Carwashes</b>	No specific land use.		Y
<b>§15-2705 Adult-Oriented Businesses</b>	Adult-Oriented Business	Y	N
<b>§15-2706 Alcohol Sales</b>			
<i>Standards only apply to establishments for off-site consumption as a primary use and to establishments of less than 10,000 square feet.</i>			
– New or expanded establishments of less than 10,000 square feet	Food and Beverage Sales – <i>General Market</i> Food and Beverage Sales – <i>Healthy Food Grocer</i> Food and Beverage Sales – <i>Liquor Stores</i> Retail Sales – <i>Convenience Retail</i> Retail Sales – <i>General Retail</i>	Y	N
– New or expanded establishments of 10,000 square feet or more <i>Standards do not apply</i>	Food and Beverage Sales – <i>General Market</i> Food and Beverage Sales – <i>Healthy Food Grocer</i> Food and Beverage Sales – <i>Liquor Stores</i> Retail Sales – <i>Convenience Retail</i> Retail Sales – <i>General Retail</i>	Y	N
<b>§15-2707 Animal Keeping</b>	Animal Care, Sales and Services - <i>Kennels</i> All Residential Districts All Buffer Districts	Y	N
<b>§15-2708 Arcade, Video Games, and Family Entertainment Centers</b>			
– Accessory Arcade. Contains up to 12 devices/rides and is not a Family Entertainment Restaurant.	In conjunction with a primary commercial use.	Y	N
– Video Game Arcade. Contains 13 or more devices/rides and is not part of a Family Entertainment	Entertainment and Recreation – <i>Small Scale</i>	Y	N

Special Use Section	Allowed Use Designation	Standards	
		Operational <sup>i</sup>	Development <sup>ii</sup>
Center.			
– Family Entertainment Restaurant. Contains up to 12 devices/rides.	Eating and Drinking Establishments – <i>Restaurant with Alcohol Sales</i> Eating and Drinking Establishments – <i>Restaurant without Alcohol Sales</i>	Y	Y
– Family Entertainment Center. Contains 13 or more devices/rides.	Eating and Drinking Establishments – <i>Restaurant with Alcohol Sales</i> Eating and Drinking Establishments – <i>Restaurant without Alcohol Sales</i> Entertainment and Recreation – <i>Small Scale</i> Entertainment and Recreation – <i>Large Scale</i>	Y	Y
<b>§15-2709 Automobile and Motorcycle Retail Sales and Leasing</b>			
– Existing Dealership	Automobile/Vehicle Sales and Services - <i>Automobile/Vehicle Sales and Leasing</i>	Y	N
– New Dealership	Automobile/Vehicle Sales and Services - <i>Automobile/Vehicle Sales and Leasing</i>	Y	Y
– Indoor Dealership	Automobile/Vehicle Sales and Services - <i>Automobile/Vehicle Sales and Leasing</i>	Y	N
<b>§15-2710 Automobile/Vehicle Service and Repair, Major and Minor</b>	Automobile/Vehicle Sales and Services – <i>Automobile/Vehicle Repair, Major</i> Automobile/Vehicle Sales and Services – <i>Automobile/Vehicle Repair, Minor</i> Automobile/Vehicle Sales and Services – <i>Service Station</i>	Y	Y
<b>§15-2711 Automobile/Vehicle Washing</b>	Automobile/Vehicle Sales and Services - <i>Washing</i>	Y	Y
<b>§15-2712 Banquet Hall</b>	Banquet Hall	N	N
<b>§15-2713 Bed and Breakfast Lodging</b>			
– 2 rooms or less	Lodging – <i>Bed and Breakfast</i>	N	Y
– 3 or more rooms	Lodging – <i>Bed and Breakfast</i>	N	Y
<b>§15-2714 Body and Preparation and Funeral Services</b>			

Special Use Section	Allowed Use Designation	Standards	
		Operational <sup>i</sup>	Development <sup>ii</sup>
– Body Viewing/Visitation <i>See special use section for occasional allowance at “non-traditional” locations.</i>	Cemetery Community and Religious Assembly (less than 2,000 sq. ft.) Community and Religious Assembly (2,000 sq. ft. or more) Funeral Parlors and Internment Services	N	N
– Body Preparation	Cemetery Funeral Parlors and Internment Services	N	N
– Body Cremation	Cemetery Funeral Parlors and Internment Services	N	N
– Home Death Care <i>Includes preparation of a body for disposition in their home. Funeral services may not be held in homes.</i>	Allowed in conjunction with all Residential Housing Type uses.	N	N
<b>§15-2715 Check Cashing Businesses, Payday Lenders, and Similar Financial Services</b>	Banks and Financial Institutions - <i>Check Cashing Businesses and Payday Lenders</i>	Y	N
– New or Expanded	Banks and Financial Institutions - <i>Check Cashing Businesses and Payday Lenders</i>	Y	Y
– Existing	Banks and Financial Institutions - <i>Check Cashing Businesses and Payday Lenders</i>	N	Y
<b>§15-2716 Crop Cultivation</b>	Crop Cultivation	Y	Y
<b>§15-2717 Commercial Modular Buildings</b>	No specific land use. Only applies when applicant is proposing a modular building in Commercial District.	N	Y
<b>§15-2718 Commercial Truck Storage</b> <i>Standards only apply when commercial truck storage is primary use on-site.</i>	Construction and Material Yards Freight/Truck Terminals with Warehousing	Y	Y
<b>§15-2719 Community and Religious Assembly Facilities</b>			
– Facility less than 2,000 square feet	Community and Religious Assembly (less than 2,000 sq. ft.)	Y	Y
– Facility 2,000 square feet or more	Community and Religious Assembly (2,000 sq. ft. or more)	Y	Y

Special Use Section	Allowed Use Designation	Standards	
		Operational <sup>i</sup>	Development <sup>ii</sup>
<b>§15-2720 Community Gardens/Urban Farms</b>	Community Gardens Urban Farms	Y	Y
<b>§15-2721 Concrete Batch Plants, Storage Yards, and Similar Uses</b> <i>Standards only apply when new or expanded use is proposed as long as existing uses were legally established prior to January 1, 2012 and is in compliance with all applicable conditions.</i>			
– Contractor’s Storage Yard	Construction and Material Yards Warehousing, Storage, and Distribution – <i>Outdoor Storage</i>	Y	Y
– Outdoor Storage Yard	Construction and Material Yards Warehousing, Storage, and Distribution – <i>Outdoor Storage</i>	Y	Y
– Outdoor Lumber and Material Yard	Construction and Material Yards Warehousing, Storage, and Distribution – <i>Outdoor Storage</i> Retail Sales – <i>Building Materials and Services</i>	Y	Y
– Concrete Batch Plant	Intensive Industrial		
– Commercial Landscaping Supplier	Construction and Material Yards Warehousing, Storage, and Distribution – <i>Outdoor Storage</i>	Y	Y
– Pallet Manufacturing, Repair and Storage	Construction and Material Yards Warehousing, Storage, and Distribution – <i>Outdoor Storage</i> General Industrial	Y	Y
– Other similar uses (as determined by the Director)	To be determined based on proposed use.		
<b>§15-2722 Corner Commercial</b>	Corner Commercial	Y	Y
<b>§15-2723 Cottage Housing Developments (Pocket Neighborhoods)</b>	Residential Housing Type - <i>Cottage Housing Development</i>	Y	Y
<b>§15-2724 Cyber/Internet Cafes</b>	Entertainment and Recreation - <i>Cyber/Internet Café</i>	Y	N
<b>§15-2725 Day Care Centers and Family Child Care Homes</b>			
– Child Care Center	Day Care Center	Y	Y
– Family Child Care Home, Small	Family Day Care, Small (8 children or less)	Y	Y
– Family Child Care Home, Large	Family Day Care, Large (9 to 14 children)	Y	Y
– Ancillary Day Care Center	In conjunction with primary use.	N	N
<b>§15-2726 Demolition and House Moving</b>	No specific land use.	N	N
<b>§15-2727 Development of Former Landfill Sites and</b>	No specific land use.	Y	N

Special Use Section	Allowed Use Designation	Standards	
		Operational <sup>i</sup>	Development <sup>ii</sup>
<b>Hazardous Sites</b>			
<b>§15-2728 Drive-In and Drive-Through Facilities</b>	Drive-In and Drive-Through Facilities	Y	Y
<b>§15-2729 Emergency Shelters</b>	Emergency Shelters	Y	N
<b>§15-2730 Farmer's Markets</b>			
– Permanent Indoor	Healthy Food Grocer	Standards do not apply	
– Permanent Off-street	Food and Beverage Sales – <i>Farmer's Markets</i>	Y	Y
– Temporary Off-street	Food and Beverage Sales – <i>Farmer's Markets</i>	Y	Y
– On-street	Food and Beverage Sales – <i>Farmer's Markets</i>	Y	Y
<b>§15-2731 Flea Markets</b>			
– Flea Market	Retail Sales - <i>Swap Meet/Flea Markets</i>	Y	Y
– Open-air Market (not qualifying as a Farmer's Market)	Retail Sales - <i>Swap Meet/Flea Markets</i>	Y	Y
– Swap Meet	Retail Sales - <i>Swap Meet/Flea Markets</i>	Y	Y
<b>§15-2732 Hazardous Waste Management Facilities</b>	Intensive Industrial Warehousing, Storage, and Distribution - <i>Chemical and Mineral Storage</i> Waste Transfer Facility	Y	Y
<b>§15-2733 Hobby Stores</b> <i>Standards apply to outdoor activity areas only.</i>	Retail Sales - <i>General Retail</i>	Y	Y
<b>§15-2734 Home and Gardens and Edible Landscaping</b>	In conjunction with new and existing single-family residence.	N	N
<b>§15-2735 Home Occupations</b>	Allowed in conjunction with all Residential Housing Type uses.	Y	N
<b>§15-2736 ISO Containers</b>	No specific land use.	Y	Y
<b>§15-2737 Large-Format Retail</b> <i>Standards only apply when a single tenant occupies a minimum of 80,000 square feet.</i>	Large-Format Retail	N	Y
<b>§15-2738 Manufactured Homes</b>	Residential Housing Type - <i>Single-Unit Dwelling, Detached</i>	N	Y

Special Use Section	Allowed Use Designation	Standards	
		Operational <sup>i</sup>	Development <sup>ii</sup>
	Mobile Home Parks		
§15-2739 Medical Marijuana Dispensaries	Offices – <i>Medical and Dental</i> Medical Marijuana Collective**	N	N
§15-2740 Mobile Commercial Washing	No specific land use. Allowed in residential and non-residential with restrictions.	Y	Y
§15-2741 Mobile Vendors	No specific land use.	Y	N
§15-2742 Motorcycle/Riding Clubs	Entertainment and Recreation - <i>Motorcycle/Riding Club</i>	Y	Y
§15-2743 Outdoor Cooking for Commercial Purposes	This section is in conjunction with a restaurant or grocery store. This use is allowed where restaurants and grocery store use is permitted.	Y	Y
§15-2744 Outdoor Dining and Patio Areas	Eating and Drinking Establishments - <i>Bars/Nightclubs/Lounges</i> - <i>Restaurants with Alcohol Sales</i> - <i>Restaurants without Alcohol Sales</i>	Y	Y (for areas of 800 square feet or more)
§15-2745 Outdoor Retail Sales	Food and Beverage Sales - <i>General Market</i> - <i>Liquor Stores</i> Retail Sales - <i>Building Materials and Services</i> - <i>Convenience Retail</i> - <i>General Retail</i> - <i>Gun Shop</i> - <i>Large-Format Retail</i> - <i>Nurseries and Garden Centers</i>	Y	Y
§15-2746 Pay Phones	No specific land use.	Y	N
§15-2747 Personal (Mini) Storage	Warehousing, Storage and Distribution - <i>Personal Storage</i>	Y	Y
§15-2748 Power Poles	No specific land use.	N	N
§15-2749 Private Recreational Sports Facilities	Entertainment and Recreation – <i>Small Scale</i>	Y	Y

Special Use Section	Allowed Use Designation	Standards	
		Operational <sup>i</sup>	Development <sup>ii</sup>
	Entertainment and Recreation – <i>Large Scale</i>		
§15-2750 Recycling Facilities	Recycling Facility - <i>Reverse Vending Machine</i>	Y	N
	- <i>CRV Recycling Center</i>	Y	Y
	- <i>Recycling Processing Facility</i>	Y	Y
§15-2751 Restaurants with Alcohol Sales, Bars, Nightclubs, and Lounges	Eating and Drinking Establishments - <i>Restaurants with Alcohol Sales</i> - <i>Bars/Nightclubs/Lounges</i>	Y	N
§15-2752 Roadside Fruit Stands/Grower Stands	Produce Stand	Y	N
§15-2753 Second and Outdoor Kitchens	No specific land use.  An outdoor, enclosed or second kitchen may be permitted in a Single-Family District subject to the property development standards of the underlying district and the requirements stated in 15-2753.	Y	N
§15-2754 Second Dwelling Units, Backyard Cottages, and Accessory Living Quarters	Residential Housing Type - <i>Second Dwelling Unit</i> Accessory Living Quarters	Y	Y
§15-2755 Service Stations	Automobile/Vehicle Sales and Services - <i>Service Station</i>	Y	Y
§15-2756 Shooting Ranges/Archery Ranges	Entertainment and Recreation - <i>Shooting/Archery Range</i>	Y	Y
§15-2757 Single Room Occupancy Hotels and Boarding Homes	Single Room Occupancy	Y	Y
§15-2758 Tattoo or Body Modification Parlors	Personal Services - <i>Tattoo or Body Modification Parlor</i>	Y	N
§15-2759 Telecommunications and Wireless Facilities	Communication Facilities - <i>Antenna and Transmission Towers</i>	Y	N
§15-2760 Temporary Uses	No specific land use.		
§15-2761 Tobacco and Vapor Sales	Retail Sales - <i>Convenience Retail</i>	Y	N
§15-2762 Transitional and Supportive Housing	Supportive Housing**	N	N

Special Use Section	Allowed Use Designation	Standards	
		Operational <sup>i</sup>	Development <sup>ii</sup>
	Transitional Housing** <b><i>Note: Transitional and Supportive Housing are allowed anywhere residential uses are allowed.</i></b>		
<b>§15-2763 Utility Meters/Second Meters</b>	No specific land use. Allowed in Single-Family Residential Districts.	Y	N
<b>§15-2764 Unattended Donation Bins</b>	No specific land use. Allowed only in Commercial Districts	Y	N
<b>§15-2765 Vehicle Impound Yard (Tow Yard) and Transit Storage</b>	Automobile/Vehicle Sales and Services - <i>Towing and Impound</i>	Y	Y
<b>§15-2766 Walk Up Facilities</b>	Allowed where Commercial Restaurants, Retail, and Office uses are allowed.	Y	N
<b>§15-2767 Water Wells</b>	Utilities, Minor	Y	Y
<b>§15-2768 Wrecking Yards and Auto Dismantling</b>	Salvage and Wrecking	Y	Y

**\*\*Note:** This use is **not** found on the Master Use Table. It is found in **Article 67, Use Classifications**.

<sup>i</sup> Operational standards are generally related to hours or operation, location restrictions, or similar standards. They do not include physical improvements that may be required for compliance with the special use standards.

<sup>ii</sup> Development standards related to physical improvements required for compliance with the special use standards, including site improvements and façade improvements.