

## Town of Bartonville

### Zoning Ordinance

#### CHAPTER 11. RURAL BUSINESS DISTRICT (RB)

##### 11.1 PURPOSE

The Rural Business (RB) district is intended to provide local shopping facilities which provide retail business service and office facilities for the convenience of residents of the Town. Site development regulations and performance standards are intended to ensure that uses will be compatible and complementary in scale and appearance with a residential environment. The RB district corresponds to and implements the Retail land use category as shown on [Chart 4.1](#) of this Ordinance. (Ordinance 361-05 adopted 3/22/05)

##### 11.2 USES PERMITTED

A. Those uses listed for the RB district in [Appendix C](#) as “P” are permitted uses by right or as “C” are conditionally permitted uses through a Conditional Use Permit (CUP). CUPs (conditional uses) must be approved utilizing procedures set forth in [Chapter 16](#).

B. Accessory buildings and structures incidental to the operation of the retail business or service activities specified in [Appendix C](#) above shall be permitted, provided that the building or structure does not exceed four hundred (400) square feet, is located behind the primary structure, and is constructed with the same or similar building facade and material as the primary structure and pursuant to Section.

C. Outside display incidental to the operation of the retail business or service activities specified in [Appendix C](#) shall be permitted. However, outside storage of goods, merchandise or equipment is prohibited. Except as otherwise permitted as a conditional use, no outside display may be located outside a rectangular area extending no more than thirty feet (30') from the front face of the primary structure on the lot or tract and limited in to the width of the primary structure. The display must be stored or removed daily at the close of business hours.

(Ordinance 361-05 adopted 3/22/05)

##### 11.3 DEVELOPMENT AND PERFORMANCE STANDARDS

A. Minimum development standards for nonresidential uses, where applicable, shall be those set forth in Chart 11.1, unless further modified by the Minimum Design Criteria in Subsection B. below, [or] the Special Requirements in [Division IV](#).

**Chart 11.1**

**Development Standards**

**RB ZONING DISTRICT**

<b>DEVELOPMENT STANDARDS</b>	<b>RB DISTRICT</b>
Front Yard Setback	50 feet (or as specified in B. below)
Side Yard Setback:	
Standard	50 feet
Adjacent to Residential District or Use	See B.1. below
Rear Yard Setback	
Standard	50 feet
Adjacent to Residential District or Use	See B.1. below
Maximum Height	25'
Maximum Lot Coverage	50%
Maximum Floor Area Ratio	0.4:1.0

**B. Special Area Regulations:**

1. Special Side and Rear Yard Setbacks - These special side and rear yard setbacks shall apply where a proposed nonresidential use is adjacent to a residential use, residential zoning district or a planned residential use as specified on the Town of Bartonville Land Use Plan, as amended.

a. Nonresidential Structures equal to or less than fifteen (15) feet in height as measured from the finished grade to the tallest portion of the structure - Seventy-five (75) feet from a side or rear property line.

b. Nonresidential Structures more than fifteen (15) feet in height as measured from the finished grade to the tallest portion of the structure - One (1) foot for each five (5) feet in height but not less than seventy-five (75) feet.

2. Minimum Lot Size - One (1) Acre

3. Maximum Impervious Surface - Eighty percent (80%) of total lot

4. Minimum Lot Width - One hundred and fifty feet (150')

5. Minimum Lot Depth - Two hundred and fifty feet (250')

**C. Minimum Design Criteria:**

1. Building Orientation:

a. Buildings shall have their primary orientation toward a front yard. Said primary orientation shall include a main or primary entrance.

b. Primary Entrances:

1. Primary entrances shall have a clearly defined, highly visible customer entrance with distinguishing features such as a canopy, portico or other prominent element of the architectural design.

2. Buildings shall incorporate lighting and changes in mass, surface or finish to give emphasis to primary entrances.

c. Loading Docks or Loading Areas:

1. Shall not be permitted to be visible from a street and shall not be accessed directly from a street.

2. Shall conform to the Special Requirements in [Division IV](#).

d. Exterior Construction/Design:

1. Exterior Materials:

a. All permanent structures shall be constructed with a minimum of ninety percent (90%) masonry material.

b. Said masonry material shall be limited to clay fired brick, Austin stone, cast stone or other such comparable masonry material as approved by the Town.

c. Prefinished metal wall panels, concrete blocks, halite blocks and stucco are prohibited.

2. Colors:

a. The primary exterior color of buildings shall be comprised of earth tones and shall be used on at least eighty-five percent (85%) of the building facade, exclusive of doors and windows.

b. Secondary accent color(s) may be used on a maximum of fifteen percent (15%) of the exterior facade, exclusive of doors and windows.

c. Trim colors shall complement the colors used to meet Subsection 2.a.

d. Colors shall be specifically approved on the building elevations submitted and approved with the mandatory General Site Plan or Administrative Site Plan.

e. Windows:

1. Windows shall be of a residential style consistent with the design(s) depicted in Exhibit C [[Appendix D](#)] (architectural standards).
2. Windows shall be provided with trim.
3. Windows shall not be flush with the exterior wall treatment.
4. Total window area shall not exceed forty percent (40%) of any given exterior elevation with no window greater than six feet (6') in width without a masonry break of at least eighteen inches (18") in width.
5. The style of windows shall be consistent with the design and construction of the structure.

2. Building Articulation for Primary Structures:

- a. For every sixty (60) feet of a building wall visible from a public street or a residentially zoned property, there shall be a change in the building footprint providing for a jog or offset measuring a minimum of five (5) feet.

3. Design Features:

a. Archways:

1. Archways may be used in conjunction with doorways or windows and shall have an architectural style consistent with the design depicted in Exhibit C [[Appendix D](#)] (architecture standards).

b. Exposed Columns (Structural or Decorative):

1. Exposed columns shall be constructed of or clad with a material that is of like and similar material to that of the primary structure.

c. Glass:

1. Glass curtain walls are prohibited.

d. Awnings/Canopies:

1. The use of decorative awnings/canopies is permitted provided that all awnings/canopies are designed to be compatible with the structure in which they are located.

2. Awnings/canopies shall be of a consistent pattern, size, shape and material and shall be consistent or complementary to construction of the building and approved with site plan approval.

3. A minimum clearance of eight (8) feet must be maintained above all sidewalks and a minimum clearance of fourteen (14) feet must be maintained above the street pavement.

4. Roofs:

a. Flat roofs are prohibited.

b. Roofs shall have minimum slopes of seven (7) feet of rise for every twelve (12) feet of run (7:12).

c. Installed roofing shingles must consist of dimensional shingles with a minimum manufacturer's rating of thirty (30) years. Roofing systems or materials exceeding the standards established herein may be used pursuant to approval by the Building Official or his designee.

5. Lighting:

a. Lighting may be used to accent architectural details, emphasize primary entrances, accent signs, illuminate sidewalks, and illuminate parking areas and service entrances for public safety concerns. Lighting should meet the following criteria:

1. Light fixtures and light standards visible from a public street or public right-of-way shall be of an architectural design that is consistent with the architectural design of the primary structure and with the designs depicted in [Appendix D](#).

2. A lamp that conveys the color spectrum that is similar to natural daylight is preferred. Metal halide and color-corrected sodium lamps are appropriate.

3. Installed light sources may not use the equivalent of more than 1,200 lumens per bulb and shall be installed in such a manner so as to be shielded from public view and mitigate glare and light spill.

4. There shall be no direct illumination of any residential use or zoning district adjacent to a proposed RB District development.

5. Lights shall be fully shielded to minimize light trespass onto any residential zoning district. "Fully shielded" means a technique or method of construction or manufacture that does not allow any light dispersion to shine above the horizontal plane from the lowest light-emitting point of the light fixture. Any structural part of the light fixture providing this shielding shall be permanently affixed to the light fixture.

6. Open Storage: Except as otherwise permitted as a conditional use, open or outside storage is prohibited. Exception: Retail Nurseries and/or Garden Centers.

7. Outside Display:

a. Outside display of merchandise and seasonal items, such as Christmas trees and pumpkins, and shall be limited to the following:

1. Outside display areas shall not be placed or located more than thirty (30) feet from the main building.

2. Outside display areas shall not occupy any of the parking spaces that are required by this Ordinance for the primary use(s) of the property, except on a temporary basis only, which is a maximum of thirty (30) days per display and a maximum of two displays per calendar year.

3. Outside display areas shall not pose a safety or visibility hazard, nor impede public vehicular or pedestrian circulation, either on-site or off-site, in any way.

4. Outside display areas shall not extend into public right-of-way or onto adjacent property.

5. Outside display items shall be displayed in a neat, orderly manner, and the display area shall be maintained in a clean, litter-free manner.

8. Trash Storage Areas and Mechanical Equipment:

a. All mechanical equipment, trash storage areas, and satellite dishes shall be fully screened from public view. This shall include equipment on the roof, ground or otherwise attached to the building or located on the site. The following standards shall be met:

1. Mechanical Equipment Screening:

a. Ground-Mounted Mechanical Equipment:

1. Mechanical equipment and similar items shall be fully screened with a masonry screening wall constructed of like and similar materials to those of the primary structure.

b. Roof-Mounted Equipment:

1. Mechanical equipment and similar items mounted to the roof of a structure shall be fully screened on four sides to a height equal to or greater than that of the mechanical equipment.

2. The structural screen specified in Subsection 1. above shall be of a design consistent with that of the primary structure and shall be of like and similar materials to those of the primary structure.

3. Screening Elements Extending More than Five Feet (5') Above the Roof Elevation:

a. Portions of screening elements that extend more than five feet (5') above the roof elevation shall be set back one foot (1') of height for every one foot (1') of height they exceed the roof elevation.

2. Trash Receptacle Screening:

a. Trash receptacles shall not be placed between the primary structure and the street and shall not be located within a street yard.

b. Trash receptacles shall be fully screened by an eight-foot (8') screen constructed of masonry materials of like and similar materials to those of the primary structure on three (3) sides and an opaque gate on one (1) side.

9. Loading and Service Areas:

a. Loading and service areas shall be located at the side or rear of the primary structure.

b. A minimum eight-foot (8') solid screening wall shall be required to screen views of loading docks and loading spaces intended for tractor/semi-trailer delivery from any public right-of-way. The screening wall shall be provided adjacent to any property zoned or planned for residential use as specified on the Town of Bartonville Comprehensive Plan, as amended. The screening wall shall screen each entire loading dock or space. Screening materials shall be of masonry materials that are of like and similar materials to those of the primary structure.

c. The accommodation of adequate access for service delivery trucks shall be evaluated to determine the extent of the screening required.

d. Development shall comply with the on-site loading standards specified in [Chapter 17](#) of this Ordinance.

10. Parking:

a. Development shall comply with the on-site parking standards specific in [Chapter 17](#) of this Ordinance.

b. All parking shall be designed so as not to obstruct the passage of cars as well as emergency vehicles, delivery vehicles and service vehicles (i.e. garbage trucks).

11. Pump islands and canopies of uses selling gasoline shall be set back a minimum of 25 feet from the property line.

12. Compatibility with Residential Uses:

a. Compatibility Buffer:

1. A landscape buffer shall be located on the site of the nonresidential use along all property lines adjacent to existing or proposed residential uses as specified on the Town of Bartonville Comprehensive Plan, as amended. Said landscape plan shall be subject to the following standards:

a. A brick or masonry wall with stucco or mortar wash finish, both exterior finishes being the same, shall be constructed along the property line. Said wall shall be a minimum of six feet (6') in height, except that the first twenty-five feet (25') in from the street line may be stepped down to a minimum height of four feet (4'). The Planning and Zoning Commission may approve alternative wall construction materials on a site plan if the alternative accomplishes the same purpose as a brick or masonry wall.

b. The landscaped setback shall consist of a minimum twenty-five foot (25') landscape buffer. Understory plants of species included in [Chapter 31](#) shall be provided in order to achieve a continuous dense six-foot (6') screen.

c. Native shade trees, a minimum of three inches (3") in trunk diameter as measured four feet (4') above the ground and of a species included in [Chapter 31](#) shall be provided at a ratio of one (1) tree per four hundred (400) square feet of buffer area. Native shade trees shall not be planted closer than thirty feet (30') on center.

D. Exception to Minimum Design Criteria:

1. Exceptions to the requirements for exterior construction materials as specified herein may be permitted on a case-by-case basis. All requests for alternative exterior building materials shall be noted and described on a site plan with elevation drawings to be submitted to the Town Council for approval after recommendation by the Planning and Zoning Commission. If requested by the Town, a sample of the material(s) proposed may be required to be submitted with the site plan.

2. Town Council may approve alternative exterior materials if it is determined to be equivalent or better than those materials specified by this Chapter.

3. Consideration for exceptions to the exterior materials requirements may be authorized to achieve the following:

- a. Architectural design and creativity - architectural variances may be considered to achieve a specific architectural theme or design that requires the use of alternative materials than those specified; or
- b. Compatibility with surrounding developed properties.

(Ordinance 361-05 adopted 3/22/05)

#### **11.4 SPECIAL REQUIREMENTS**

A. Driveway Spacing (distance between driveways, measured edge-to-edge):

1. U.S. Highway 407 - One driveway per three hundred (300) linear feet of frontage.
2. Arterial street - One driveway per two hundred and fifty (250) linear feet of frontage.
3. Collector street - One driveway per one hundred (100) linear feet of frontage.
4. Local street - One driveway per fifty (50) linear feet of frontage.
5. Minimum distance from driveway to street corner - Fifty feet (50'), as measured from the street corner radius point of tangency.

B. Driveway Separation from Intersections (distance measured from the centerline of the rights-of-way to the pavement edge of the driveway):

1. U.S. Highway 407 intersection with another street - Three hundred feet (300').
2. Arterial street intersection with another street - Two hundred and fifty feet (250').
3. Collector street intersection with another street - One hundred feet (100').
4. Residential street intersection with another street - Fifty feet (50').

C. Site Plan Review - Review and approval of a site plan by the Planning and Zoning Commission and the Town Council (in accordance with [Chapter 3](#)) shall be required for any tract/lot within the RB district. No certificate of occupancy shall be issued unless all construction and development conforms to the Site Plan as approved by the Town Council.

D. Landscaping Requirements - See [Chapter 18](#).

E. Screening Requirements - See [Chapter 20](#).

F. Outside display of merchandise and seasonal items shall be limited to the following:

1. Shall not be placed/located more than thirty feet (30') from the main building.

2. Shall not occupy any of the parking spaces that are required by this Ordinance for the primary use(s) of the property (except on a temporary basis only, which is a maximum of 30 days per display and a maximum of two displays per calendar year).
  3. Shall not pose a safety or visibility hazard, nor impede public vehicular or pedestrian circulation, either on-site or off-site, in any way.
  4. Shall not extend into public right-of-way or onto adjacent property.
  5. All outside display items shall be removed at the end of business each day (except for large seasonal items such as Christmas trees).
  6. All merchandise shall be displayed in a neat, orderly manner, and the display area shall be maintained in a clean, litter-free manner.
- G. Open storage is prohibited.
- H. Building facade or elevation plans shall be submitted for review and approval along with the Site Plan. Facade plans shall clearly show how the building(s) will look, especially as viewed from the major thoroughfare upon which the property faces and/or sides, and will portray a reasonably accurate depiction of the materials and colors to be used. The Town may, as is deemed appropriate, require submission of additional information and materials such as actual samples of proposed exterior building materials during the Site Plan review process.
- I. Recreational vehicles, travel trailers or motor homes may not be used for on-site dwelling or nonresidential purposes.
- J. Maintenance Requirements for Common Areas - A property owners' association is required for continued maintenance of any common land and facilities provided within the development (see the Subdivision Ordinance for POA/HOA requirements).
- K. Tents are not permitted on property unless there is maintained a permanent structure.
- L. Other Regulations - As established in the Special Requirements in [Division IV](#).

**Town of Bartonville Zoning Ordinance Appendix C**

**LAND USE TABLE**

Use	Zoning District									
	AG	RE-5	RE-2	R-1	RLI	RB	VC	GC	MH	P/SP
Accessory Buildings	P	P	P	P	P	P	P	P	P	P
Accessory Dwelling - 4 Acre Site or Larger	P	P	P	*	*	*	*	*	*	*
In-Law Quarters - 4 Acre Site or Larger	P	P	P	*	*	*	*	*	*	*
Servant Quarters - 4 Acre Site or Larger	P	P	P	*	*	*	*	*	*	*
Agricultural Uses	P	P	P	*	P	*	*	*	*	*
Alcoholic Beverages, Retail Sales	*	*	*	*	*	C	P	P	*	*
Alcoholic Beverages, Wholesale	*	*	*	*	*	*	P	P	*	*
Ambulance Service	*	*	*	*	*	*	P	P	*	P
Antennas (All Commercial and Private Antennas to be Addressed by Supplementary Zoning Standards)	Addressed by Zoning Ordinance (Chapter 22)									
Antique Stores	*	*	*	*	P	P	P	P	*	*
Appliance Repair Shop	*	*	*	*	P	C	P	P	*	*
Art Gallery	*	*	*	*	*	P	P	P	*	*
Artesian Well	P	P	P	P	P	P	P	P	P	*
Artist and/or Craftsman Store	*	*	*	*	*	P	P	P	*	*
Auto Body Repair	*	*	*	*	C	*	C	P	*	*
Auto Repair and Service, Major	*	*	*	*	C	*	C	P	*	*
Auto Repair and Service, Minor	*	*	*	*	C	*	P	P	*	*
Auto Parts Store, Retail	*	*	*	*	*	*	*	P	*	*
Bakery, Retail	*	*	*	*	*	C	P	P	*	*
Banks and Financial Institutions	*	*	*	*	*	P	P	P	*	*
Barber and Beauty Shop	*	*	*	*	P	P	P	P	*	*
Bed and Breakfast	C	C	C	C	C	P	*	*	*	*
Book or Stationery Store	*	*	*	*	*	P	P	P	*	*
Camera Store, Retail	*	*	*	*	*	C	P	P	*	*
Tobacco Store, Retail	*	*	*	*	*	*	P	P	*	*
Caterer	*	*	*	*	P	C	C	P	*	*
Caretakers Quarters - 4 Acre Site or Larger	P	P	P	*	*	*	*	*	*	*
Ceramic Products, Retail	*	*	*	*	*	P	P	P	*	*
Church or Rectory	P	P	P	P	P	P	P	P	P	P
Cleaners -- Drop Off and Pick Up Only, Less Than 3,000 S.F.	*	*	*	*	*	P	P	P	*	*
Clothing, Clothing Accessories Store	*	*	*	*	*	P	P	P	*	*

	AG	RE-5	RE-2	R-1	RLI	RB	VC	GC	MH	P/SP
Commercial Amusement	*	*	*	*	*	*	C	P	*	*
Contractor's Yard	*	*	*	*	P	*	*	*	*	*
Convenience Store, Without Retail Gasoline Sales	*	*	*	*	*	C	P	P	*	*
Convenience Store, With Retail Gasoline Sales	*	*	*	*	*	C	P	P	*	*
Copy Shop	*	*	*	*	*	P	P	P	*	*
Crematorium	*	*	*	*	*	*	*	*	*	*
Dairies	*	*	*	*	*	*	*	*	*	*
Day Camp	C	*	*	*	C	*	*	*	*	*
Day-Care Center	*	*	*	*	P	P	P	P	*	*
Department Store	*	*	*	*	*	*	P	P	*	*
Dog Kennels	C	C	*	*	C	*	*	*	*	*
Doughnut Store	*	*	*	*	C	C	P	P	*	*
Drug Store or Pharmacy, Retail (less than 2,500 sq ft)	*	*	*	*	*	C	P	P	*	*
Dwelling, Single Family	P	P	P	P	*	*	*	*	P	*
Electrical Goods, Retail	*	*	*	*	*	C	P	P	*	*
Electrical Repairing (Computers and Household Appliances Without Outside Storage)	*	*	*	*	P	C	*	P	*	*
Equestrian Center	C	C	*	*	*	*	*	*	*	*
Exterminating Company, Retail	*	*	*	*	*	*	*	P	*	*
Farm General - Livestock/Ranch/Crops	P	P	P	C	*	*	*	*	*	*
Feed Lot	*	*	*	*	*	*	*	*	*	*
Feed/Seed Store (less than 5,000 sq ft)	*	*	*	*	*	C	P	P	*	*
Film Developing and Printing, Retail	*	*	*	*	*	*	P	P	*	*
Fire station	P	P	P	P	P	P	P	P	P	P
Fix-It Shops, No Outside Storage	*	*	*	*	P	*	*	P	*	*
Florist, Retail	*	*	*	*	*	P	P	P	*	*
Funeral Home	*	*	*	*	*	*	*	*	*	*
Furniture Store, Retail	*	*	*	*	*	C	P	P	*	*
Golf Course - Miniature (Commercial Amusement)	*	*	*	*	*	*	*	P	*	*
Government Building	P	P	P	P	P	P	P	P	P	P
Grocery Store, Retail	*	*	*	*	*	*	P	P	*	*
Hardware Store, Retail	*	*	*	*	*	C	P	P	*	*
Hobby Shop	*	*	*	*	*	C	P	P	*	*
Home - Community	C	C	C	C	C	C	C	P	C	*
Home - Group	C	C	C	C	C	C	C	P	C	*
Home - Day Care	C	C	C	C	C	C	C	C	C	*
Home Occupations	P	P	P	P	P	*	*	*	P	*

	AG	RE-5	RE-2	R-1	RLI	RB	VC	GC	MH	P/SP
Incinerator	*	*	*	*	*	*	*	*	*	*
Key Shop	*	*	*	*	P	*	P	P	*	*
Large Animal Breeding - 5-Acre Site or Larger	P	P	P	*	P	*	*	*	*	*
Light Manufacturing	*	*	*	*	P	*	*	*	*	*
Manufacturing	*	*	*	*	P	*	*	*	*	*
Manufactured Home	*	*	*	*	*	*	*	*	P	*
Meat/Seafood Market, Retail	*	*	*	*	*	*	P	P	*	*
Mini-Warehouse, Self Storage	*	*	*	*	*	*	*	*	*	*
Mortuary	*	*	*	*	*	*	*	*	*	*
Motion Picture Theater, Indoor	*	*	*	*	*	*	P	P	*	*
Municipal Facility or Use	P	P	P	P	P	P	P	P	P	P
Nurseries, Retail	*	*	*	*	*	P	*	P	*	*
Nurseries, Wholesale	*	*	*	*	P	*	*	P	*	*
Offices, Professional and Administrative	*	*	*	*	P	P	P	P	*	*
Offices, Medical and Dental	*	*	*	*	P	P	P	P	*	*
Oil or Gas Well Drilling Site (See Section 30.3)	P	C	*	*	*	*	*	*	*	*
Paint Shop, Retail	*	*	*	*	*	C	P	P	*	*
Park	P	P	P	P	P	P	P	P	P	P
Pawn Shop	*	*	*	*	*	*	*	P	*	*
Pet Grooming, No Outside Pens	*	*	*	*	*	P	P	P	*	*
Pet Shops, Retail With No Outside Pens	*	*	*	*	C	C	C	C	*	*
Pianos and Musical Instruments -- Retail Sales and Service	*	*	*	*	*	C	P	P	*	*
Playgrounds	P	P	P	P	P	P	P	P	P	P
Printing Shop	*	*	*	*	P	C	P	P	*	*
Private Club, Type 1	*	*	*	*	*	*	P	P	*	*
Private Club, Type 2	*	*	*	*	*	*	C	C	*	*
Public Library	*	*	*	*	P	C	P	P	*	P
Public Museum	*	*	*	*	P	C	P	P	*	P
Publishing Company	*	*	*	*	P	C	P	P	*	*
Railway Right-of-way and Tracks	P	P	P	P	P	P	P	P	P	*
Riding Academy	C	C	*	*	*	*	*	*	*	*
Restaurants (sit-down), Cafeterias, Cafes -- w/Out Drive Through	*	*	*	*	*	C	P	P	*	*
Retail Store or Shop	*	*	*	*	C	C	P	P	*	*
Schools - Private	P	P	P	P	P	C	P	P	P	P
Schools - public kindergarten, elementary school, middle school or high school.	P	P	P	P	P	C	P	P	P	P

	AG	RE-5	RE-2	R-1	RLI	RB	VC	GC	MH	P/SP
Seamstress, Dressmaker or Tailor Shop	*	*	*	*	*	P	P	P	*	*
Sexually Oriented Businesses	*	*	*	*	*	*	P	P	*	*
Shoe Sales and Repair	*	*	*	*	*	C	P	P	*	*
Sporting Goods Sales, Retail	*	*	*	*	*	C	P	P	*	*
Stable, Commercial	C	C	C	*	*	*	*	*	*	*
Stable, Private	P	P	P	P	P	*	*	*	P	*
Studios, Art	*	*	*	*	*	C	P	P	*	*
Studios, Cloth and/or Draperies	*	*	*	*	*	C	P	P	*	*
Studios, Dance	*	*	*	*	*	C	P	P	*	*
Studios, Drama	*	*	*	*	*	C	P	P	*	*
Studios, Glass and/or China	*	*	*	*	*	C	P	P	*	*
Studios, Health Club or Athletic	*	*	*	*	*	C	P	P	*	*
Studios, Martial Arts	*	*	*	*	*	C	P	P	*	*
Studios, Music	*	*	*	*	*	C	P	P	*	*
Studios, Reducing	*	*	*	*	*	C	P	P	*	*
Studios, Therapeutic Massage	*	*	*	*	*	C	P	P	*	*
Swimming Pools - Private	P	P	P	P	P	C	P	P	P	*
Tennis Courts - Community	P	P	P	P	P	*	P	P	P	*
Tennis Courts - Private	P	P	P	P	P	*	P	P	P	*
Travel Agency	*	*	*	*	*	C	P	P	*	*
Truck Farm	*	*	*	*	P	*	*	*	*	*
Utility Regulating Stations	*	*	*	*	C	*	C	C	*	C
Veterinarian Hospital	C	*	*	*	C	C	C	P	*	*
Veterinarian, Large Animal	C	*	*	*	C	*	*	*	*	*
Veterinarian, Small Animal (Household Pet)	*	*	*	*	P	P	P	P	*	*
Water Pumping Plant	C	C	C	C	C	*	C	C	C	C
Water Supply Reservoir	C	C	C	C	C	*	C	C	C	C
Water Tower	C	C	C	C	C	*	C	C	C	C
Wedding Planning (no outdoor facilities or services)	*	*	*	*	*	C	P	P	*	*
Welding Shop	*	*	*	*	P	*	*	*	*	*
P - Permitted Use										
* - Prohibited Use										
C - Conditional Use Permit										

See Chapter 4.11 for interpretation of this Use Chart