

**TABLE 2-5 - ALLOWED USES AND PERMIT REQUIREMENTS  
FOR COMMERCIAL AND INDUSTRIAL ZONING DISTRICTS**

| LAND USE (1)                              | PERMIT REQUIREMENT BY ZONE |             |    |    | Specific Use Standards |
|---|----------------------------|-------------|----|----|------------------------|
|   | CO                         | CL,<br>CL-2 | CG | IG |                        |
| <b>RESIDENTIAL USES</b>                   |                            |             |    |    |                        |
| Boarding houses                           | —                          | P           | —  | —  |                        |
| Caretaker quarters                        | P                          | P           | P  | MC |                        |
| Dormitories                               | —                          | P           | —  | —  |                        |
| Fraternity/sorority housing               | —                          | P           | —  | —  |                        |
| Home occupations                          | P                          | P           | —  | —  | 17.50.110              |
| Mixed-use projects                        | P (7, 8)                   | P (7, 8)    | —  | —  | 17.50.160              |
| Multi-family housing                      | P                          | P           | —  | —  |                        |
| Residential accessory uses and structures | P                          | P           | —  | —  | 17.50.210, 250         |
| Residential care facilities, general      | C (2)                      | C (2)       | —  | —  |                        |
| Residential care facilities, limited      | P                          | P           | —  | —  |                        |
| Single-room occupancy                     | —                          | —           | P  | —  | 17.50.300              |
| Single-family housing                     | P (3)                      | P (3)       | —  | —  |                        |
| Transition housing                        | P (4)                      | P (4)       | —  | —  |                        |

**RECREATION, EDUCATION & PUBLIC ASSEMBLY USES (7, 9)**

|  |       |       |       |       |           |
|--|-------|-------|-------|-------|-----------|
| Clubs, lodges, private meeting halls     | C     | C (5) | P     | P     |           |
| Colleges - Nontraditional campus setting | P (8) | P (8) | P (8) | P (8) |           |
| Colleges - Traditional campus setting    | C (2) | C (2) | C (2) | —     |           |
| Commercial entertainment                 | —     | E (8) | E (8) | E (8) | 17.50.130 |
| Commercial recreation - Indoor           | —     | —     | C (8) | C (8) | 17.50.130 |
| Commercial recreation - Outdoor          | —     | —     | C (8) | C (8) | 17.50.130 |
| Cultural institutions                    | P (2) | P (2) | P (2) | P (2) |           |
| Electronic game centers                  | —     | —     | C (8) | C (8) | 17.50.100 |
| Internet access studios                  | —     | —     | C (8) | C (8) | 17.50.100 |
| Park and recreation facilities           | C     | C     | C     | C     |           |

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- (3) Allowed subject to the development standards of the RS-6 district, Section 17.22.040.
- (4) The maximum interior or exterior area in which support services are offered or located shall not exceed 250 sq. ft.
- (5) A club, lodge, or private meeting hall established prior to September 9, 1996, shall be a permitted (P) use.
- (6) A minor conditional use permit is required to establish a new use. An existing use is a permitted (P) use.
- (7) Use subject to limitations on hours of operation. See Section 17.40.070 (Hours of Operation).
- (8) Conditional Use Permit approval required for new construction exceeding 25,000 sq. ft. of gross floor area. See Section 17.61.050.J for additional requirements.
- (9) No more than five large trucks (except trucks associated with vehicle services - sales and leasing) shall be stored on a lot. This shall apply to new uses or uses which expand by more than 30 percent of gross floor area.

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**RECREATION, EDUCATION & PUBLIC ASSEMBLY USES – (CONTINUED) (7, 9)**

|  |       |       |           |       |           |
|--|-------|-------|-----------|-------|-----------|
| Religious facilities                         | C (2) | C (2) | MC (2, 6) | —     | 17.50.230 |
| with columbarium                             | P (2) | P (2) | P (2)     | —     | 17.50.230 |
| with temporary homeless shelter              | C     | P     | P         | —     | 17.50.230 |
| Schools - Specialized education and training | —     | P (8) | P (8)     | P (8) |           |
| Schools - Public and private                 | —     | C (2) | C (2)     | —     | 17.50.270 |
| Street fairs                                 | P     | P     | P         | P     |           |
| Tents  | TUP   | TUP   | TUP       | TUP   | 17.50.320 |

**OFFICE, PROFESSIONAL & BUSINESS SUPPORT USES (7, 9)**

|  |       |       |       |       |           |
|--|-------|-------|-------|-------|-----------|
| Automated teller machines (ATM)                | P     | P     | P     | P     | 17.50.060 |
| Banks and financial services                   | P (8) | P (8) | P (8) | P (8) |           |
| with walk-up services                          | P     | P     | P     | P     | 17.50.060 |
| Business support services                      | —     | P (8) | P (8) | P (8) |           |
| Offices - Accessory                            | P     | P     | P     | P     |           |
| Offices - Administrative business professional | P (8) | P (8) | P (8) | P (8) |           |
| Offices - Governmental                         | P (2) | P (2) | P (2) | C (2) |           |
| Offices - Medical                              | P (8) | P (8) | P (8) | P (8) |           |
| Research and development - Offices             | P (8) | P (8) | P (8) | P (8) | 17.50.240 |
| Work/live units                                | —     | —     | C     | —     | 17.50.370 |

**RETAIL SALES (7, 9)**

|                                    |   |   |   |   |           |
|------------------------------------|---|---|---|---|-----------|
| Alcohol sales - Beer and wine      | C | C | C | C | 17.50.040 |
| Alcohol sales - Full alcohol sales | C | C | C | C | 17.50.040 |

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|  | CO                         | CL, CL-2 | CG    | IG    |                        |
| <b>RETAIL SALES - (CONTINUED) (7, 9)</b>       |                            |          |       |       |                        |
| Animal services - retail sales                 | —                          | P (8)    | P (8) | P (8) |                        |
| Bars or taverns                                | —                          | C (8)    | C (8) | C (8) | 17.50.040              |
| with live entertainment                        | —                          | C        | C     | C     | 17.50.130              |
| Building materials and supplies sales          | —                          | —        | P     | P     |                        |
| Commercial nurseries                           | C (8)                      | C (8)    | P (8) | P (8) | 17.50.180              |
| Convenience stores                             | C                          | C        | C     | C     |                        |
| Firearm sales                                  | —                          | —        | —     | C (8) |                        |
| Food sales                                     | P (8)                      | P (8)    | P (8) | P (8) |                        |
| Internet vehicle sales                         | —                          | C (8)    | C (8) | C (8) |                        |
| Liquor stores                                  | C                          | C        | C     | C     | 17.50.070              |
| Pawnshops                                      | —                          | —        | C (8) | C (8) | 17.50.200              |
| Restaurants                                    | —                          | P (8)    | P (8) | P (8) | 17.50.260              |
| Restaurants, fast food                         | —                          | P (8)    | P (8) | P (8) | 17.50.260              |
| Restaurants, formula fast food                 | —                          | P (8)    | P (8) | P (8) | 17.50.260              |
| Restaurants with limited live entertainment    | —                          | P        | P     | P     |                        |
| Restaurants with walk-up window                | —                          | C        | C     | C     | 17.50.260              |
| Retail sales                                   | C (8)                      | P (8)    | P (8) | P (8) |                        |
| Seasonal merchandise sales                     | P                          | P        | P     | P     | 17.50.180              |
| Significant tobacco retailers                  | —                          | —        | C (8) | C (8) | 17.50.330              |
| Swap meets                                     | —                          | —        | C (8) | C (8) |                        |
| Temporary Uses                                 | TUP                        | TUP      | TUP   | TUP   |                        |
| Vehicle services - Automobile rental           | —                          | C (8)    | P (8) | P (8) |                        |
| Vehicle services - Sales and leasing           | —                          | —        | P     | P     | 17.50.360              |
| Vehicle services - Sales and leasing - limited | —                          | —        | P     | P     | 17.50.360              |
| Vehicle services - Service stations            | —                          | C (8)    | C (8) | C (8) | 17.50.290              |

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| <b>SERVICES (7, 9)</b>                            |                            |          |       |       |                        |
| Adult day care, limited                           | P                          | P        | P     | —     |                        |
| Adult day care, general                           | C (2)                      | C (2)    | C (2) | C (2) |                        |
| Animal services - Boarding                        | —                          | —        | P (8) | P (8) |                        |
| Animal services - Grooming                        | —                          | P (8)    | P (8) | P (8) |                        |
| Animal services - Hospitals                       | —                          | —        | P (8) | P (8) | 17.50.050              |
| Catering services                                 | —                          | P (8)    | P (8) | P (8) |                        |
| Charitable institutions                           | C (2)                      | C (2)    | C (2) | C (2) |                        |
| Child day-care centers                            | P                          | P        | P     | C     | 17.50.080              |
| Child day care, large care homes, 9 to 14 persons | P                          | P        | —     | —     | 17.50.080              |
| Child day care, small care homes, 1 to 8 persons  | P                          | P        | P     | —     |                        |
| Detention facilities                              | —                          | —        | —     | C (2) |                        |
| Drive-through business - Nonrestaurants           | —                          | C        | C     | C     | 17.50.090              |
| Drive-through business - Restaurants              | —                          | C        | C     | C     | 17.50.090              |
| Emergency shelters                                | —                          | —        | MC    | MC    |                        |
| Filming, long-term                                | C                          | C        | C     | C     |                        |
| Filming, short-term                               | P                          | P        | P     | P     |                        |
| Laboratories                                      | C (8)                      | P (8)    | P (8) | P (8) |                        |
| Life/care facilities                              | —                          | C        | C     | —     | 17.50.120              |
| Lodging - Bed and breakfast inns                  | C (8)                      | C (8)    | C (8) | —     | 17.50.140              |
| Lodging - Hotels, motels                          | —                          | —        | C (8) | C (8) | 17.50.150              |
| Maintenance and repair services                   | —                          | P (8)    | P (8) | P (8) |                        |
| Massage establishment                             | —                          | —        | C (8) | C (8) | 17.50.155              |
| Medical services - Extended care                  | C (2)                      | C (2)    | —     | —     |                        |
| Medical services - Hospitals                      | —                          | —        | C (2) | —     |                        |
| Mortuaries, funeral homes                         | —                          | P (8)    | P (8) | P (8) |                        |

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**SERVICES - (CONTINUED) (7, 9)**

|   |       |       |       |       |           |
|---|-------|-------|-------|-------|-----------|
| Personal improvement services                         | —     | P (8) | P (8) | P (8) |           |
| Personal services                                     | —     | P (8) | P (8) | P (8) |           |
| Personal services, restricted                         | —     | —     | C (8) | C (8) | 17.50.200 |
| Printing and publishing                               | —     | C (8) | P (8) | P (8) |           |
| Printing and publishing, limited                      | C     | P     | P     | P     |           |
| Public maintenance & service facilities               | —     | —     | C (2) | C (2) |           |
| Public safety facilities                              | C (2) | C (2) | C (2) | C (2) |           |
| Sexually oriented business                            | —     | —     | P     | —     | 17.50.295 |
| Vehicle services - Vehicle equipment repair           | —     | —     | C (8) | C (8) | 17.50.360 |
| Vehicle services - Washing and detailing              | —     | —     | C (8) | C (8) | 17.50.290 |
| Vehicle services - Washing and detailing, small-scale | —     | P     | P     | P     | 17.50.290 |

**INDUSTRY, MANUFACTURING & PROCESSING USES (7, 9)**

|   |       |       |       |       |           |
|---|-------|-------|-------|-------|-----------|
| Commercial growing area                           | —     | P     | P     | P     | 17.50.180 |
| Industry, restricted                              | —     | —     | C (8) | C (8) |           |
| Industry, restricted, small scale                 | —     | P     | P     | P     |           |
| Industry, standard                                | —     | —     | —     | P (8) |           |
| Recycling centers - Small collection facilities   | MC    | MC    | MC    | MC    | 17.50.220 |
| Recycling centers - Large facilities              | —     | —     | C (8) | C (8) | 17.50.220 |
| Research and Development - Non-offices            | C (8) | C (8) | P (8) | P (8) | 17.50.240 |
| Wholesaling, distribution, & storage              | —     | —     | C (8) | P (8) |           |
| Wholesaling, distribution, & storage, small-scale | —     | —     | P     | P     |           |

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**TRANSPORTATION, COMMUNICATIONS & UTILITY USES**

|  |       |       |       |       |           |
|--|-------|-------|-------|-------|-----------|
| Alternative fuel/recharging facilities (7, 8, 9) | —     | C     | C     | C     |           |
| Accessory antenna array                          | P     | P     | P     | P     |           |
| Communications facilities (7, 8, 9)              | —     | —     | P     | P     |           |
| Commercial off-street parking (7, 9)             | C     | C     | C     | C     |           |
| Heliports  | —     | —     | C     | C     |           |
| Transportation dispatch facility                 | —     | —     | C (8) | C (8) |           |
| Transportation terminals                         | —     | —     | C     | C     |           |
| Trucking terminals                               | —     | —     | —     | C (6) |           |
| Utility, major                                   | C (2) | C (2) | C (2) | C (2) |           |
| Utility, minor                                   | P     | P     | P     | P     |           |
| Vehicle storage (7, 8)                           | —     | —     | C     | C     |           |
| Wireless telecommunications facilities, major    | C     | C     | C     | C     | 17.50.310 |
| Wireless telecommunications facilities, minor    | MC    | MC    | MC    | MC    | 17.50.310 |
| Wireless telecommunications facilities, SCL      | P     | P     | P     | P     | 17.50.310 |

**TRANSIT-ORIENTED DEVELOPMENT**

|                                     |   |   |   |   |           |
|-------------------------------------|---|---|---|---|-----------|
| Transit-oriented development (7, 8) | P | P | P | P | 17.50.340 |
|-------------------------------------|---|---|---|---|-----------|

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