

Land Use Table - Residential Zoning Districts

Residential Districts

17.21.020

TABLE 2-1 Allowed Land Uses and Permit Requirements for Residential Zoning Districts	P Permitted Use, Zoning Clearance required MUP Minor Use Permit required (see Section 17.71.060) UP Use Permit required (see Section 17.71.060) S Permit requirement set by Specific Use Regulations Zoning on the Mill Site — Use not allowed					
	PERMIT REQUIRED BY DISTRICT					
LAND USE (1)	RR	RS	RL	RM	RH	RVH

AGRICULTURAL, RESOURCE & OPEN SPACE USES

Agricultural accessory structure	P	P	—	—	—	—	17.42.030
Animal keeping	S	S	S	S	S	S	17.42.040
Crop production, horticulture, orchard, vineyard	P	P	P	P	P	P	

RECREATION, EDUCATION & PUBLIC ASSEMBLY USES

Equestrian facility	UP	—	—	—	—	—	
Golf course	UP	—	—	—	—	—	
Meeting facility, public or private	UP	UP	UP	UP	UP	UP	
Park, playground	P	P	P	P	P	P	
Private residential recreation facility	—	—	MUP	MUP	MUP	MUP	
School - Private	UP	UP	UP	UP	UP	UP	
School - Public	P	P	P	P	P	P	

Key to Zoning District Symbols

RR	Rural Residential	RM	Medium Density Residential
RS	Suburban Residential	RH	High Density Residential
RL	Low Density Residential	RVH	Very High Density Residential

Notes:

(1) See Article 10 for land use definitions.

TABLE 2-1 Allowed Land Uses and Permit Requirements for Residential Zoning Districts	P Permitted Use, Zoning Clearance required MUP Minor Use Permit required (see Section 17.71.060) UP Use Permit required (see Section 17.71.060) S Permit requirement set by Specific Use Regulations — Use not allowed					
	PERMIT REQUIRED BY DISTRICT					
LAND USE (1)	RR	RS	RL	RM	RH	RVH

RESIDENTIAL USES

Condominium conversion - 3 units maximum per parcel	—	—	—	P	—	—	
Home occupation	P	P	P	P	P	P	17.42.080
Mobile home park	UP	UP	UP	UP	UP	UP	17.42.110
Mobile/manufactured home	P	P	P	P	P	P	17.42.110
Multi-family housing, 2 or 3 units	—	—	—	P	P	P	17.42.120
Multi-family housing, 4 or more units	—	—	—	UP	UP	P	17.42.120
<i>Co-Housing, 4 or more units</i>	—	—	—	UP	UP	P	17.42.120
Organizational house (sorority, monastery, residential care, care for the elderly, etc.) of more than 3,000 SF or three units.	—	—	—	UP	UP	UP	17.42.120
Residential accessory use or structure	P	P	P	P	P	P	17.42.160
Residential care facility for the elderly (RCFE), 6 or more clients	—	—	—	UP	UP	UP	
Rooming or boarding, 6 or more persons	—	—	—	MUP	MUP	MUP	
Second units (2)	P	P	P	P	P	P	17.42.170
Single-family dwelling	P	P	P	P	P	P	

RETAIL TRADE & GENERAL SERVICES

Accessory retail and services	—	—	—	P	P	P	17.42.020
Artisan shop	—	—	—	UP	—	—	
Neighborhood market	—	—	UP	UP	UP	UP	17.21.060
Restaurant, café, coffee shop	—	—	UP	UP	UP	UP	17.21.060
Vacation Rental	—	—	—	—	—	—	

Key to Zoning District Symbols

RR	Rural Residential	RM	Medium Density Residential
RS	Suburban Residential	RH	High Density Residential
RL	Low Density Residential	RVH	Very High Density Residential

Notes:

- (1) See Article 10 for land use definitions.
- (2) See government code 65852.1, 65852.150 and 65852.2 for additional information

TABLE 2-1 Allowed Land Uses and Permit Requirements for Residential Zoning Districts	P Permitted Use, Zoning Clearance required MUP Minor Use Permit required (see Section 17.71.060) UP Use Permit required (see Section 17.71.060) S Permit requirement set by Specific Use Regulations — Use not allowed					
	PERMIT REQUIRED BY DISTRICT					
LAND USE (1)	RR	RS	RL	RM	RH	RVH

SERVICES - BUSINESS & PROFESSIONAL

Medical services - Clinic, lab, urgent care	—	—	—	UP	UP	UP	
Medical services - Doctor office	—	—	—	—	—	P	17.21.060
Medical services - Extended care	—	—	—	UP	UP	UP	
Medical services - Hospital	—	—	—	UP	UP	UP	
Office - Accessory	P	P	P	P	P	P	
Office - Professional or administrative	—	—	—	—	—	UP	17.21.060

SERVICES

Adult day care - 6 or fewer clients	—	—	—	—	—	—	
Adult day care - 7 or more clients	—	—	—	—	—	—	
Child day care - Small family day care home	P	P	P	P	P	P	
Child day care - Large family day care home	MUP	MUP	MUP	MUP	MUP	MUP	17.42.060
Child day care - Day care center	—	—	—	MUP	MUP	MUP	17.42.060
Lodging - Bed and breakfast inn (B&B)	—	—	UP(2)	—	—	—	17.42.050
Lodging - Vacation Homes	—	—	—	—	—	—	
Mortuary, funeral home (not including cremation)	—	—	—	—	—	UP	
Personal services	—	—	UP	UP	UP	UP	17.21.060
Public safety facilities	UP	UP	UP	UP	UP	UP	

TRANSPORTATION, COMMUNICATIONS & INFRASTRUCTURE

Pipelines, transmission lines	S	S	S	S	S	S	17.42.144
Utility facility	UP	UP	UP	UP	UP	UP	
Roof mounted solar and wind for on-site use	P	P	P	P	P	P	
Utility infrastructure	P	P	P	P	P	P	

Key to Zoning District Symbols

RR	Rural Residential	RM	Medium Density Residential
RS	Suburban Residential	RH	High Density Residential
RL	Low Density Residential	RVH	Very High Density Residential

Notes:

- (1) See Article 10 for land use definitions.
- (2) In the RL zone, these are limited to those existing on the effective date of this Development Code. See Chapter 17.90 (Nonconforming Uses, Structures, and Parcels).

Land Use Table - Commercial Zoning Districts

Key to Zoning District Symbols

CN	Neighborhood Commercial	CG	General Commercial	CD	Coastal Dependent
CO	Office Commercial	CH	Highway and Visitor Commercial		
CBD	Central Business District	V	Visitor		

TABLE 2-6 Allowed Land Uses and Permit Requirements for Commercial Zoning Districts	P	Permitted use, Zoning Clearance required						
	MUP	Minor Use Permit required (see § 17.71.060)						
	UP	Use Permit required (see § 17.71.060)						
	S	Permit requirement set by Specific Use Regulations						
	—	Use not allowed						
LAND USE (1)	PERMIT REQUIRED BY DISTRICT							Specific Use Regulations
	CN	CO	CBD	CG	CH	Visitor	CD	

AGRICULTURAL, RESOURCE AND OPEN SPACE USES

Crop production, horticulture, orchard, vineyard	P	P	P	P	P	P	P	
--	---	---	---	---	---	---	---	--

INDUSTRY, MANUFACTURING AND PROCESSING, WHOLESALING

Laboratory - Analytical and testing	—	P	—	P	—	—	P	
Artisan/craft product manufacturing with retail sales	—	P(2)	P(2)	P(2)	P(2)	P(2)	UP	
Brewery/restaurant	—	—	UP	—	—	—	UP	
Printing and publishing	—	—	P	P	—	—	—	
Research and development (R&D)	—	—	—	UP	—	—	UP	
Recycling - Small facility	P	P	P	P	P	—	—	17.42.150
Recycling - Large facility	—	—	—	UP	—	—	—	17.42.150

Notes:

- (1) See Article 10 for land use definitions.
- (2) Use shall be entirely enclosed within a building, unless outdoor activities and/or storage are authorized by Use Permit.

TABLE 2-6 Allowed Land Uses and Permit Requirements for Commercial Zoning Districts	P	Permitted use, Zoning Clearance required						
	MUP	Minor Use Permit required (see § 17.71.060)						
	UP	Use Permit required (see § 17.71.060)						
	S	Permit requirement set by Specific Use Regulations						
	—	Use not allowed						
LAND USE (1)	PERMIT REQUIRED BY DISTRICT							Specific Use Regulations
	CN	CO	CBD	CG	CH	V	CD	

RECREATION, EDUCATION AND PUBLIC ASSEMBLY USES

Recreational vehicle park	—	—	—	—	UP	—	—	
Commercial recreation facility - Indoor	—	—	UP	P	P	UP	P	
Commercial recreation facility - Outdoor	UP	UP	—	UP	UP	UP	UP	
Conference facility	—	UP	UP	UP	UP	UP	UP	
Health/fitness facility	—	UP	UP	P	UP	UP	UP	
Library, museum, art gallery	UP	UP	P	P	P	P	P	
Meeting facility, public or private	UP	UP	UP	UP	UP	UP	UP	

Park, playground	P	P	P	P	P	P	P	
School - Private	UP	UP	UP	UP	UP	—	UP	
Sports and active recreation facility	—	—	UP	UP	UP	UP	UP	
Studio - Art, dance, martial arts, music, etc.	UP	UP	P	P	P	UP	P	
Theater	—	UP	P	P	P	P	P	

RESIDENTIAL USES

Emergency shelter	—	—	—	P	—	—	—	
Home occupation	P	P	P	P	P	—	—	17.42.080
Live/work unit	MUP	MUP	MUP	MUP	—	—	UP	17.42.090
Multifamily dwellings	P	UP	UP	UP	UP	—	—	17.42.120
Residential care facility for the elderly (RCFE)	—	UP	UP	UP	—	—	—	
Residential care facility	—	UP	UP	UP	—	—	—	
Residential component mixed use project	P	UP	P(2)	P	P	—	UP	17.42.100
Single residential unit	MUP (3)	—	UP(4)	UP(4)	—	—	—	

Notes:

- (1) See Article 10 for land use definitions.
- (2) Use allowed only on second or upper floors, in compliance with § 17.22.060(B) (Limitation on the Location of Allowable Land Uses).
- (3) Use permitted only for lots in the CN zone that do not front a major collector, as defined in the General Plan.
- (4) Use permitted only for existing structures that have the appearance of a single-family dwelling, per the Citywide Design Guidelines.

TABLE 2-6 Allowed Land Uses and Permit Requirements for Commercial Zoning Districts	P	Permitted use, Zoning Clearance required						
	MUP	Minor Use Permit required (see § 17.71.060)						
	UP	Use Permit required (see § 17.71.060)						
	S	Permit requirement set by Specific Use Regulations						
	—	Use not allowed						
LAND USE (1)	PERMIT REQUIRED BY DISTRICT					V	CD	Specific Use Regulations
	CN	CO	CBD	CG	CH			

RETAIL TRADE

Artisan shop	UP	UP	P	P	P	P	P	
Auto and vehicle sales and rental	—	—	—	P	P	—	—	
Auto parts sales with no installation services	—	—	—	P	P	—	—	
Bar/tavern	—	—	UP	MUP	MUP	MUP	MUP	
Big box retail	—	—	—	UP	UP	—	—	
Building and landscape materials sales - Indoor	—	—	—	P	UP	—	—	
Building and landscape materials sales - Outdoor	—	—	—	UP	UP	—	—	17.42.130
Construction and heavy equipment sales and rental	—	—	—	UP	UP	—	—	17.42.130
Convenience store	P	—	P	P	P	—	—	
Drive-through retail or service	—	—	UP	UP	UP	—	—	17.42.070
Farm supply and feed store	—	—	—	P	UP	—	—	
Fuel dealer (propane for home and farm use, etc.)	—	—	—	UP	—	—	—	
Furniture, furnishings and appliance store	—	—	P	P	UP	—	—	
Retail, general - 10,000 sf or larger	—	—	UP	UP	UP	—	—	
Retail, general - 5,000 sf – 9,999 sf	—	—	P	P	P	—	—	
Retail, general - Less than 5,000 sf	P	P	P	P	P	—	UP	
Groceries, specialty foods	P	—	P	P	P	P	—	
Mobile home, boat, or RV sales	—	—	—	UP	UP	—	—	
Night club	—	—	UP	UP	UP	UP	—	

Outdoor retail sales and activities	—	—	P	P	P	—	—	17.42.130
Restaurant, café, coffee shop	UP	P	P	P	P	P	UP	17.42.165
Second hand store	—	—	—	P	P	—	—	
Service station	—	—	—	UP	UP	—	—	17.42.170
Shopping center	—	—	—	UP	UP	—	—	

Notes:

(1) See Article 10 for land use definitions.

TABLE 2-6 Allowed Land Uses and Permit Requirements for Commercial Zoning Districts	P	Permitted use, Zoning Clearance required						
	MUP	Minor Use Permit required (see § 17.71.060)						
	UP	Use Permit required (see § 17.71.060)						
	S	Permit requirement set by Specific Use Regulations						
	—	Use not allowed						
LAND USE (1)	PERMIT REQUIRED BY DISTRICT					V	CD	Specific Use Regulations
	CN	CO	CBD	CG	CH			

SERVICES - BUSINESS, FINANCIAL, PROFESSIONAL

Bank, financial services	UP	P	P	P	P	—	—	
Business support service	—	P	P	P	P	—	—	
Medical services - Doctor office	P	P	P	P	UP	—	—	
Medical services - Clinic, lab, urgent care	—	P	P	P	—	—	—	
Medical services - Hospital	—	UP	—	UP	UP	—	—	
Office - Accessory	P	P	P	P	P	P	P	
Office - Business/service	—	P	P	P	P	—	—	
Office - Professional/administrative	—	P	P	P	P	—	—	

SERVICES - GENERAL

Adult day care	P	P	P	P	UP	—	—	
Catering service	—	P	P(3)	P	—	P	UP	
Child day care center	UP	UP	UP	UP	MUP	MUP	MUP	
Drive-through service	—	—	UP	UP	UP	—	—	17.42.070
Equipment rental	—	—	UP	P	UP	—	MUP	
Kennel, animal boarding	—	—	—	UP	—	—	—	17.42.040
Lodging - Bed and breakfast inn (B&B)	—	—	UP	UP	P	P	—	17.42.050
Lodging - Hotel or motel	—	—	UP	UP	UP	UP	UP	
Lodging - Vacation rental unit	—	—	MUP	—	—	—	—	17.42.190
Maintenance service - Client site services	—	—	—	P	—	—	—	
Mortuary, funeral home	—	P	—	P	—	—	—	
Personal services	P	P	P	P	MUP	—	—	
Personal services - Restricted	—	—	UP	UP	UP	—	—	
Public safety facility	—	P	P	P	P	P	P	
Repair service - Equipment, large appliances, etc.	—	—	—	P	P	—	—	
Vehicle services - Major repair/body work	—	—	—	UP	UP	—	—	
Vehicle services - Minor maintenance/repair	—	—	—	P	P	—	—	
Veterinary clinic, animal hospital	—	P	—	P	P	—	—	

Notes:

(1) See Article 10 for land use definitions.

(2) Use allowed only on second or upper floors, in compliance with § 17.22.060(B) (Limitation on the Location of Allowable Land Uses).

(3) Permitted above the first floor or as part of a restaurant.

TABLE 2-6 Allowed Land Uses and Permit Requirements for Commercial Zoning Districts	P	Permitted use, Zoning Clearance required							
	MUP	Minor Use Permit required (see § 17.71.060)							
	UP	Use Permit required (see § 17.71.060)							
	S	Permit requirement set by Specific Use Regulations							
	—	Use not allowed							
LAND USE (1)	PERMIT REQUIRED BY DISTRICT						V	CD	Specific Use Regulations
	CN	CO	CBD	CG	CH				

TRANSPORTATION, COMMUNICATIONS AND INFRASTRUCTURE

Ambulance, taxi, and specialized transportation dispatch facility	—	UP	—	UP	UP	—	—	
Broadcasting studio	—	P	P	P	—	—	—	
Parking facility, public or commercial	P	P	P	P	P	P	UP	
Pipelines, transmission lines	S	S	S	S	S	S	S	17.42.145
Telecommunications facility	S	S	S	S	S	S	S	Chapter 17.44
Transit station	UP	UP	UP	UP	UP	UP	—	
Solar, wind, geothermal facilities for on-site use	P	P	P	P	P	P	P	
Utility facility	P	P	UP	P	P	UP	UP	
Vehicle storage	—	—	—	UP	—	—	—	

Land Use Table - Special Purpose Zoning Districts

Key to Zoning District Symbols

OS	Open Space	PF	Public Facility and Services
PR	Parks and Recreation	UR	Urban Reserve

LAND USE (1)	PERMIT REQUIRED BY DISTRICT					Specific Use Regulations
	OS	PR	PF	UR (2)		
	OTHER					
	—	—	—	UP		
AGRICULTURAL, RESOURCE AND OPEN SPACE USES						
Animal keeping	S	S	S	UP	18.42.040	
Nature preserve	P	P	P	UP		
Crop production, horticulture, orchard, vineyard	P	P	P	UP		
INDUSTRY, MANUFACTURING AND PROCESSING, WHOLESALING						
Recycling - Small facility	—	—	MUP	—	18.42.150	
Storage - Warehouse, indoor storage	—	—	P	—		
Storage - Outdoor	—	—	UP	—	18.42.140	
RECREATION, EDUCATION AND PUBLIC ASSEMBLY USES						
Equestrian facility	P	UP	—	UP		
Health/fitness facility	—	UP	UP	—		
Sports and active recreation facility	UP	UP	UP	UP		
Hiking/riding trail	P	P	P	P		
Library, museum	UP	UP	UP	UP		
Meeting facility, public or private	UP	UP	UP	UP		
Park, playground	P	P	P	P		
School	—	UP	P	UP		
Theater	—	UP	UP	UP		
RESIDENTIAL USES						
Caretaker quarters	MUP	MUP	MUP	UP		
Emergency shelter	—	—	UP	—		
Farm dwelling on a parcel of 10 acres or more	MUP	—	—	—		
Residential care facility	—	—	UP	—		

Notes:

- (1) See Article 10 for land use definitions.
- (2) See Policy LU X.4. Which limits development to high quality job uses totalling not more than 100,000 SF across all acres zoned Urban Reserve

TABLE 2-14 Allowed Land Uses and Permit Requirements for Special Purpose Zoning Districts	P	Permitted use, Zoning Clearance required			
	MUP	Minor Use Permit required (see § 18.71.060)			
	UP	Use Permit required (see § 18.71.060)			
	S	Permit requirement set by Specific Use Regulations			
	—	Use not allowed			
LAND USE (1)	PERMIT REQUIRED BY DISTRICT			UR (2)	Specific Use Regulations
	OS	PR	PF		

RETAIL TRADE

Accessory retail or services	—	P	P	—	18.42.020
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SERVICES - BUSINESS, FINANCIAL, PROFESSIONAL

Medical services - Clinic, urgent care	—	—	UP	UP	See Policy LU
Medical services - Hospital	—	—	UP	UP	See Policy LU
Office - Accessory	P	P	P	UP	
Office - Government	—	P	P	UP	

SERVICES - GENERAL

Adult day care	—	—	UP	—	
Child day care center	—	—	UP	—	
Public safety facility	—	—	P	UP	

TRANSPORTATION, COMMUNICATIONS AND INFRASTRUCTURE

Ambulance, taxi, or specialized transportation dispatch facility	—	—	UP	—	
Parking facility, public or commercial	—	—	P	UP	
Pipeline or transmission line	S	S	S	S	18.42.145
Telecommunications facility	S	S	S	S	Chapter 18.44
Transit station	—	—	UP	UP	
Utility facility	—	—	P	UP	
Vehicle storage	—	—	UP	—	

Notes:

- (1) See Article 10 for land use definitions.
- (2) See Policy LU X.4. Which limits development to high quality job uses totalling not more than 100,000 SF across all acres zoned Urban Reserve

TABLE 2-10 Allowed Land Uses and Permit Requirements for Industrial Zoning Districts							
		P Permitted use, Zoning Clearance required MUP Minor Use Permit required (see § 18.71.060) UP Use Permit required (see § 18.71.060) S Permit requirement set by Specific Use Regulations					
LAND USE (1)	—		MSE	MSI	UR (3)	Regulations	
	IL	IH					
AGRICULTURAL, RESOURCE AND OPEN SPACE USES							
Crop production, horticulture, orchard, vineyard	P	P	—	—	P		
INDUSTRY, MANUFACTURING AND PROCESSING, WHOLESALING							
Agricultural product processing	UP	P	—	UP	UP		
Artisan/craft product manufacturing	P(2)	UP	P(2)	P(2)	UP		
Brewery/restaurant	UP	UP	UP	UP	UP		
Boat and ship construction, repair, maintenance	UP	P	—	UP	UP		
Construction contractor base	P(2)	P(2)	—	P(2)	—		
Fish processing	P(2)	P	—	P(2)	—		
Laboratory - Analytical, testing	P(2)	P	P(2)	P(2)	UP		
Manufacturing/processing - Cannabis	UP	UP	UP	UP	—	18.42.055, 9.33	
Manufacturing/processing - Heavy	—	UP	—	—	—		
Manufacturing/processing - Light	P	P	P	P	UP		
Manufacturing/processing - Medium intensity	UP	P(2)	—	UP	UP		
Media production	P	P	P	P	—		
Petroleum product storage and distribution	UP	P	—	—	—		
Printing and publishing	P	P	—	P	—		
Research and development (R&D)	P	P	P	P	UP		
Recycling - Large facility	UP	UP	—	—	—	18.42.150	
Recycling - Small facility	P	P	—	—	—	18.42.150	
Storage - Outdoor	UP	UP	—	—	—	18.42.140	
Storage - Personal storage facility (mini-storage)	UP	P	—	—	—		
Storage - Warehouse, indoor storage	P(2)	P	—	P(2)	—		
Wholesaling and distribution	P(2)	P	—	P(2)	—		

Notes:

- (1) See Article 10 for land use definitions.
- (2) Use shall be entirely enclosed within a building, unless outdoor activities and/or storage are authorized by Use Permit.
- (3) See Policy LU X.4. Which limits development to high quality job uses totalling not more than 100,000 SF across all acres zoned Urban Reserve

TABLE 2-10 Allowed Land Uses and Permit Requirements for Industrial Zoning Districts	P Permitted use, Zoning Clearance required MUP Minor Use Permit required (see § 18.71.060) UP Use Permit required (see § 18.71.060) S Permit requirement set by Specific Use Regulations — Use not allowed					
	LAND USE (1)	PERMIT REQUIRED BY DISTRICT		MSE	MSI	UR
IL		IH				

RECREATION, EDUCATION AND PUBLIC ASSEMBLY USES

Adult entertainment business	S	S	—	—	—	Chapter 18.40
Commercial recreation facility - Indoor	UP	—	—	—	—	
Commercial recreation facility - Outdoor	UP	UP	—	—	—	
Emergency shelter	UP	—	—	—	—	
Health/fitness facility	UP	—	—	—	—	
Library, museum	UP	—	—	—	UP	
Meeting facility, public or private	UP	—	—	—	UP	
School - Specialized education/training	UP	UP	UP	UP	UP	
Sports and active recreation facility	UP	UP	—	—	—	

RESIDENTIAL USES

Caretaker quarters	UP	MUP	UP	UP	UP	
Live/work unit	UP	—	UP	UP	—	18.42.090

TABLE 2-10 Allowed Land Uses and Permit Requirements for Industrial Zoning Districts	P Permitted use, Zoning Clearance required MUP Minor Use Permit required (see § 18.71.060) UP Use Permit required (see § 18.71.060) S Permit requirement set by Specific Use Regulations — Use not allowed					
	LAND USE (1)	PERMIT REQUIRED BY DISTRICT		MSE	MSI	UR
IL		IH				

RETAIL TRADE

Accessory retail or services	MUP	MUP	MUP	MUP	UP	18.42.020
Building and landscape materials sales - Indoor	P	P	—	—	—	
Building and landscape materials sales - Outdoor	UP	P	—	—	—	18.42.130
Construction and heavy equipment sales and rental	UP	P	—	—	—	18.42.130
Farm supply and feed store	P	P	—	—	—	
Fuel dealer (propane for home and farm use, etc.)	P	—	—	—	—	
Mobile home, boat or RV sales	UP	UP	—	—	—	
Service station	UP	UP	—	—	—	18.42.180

SERVICES - BUSINESS, FINANCIAL, PROFESSIONAL

Business support service	P	UP	P	P	UP	
Office - Accessory	P	P	P	P	UP	
Office - Processing	P	P	P	P	UP	

TABLE 2-10 Allowed Land Uses and Permit Requirements for Industrial Zoning Districts	P Permitted use, Zoning Clearance required MUP Minor Use Permit required (see § 18.71.060) UP Use Permit required (see § 18.71.060) S Permit requirement set by Specific Use Regulations — Use not allowed						
	LAND USE (1)	PERMIT REQUIRED BY DISTRICT		MSE	MSI	UR	Specific Use Regulations
		IL	IH				
SERVICES - GENERAL							
Accessory retail or services	MUP	MUP	P	P	UP		18.42.020
Equipment rental	P	P	—	—	—		
Kennel, animal boarding	UP	UP	—	—	—		18.42.040
Maintenance service - Client site services	P	P	—	—	—		
Medical marijuana dispensary	UP	UP	—	—	—		Chapter 9.30
Public safety facility	P	P	—	UP	UP		
Repair service - Equipment, large appliances, etc.	P	P	—	—	—		
Vehicle services - Major repair/body work	UP	UP	—	—	—		
Vehicle services - Minor maintenance/repair	P	P	—	—	—		
Veterinary clinic, animal hospital	P	P	P	—	—		
TRANSPORTATION, COMMUNICATIONS AND INFRASTRUCTURE							
Ambulance, taxi transportation dispatch facility	P	P	—	P	—		
Broadcasting studio	P	—	P	P	—		
Freight terminal	P	P	—	—	—		
Parking facility, public or commercial	UP	UP	UP	UP	UP		
Pipeline or transmission line	S	S	S	S	S		18.42.145
Telecommunications facility	S	S	S	S	S		Chapter 18.44
Transit station or terminal	UP	UP	—	—	—		
Utility facility	P	P	UP	UP	UP		
Vehicle storage	UP	UP	—	—	—		

Key to Zoning District Symbols

IL	Light Industrial
IH	Heavy Industrial