

**TABLE 8.1. - PERMITTED AND CONDITIONAL USES
FOR COMMERCIAL AND INDUSTRIAL ZONING DISTRICTS**

Use	O-I	C-1	C-2	CBD	TC	LI	HI	See also section:
Uses accessory to detached, single-family residences and other dwellings								
Accessory uses and structures not otherwise listed in this table, determined by the zoning administrator to be normally incidental to one or more permitted principal uses	P	P	P	P	P	P	X	11.1
Accessory apartment, attached	P	P	C	P	P	X	X	11.3.2
Accessory apartment, detached	C	C	C	C	P	X	X	11.3.2
Carport	P	P	P	P	P	P	X	
Family day care home	P	P	P	P	P	X	X	11.4
Guest house	P	P	P	P	P	X	X	11.3.4
Home occupation within a detached single-family dwelling	P	P	P	P	P	X	X	11.4
Tower, amateur radio	P	P	P	P	C	X	X	
Yard sale accessory to a detached single-family dwelling	P	P	P	P	P	P	X	11.3.8
Uses accessory to nonresidential uses								
Accessory uses and structures not otherwise listed in this table, determined by the zoning administrator to be normally incidental to one or more permitted principal uses	P	P	P	P	P	P	P	11.1
Automated teller machine	P	P	P	P	P	P	X	
Caretaker's residence	X	X	C	C	X	P	P	11.7.3
Construction field office	P	P	P	P	P	P	P	11.8.1
Roadside stand	X	X	P	X	P	X	X	11.10.4
Tower, amateur radio	P	P	P	P	P	P	P	
Vehicle emission testing facility	X	X	P	X	X	P	P	
Agricultural uses								

Agriculture	P	P	P	X	P	P	X	
Forestry	X	X	X	X	X	P	P	
Greenhouse	X	X	P	C	X	P	X	
Residential uses								
Dwelling, single-family detached, fee-simple, existing on the effective date of these regulations	P	P	P	C	P	P	X	11.2.211.2.3
Dwelling, single-family detached, fee-simple	X	X	X	X	X	X	X	11.2.211.2.3
Dwelling, single-family attached (townhouse)	X	X	X	X	C	X	X	11.2.2 11.2.4
Dwelling, multiple-family, including apartments, condominiums, and cooperatives	X	X	X	X	C	X	X	11.2.2 11.2.7
Relocated residential structure	X	X	X	X	C	X	X	
Institutional uses								
Aircraft landing area	X	X	X	X	X	X	C	11.10.1
Cemetery	P	C	C	C	C	P	P	
Church, temple, synagogue, or place of worship	P	P	P	X	P	P	C	11.5.1
Club or lodge, nonprofit	P	P	P	P	P	X	X	
College or university	C	X	P	C	C	X	X	
Continuing care retirement community	C	X	P	C	C	X	X	
Crisis center	C	X	P	C	C	X	X	
Dormitory	C	X	P	C	C	X	X	
Group home, serving less than 18 persons or less	P	C	P	C	X	X	X	
Group home, serving 18 or more persons	X	X	C	X	X	X	X	
Helicopter landing pad	X	X	C	X	X	C	C	
Hospital	C	X	P	C	X	P	C	
Institutionalized residential living and care facilities, serving less than 18 persons or less	P	C	P	C	C	X	X	11.5.3
Institutionalized residential living and care facilities, serving 18 or more persons	C	X	P	C	X	X	X	11.5.3
Riding academy or equestrian center	P	X	P	X	X	P	X	
Roominghouse	P	C	P	C	X	X	X	

School for the arts	P	P	P	P	P	P	X	
School, private, elementary, middle, or high	P	P	P	C	P	P	X	
School, special	P	C	P	C	C	P	X	
School, trade	X	X	P	C	X	P	C	
Therapeutic camp	X	X	C	X	X	X	X	
Recreational uses								
Common area and greenspace	P	P	P	P	P	P	P	
Conservation area	P	P	P	P	P	P	P	
Commercial uses								
Adaptive reuse of a detached single-family dwelling for an office	P	P	P	P	P	P	P	
Adaptive reuse of a detached single-family dwelling for personal service establishment or enclosed retail establishment	C	P	P	P	P	X	X	
Adult business	X	X	X	X	X	C	X	11.11
Animal hospital	X	X	P	C	C	C	X	
Automobile sales or service establishment	X	X	P	C	X	C	C	11.6.1
Bed and breakfast inn	P	P	P	P	P	X	X	11.6.2
Broadcasting studio	C	X	P	C	X	P	P	
Business service establishment, not exceeding 2,500 square feet of gross floor area	C	P	P	P	P	P	C	
Business service establishment, more than 2,500 square feet of gross floor area	X	C	P	P	C	C	X	
Camp or campground	X	X	C	X	X	X	X	
Carnival	X	X	C	X	X	C	X	
Clinic	P	P	P	P	P	X	X	
Commercial recreational facility, indoor	X	C	P	C	P	C	X	
Commercial recreational facility, outdoor	X	X	C	X	X	C	C	11.6.3
Contractor's establishment	X	X	P	C	X	P	P	
Convenience store without gasoline pumps	X	P	P	P	P	X	X	
Convenience store with gasoline pumps	X	C	P	C	C	X	X	11.6.11

Cottage industry	P	C	P	P	P	X	X	
Country club	X	X	C	X	X	X	X	
Day care center serving no more than 17 persons	C	P	P	C	P	C	X	11.6.4
Day care center serving 18 or more persons	C	C	P	C	C	X	X	11.6.4
Exterminator, pest control or disinfecting service	X	X	P	C	X	P	P	
Fairgrounds	X	X	P	X	X	P	X	
Finance, insurance, and real estate establishments, including bank, 2,500 square feet or less of gross floor area per establishment	P	P	P	P	P	X	X	
Finance, insurance, and real estate establishments, including bank, more than 2,500 square feet of gross floor area per establishment	X	C	P	P	C	X	X	
Funeral home, mortuary, or mausoleum	X	X	P	C	X	P	P	
Health spa	X	X	P	P	X	P	X	
Kennel	X	X	P	X	X	P	X	
Landscaping company	X	X	P	C	X	P	P	
Lodging services, excluding motels	X	X	P	P	P	C	X	
Lodging services, including motels	X	X	P	C	X	X	X	
Lodging services, single-room occupancy	X	X	C	X	X	X	X	
Marina	X	X	C	X	X	X	X	
Mixed use building and mixed use developments	X	X	X	P	P	X	X	
Museum	P	P	P	P	P	P	X	
Office	P	P	P	P	P	P	P	
Open air business	X	X	P	C	C	P	C	
Parking lot, off-site	P	P	P	P	P	P	P	
Parking structure	X	X	P	C	C	P	P	
Personal service establishment, 2,500 square feet or less of gross floor area per establishment	C	P	P	P	P	C	X	
Personal service establishment, more than 2,500 square feet of gross floor area per establishment	X	C	P	P	P	X	X	

Recreational vehicle park	X	X	C	X	X	X	X	
Restaurant without drive-through	X	P	P	P	P	C	X	
Restaurant, including drive-through	X	X	P	C	C	X	X	11.7.1
Retail trade establishment, enclosed	X	P	P	P	P	X	X	
Retreat center	C	X	P	C	C	C	X	
Riding stable	X	X	P	X	X	X	X	
Self-service storage facility (miniwarehouses)	X	X	P	C	X	P	X	11.6.10
Service and fuel filling stations	X	C	P	C	C	C	C	11.6.11
Special event facility	C	C	P	P	P	C	C	
Taxicab or limousine service	X	X	P	C	X	P	X	
Transportation, communication, or utility facility not elsewhere classified	X	X	X	X	X	C	C	
Truck stop	X	X	C	X	X	P	C	11.6.12
Vehicle emission testing facility	X	C	P	C	X	P	P	
Wireless telecommunication equipment and wireless telecommunication facilities	X	X	C	C	X	C	C	
Industrial uses								
Batching plant, including asphalt and concrete	X	X	X	X	X	X	C	
Biomass production and storage	X	X	X	X	X	X	C	
Borrow site	X	X	X	X	X	P	P	
Bottling or canning plant	X	X	X	X	X	P	P	
Brewery or distillery	X	X	X	X	X	C	P	
Bulk storage	X	X	X	X	X	P	P	
Cold storage plant or frozen food locker	X	X	X	X	X	P	P	
Composting facility	X	X	X	X	X	X	C	
Co-generation facility	X	X	X	X	X	X	C	
Distribution center including truck terminals	X	X	X	X	X	P	P	
Dry cleaning plant	X	X	X	X	X	P	P	
Explosives storage or manufacture	X	X	X	X	X	X	C	

Food processing plant, including poultry and fish	X	X	X	X	X	C	C	
Fuel oil distributor	X	X	C	X	X	P	P	
Hazardous waste materials or volatile organic liquid handling and/or storage	X	X	X	X	X	X	C	
Hazardous waste disposal	X	X	X	X	X	X	C	
Incinerator	X	X	X	X	X	X	C	
Landfill, construction and demolition	X	X	X	X	X	X	C	11.10.2
Landfill, sanitary	X	X	X	X	X	X	X	
Manufacturing, apparel	X	X	X	X	X	P	P	
Manufacturing, ceramics	X	X	X	X	X	C	C	
Manufacturing, chemicals, floor coverings, glass, or rubber	X	X	X	X	X	X	C	
Manufacturing, coating of cans, coils, fabrics, vinyl, metal furniture, appliance surfaces, wire, paper, and flat wood paneling	X	X	X	X	X	X	C	
Manufacturing, cosmetics or toiletries	X	X	X	X	X	C	P	
Manufacturing, electronics, camera, photographic, or optical good or communication equipment	X	X	X	X	X	P	P	
Manufacturing, fiberglass insulation	X	X	X	X	X	C	P	
Manufacturing, ice	X	X	X	X	X	P	P	
Manufacturing, instrument assembly	X	X	X	C	X	P	P	
Manufacturing, machines	X	X	X	X	X	P	P	
Manufacturing, metal products	X	X	X	X	X	C	P	
Manufacturing, pharmaceuticals and medical supplies	X	X	X	X	X	P	P	
Manufacturing, textiles	X	X	X	X	X	C	P	
Manufacturing, wood products (including pulp mill)	X	X	X	X	X	C	C	
Manufacturing, not otherwise classified	X	X	X	X	X	X	C	
Petroleum recycling, in the City of Arcade only	X	X	X	X	X	P	P	
Research laboratory	X	X	C	C	X	P	P	
Resource extraction, including mining, quarrying	X	X	X	X	X	C	C	11.10.3

Salvage yard	X	X	C	X	X	P	P	
Sawmill	X	X	X	X	X	C	P	
Showroom	X	X	X	X	X	P	P	
Slaughterhouse	X	X	X	X	X	X	C	
Solid waste transfer facility	X	X	X	X	X	X	C	
Solvent metal cleaning	X	X	X	X	X	X	C	
Stockyard	X	X	X	X	X	C	P	
Tire retreading and recapping facilities	X	X	X	X	X	P	P	
Warehouse or storage building	X	X	C	C	X	P	P	
Wastewater treatment plant	X	X	X	X	X	X	C	
Wholesale trade establishment	X	X	C	C	X	P	P	
Wrecked motor vehicle compound	X	X	P	X	X	P	P	
Other uses								
Mixed-use buildings and mixed-use developments	C	P	P	P	P	X	X	
Public use, including public school or park	P	P	P	P	P	P	P	
Semipublic use	P	P	P	P	P	P	P	
Temporary uses and structures approved by the zoning administrator	P	P	P	P	P	P	P	11.8

P = Permitted

C = Conditional use

X = Not permitted