

**Existing Regulations = Variance Required****Proposed New Regulations (ZRR) = New SPECIAL EXCEPTION**

- Corner Store in R-3 and R-4, except grocery
- Corner Stores that don't meet Matter of Right conditions
- Accessory Apartment in an Accessory Building that requires new construction, alteration or addition
- Animal Care and Boarding in C-1 and CR
- Theater Use of Institutional Buildings in Residential Zones
- Alley Dwellings in R-3 through R-5
  - On Alleys Less Than 30 feet
  - Converted from Non-Residential Building
- Roof Structure Provisions relief based on a better looking or less visual structure
- Retail Uses that don't comply with the specific conditions
  - example: café limited to 18 seats but wants 20 seats can apply for sp ex relief
- Service Uses that don't comply with the specific conditions
  - example: A laundry that is limited to 2,500 sf but wants 3,000 sf can apply for sp ex relief
- Development Standards (height, setbacks, lot occupancy) in all zones
- Nightclubs, Bars in CM zones within 200 feet of an R zone
- Residential Use of Alley Buildings in R-3 through C-5, CR, W and SP zones that don't meet conditions

**July 10, 2014 Alternatives: New Special Exceptions**

- Big Box Retail, larger than 50,000 sf
- Theater as Principal Use in R zones
- Auto Repair in CM zones within 200 feet of an R zone
- Any alcohol sales in a Grocery or Non-grocery Corner Store
- Camping in Alley Lots in R-3 through C-5, CR, W and SP zones

**Existing Regulations = Special Exception Required****Proposed New Regulations (ZRR) = Matter of Right**

- Police Department General Facilities in R, SP, CR zones
- Health Care Facilities in all C zones
- Electronic Equipment Facility (aka Data Center) in C-4
- Corner Grocery Stores subject to conditions
- Accessory Apartments within the Principal House in the R-1/R-2/R-3 zones
- Accessory Apartment within an Accessory Building subject to conditions

**July 10, 2014 Alternative: New Special Exceptions**

- Accessory Apartment in an Accessory Building (no m-o-r option)

**Existing Regulations = Variance Required****Proposed New Regulations (ZRR) = Matter of Right**

- 0.5 FAR for non-residential uses in C-2-A and C-2-B zones on lots 10,000 sf or less; uses limited to ground floor and below
- Residential Use of Alley Buildings in all zones R-3 through C-5, CR, W and SP zones subject to conditions

**Proposed New Regulations (ZRR) - Uses No Longer Permitted**

- Residential use of alleys in R-1 and R-2
- Private Club Use in R-4
- Museum Use in R-4
- Boarding Houses with more than 8 residents

## USES PERMITTED UNDER Current (1958) ZONING

| Zone                         | Use (first permitted)                                    | EXISTING CODE       |                      | PROPOSED TEXT       |                        |
|------------------------------|----------------------------------------------------------|---------------------|----------------------|---------------------|------------------------|
|                              |                                                          | Matter<br>-of-Right | Special<br>Exception | Matter<br>-of-Right | Special<br>Exception   |
| <b>R-1-A</b><br><b>R-1-B</b> |                                                          |                     |                      |                     |                        |
|                              | Agriculture, Large                                       | n/a                 |                      | D 1601.2(b)         |                        |
|                              | Agriculture, Residential                                 | n/a                 |                      | D 1601.2(c)         |                        |
|                              | Car-sharing on unimproved lot 2 cars                     | 201.1(a)            |                      | D 1601.2(j)         |                        |
|                              | Chancery: established prior to 9/22/78                   | 201.1(b)            |                      | D 1601.2(d)         |                        |
|                              | Parsonage, vicarage or rectory                           | 202.1(l)            |                      | D 1601.2(k)         |                        |
|                              | Police Dept Local Facility                               | 201.1(m)            |                      | D 1601.1            |                        |
|                              | Garage, private two-car (principal use)                  | 201.1(n)            |                      | D 1601.2(j)         |                        |
|                              | Public Library                                           | 201.1(p)            |                      | D 1601.1            |                        |
|                              | Public Rec and Community Center                          | 201.1(q)            |                      | D 1601.1            |                        |
|                              | School, public                                           | 201.1(r)            |                      | D 1601.2(g)         |                        |
|                              | Temporary Building for Construction                      | 201.1(s)            |                      | D 1601.2(m)         |                        |
|                              | Temporary Use for Fairs and Circuses                     | 201.1(t)            |                      | D 1601.2(m)         |                        |
|                              | Transportation r-o-w, underground conduit or pipeline    | 201.1(u)            |                      | D 1601.2(n)         |                        |
|                              | CBRF (Health care facility: 7-8, w/ 1000' radius)        | 201.1(v)            |                      | D 1601.2(i)         |                        |
|                              | CBRF (Community res. facility: 7-8, w/ 1000' radius)     | 201.1(v)            |                      | NP                  |                        |
|                              | CBRF (Youth res. care home: 7-8, w/ 1000' radius)        | 201.1(v)            |                      | NP                  |                        |
|                              | Reuse of Public School                                   | 201.1(w)            |                      | D1601.2(l)<br>D1607 |                        |
|                              | Antennas– Chapter 27                                     | 201.2               |                      | C-Ch 24             |                        |
|                              | Physician or dentist (home occ) [accessory use]          | 202.2               |                      | D 1601.2(a)         |                        |
|                              | Child development home: 1-5 [accessory use]              | 202.4               |                      | D 1601.2(a)         |                        |
|                              | Elderly Day Care [accessory use]                         | 202.5               |                      | D 1601.2(a)         |                        |
|                              | 2 Roomers or Boarder [accessory use]                     | 202.6               |                      | D 1601.2(a)         |                        |
|                              | Other Customary accessory uses[accessory use]            | 202.11              |                      | D 1601.2(a)         |                        |
|                              | Home Occupations [accessory use]                         | 202.8 /203          |                      | D 1610              |                        |
|                              |                                                          |                     |                      |                     |                        |
|                              | Accessory Apartments –Inside Principal House             |                     | 202.10               | D 1606              | D 1606                 |
|                              | Accessory Apartments –Atop Accessory Building            | 2500.5              |                      | D 1606              | D 1606                 |
|                              | Child / Elderly development center                       |                     | 205                  |                     | D 1602.2(e)            |
|                              | School, private                                          |                     | 206                  |                     | D 1602.2(h)            |
|                              | Utility substation                                       |                     | 207                  |                     | D 1602.2(q)            |
|                              | Stable, private                                          |                     | 208                  |                     | D 1602.2(a)            |
|                              | Community center (community organization)                |                     | 209                  |                     | D 1602.2(m)            |
|                              | College and university (incl. dormitory, hospital, etc.) |                     | 210                  |                     | D 1602.2(f);<br>X Ch 1 |
|                              | Parking lot                                              |                     | 213                  |                     | D 1602.2(o)            |
|                              | Parking spaces, accessory (entirely w/in 200')           |                     | 214                  |                     | D 1602.2(o)            |
|                              | Religious residence: more than 15 persons                |                     | 215                  |                     | D 1602.2(p)            |
|                              | Church program                                           |                     | 216                  |                     | D 1602.2(n)            |
|                              | Non-profit org. (10,000 s.f./historic structure)         |                     | 217                  |                     | D 1602.2(l)            |
|                              | CBRF (Emergency shelter: 5-15, w/ 1000' radius)          |                     | 220                  |                     | D1602.2(g/i)           |
|                              | CBRF (Health care facility: 9-300, w/ 1000' radius)      |                     | 219                  |                     | D 1602.2(j)            |
|                              | CBRF (Youth rehab. home: 1-8, w/ 1000' radius)           |                     | 221                  |                     | D 1602.2(c)            |
|                              | CBRF (Adult rehab. home: 1-8, w/ 1000' radius)           |                     | 221                  |                     | D 1602.2(c)            |
|                              | CBRF (Substance abusers home: 1-8, w/ 1000' radius)      |                     | 221                  | NP                  | NP                     |
|                              | Reuse of Public School beyond 201.1(w)                   |                     | 222                  |                     | D 1601.2(l)<br>D 1607  |

|            |                                                       |          |        |  |              |                         |
|------------|-------------------------------------------------------|----------|--------|--|--------------|-------------------------|
|            | Additions to Non-conforming Houses and Garages        |          | 223    |  |              | D 1701                  |
|            | Police Dept. General Facilities Expansion             |          | 224    |  | D 1601.1     |                         |
|            | CBRF (Community res. facility: 9-15, w/ 1000' radius) |          | 218    |  | NP           | NP                      |
|            | CBRF (Youth res. care home: 9-15, w/ 1000' radius)    |          | 218    |  | NP           | NP                      |
|            | Alley Dwellings                                       | 2507     |        |  | NP           | NP                      |
|            | Theater Use in Institutional Buildings                | NP       | NP     |  |              | TBD-New Use             |
|            | Theater Use as Principal Use                          | NP       | NP     |  |              | TBD-New Use<br>7/10/14  |
|            |                                                       |          |        |  |              |                         |
| <b>R-2</b> | All Matter of Right Uses Above                        |          |        |  |              |                         |
|            | Dwelling, one-family semi-detached                    | 300.3(c) |        |  | D 1601.2( k) |                         |
|            | All Accessory Uses as in R-1                          |          |        |  | D 1610       |                         |
|            | Apartment, accessory                                  |          | 202.10 |  | D 1601.2(a)  | D 1606                  |
|            | CBRF (Health care facility: 7-8, w/ 500' radius)      | 300.3(d) |        |  |              | D 1602.2(i)             |
|            | CBRF (Adult rehab. home: 1-8, w/ 500' radius)         |          | 306    |  |              | D 1602.1(c)             |
|            | CBRF (Youth rehab. home: 1-8, w/ 500' radius)         |          | 306    |  |              | D 1602.1(c)             |
|            | CBRF (Emergency shelter: 5-15, w/ 500' radius)        |          | 305    |  |              | D 1602.2(g/i)           |
|            | CBRF (Health care facility: 9-300, w/ 500' radius)    |          | 304    |  |              | D 1602.2(j)             |
|            | CBRF (Substance abusers home: 1-8, w/ 500' radius)    |          | 306    |  | NP           | NP                      |
|            | CBRF (Community res. facility: 7-8, w/ 500' radius)   | 300.3(d) |        |  | NP           | NP                      |
|            | CBRF (Youth res. care home: 7-8, w/ 500' radius)      | 300.3(d) |        |  | NP           | NP                      |
|            | CBRF (Community res. facility: 9-15, w/ 500' radius)  |          | 303    |  | NP           | NP                      |
|            | CBRF (Youth res. care home: 9-15, w/ 500' radius)     |          | 303    |  | NP           | NP                      |
|            |                                                       |          |        |  |              |                         |
|            | Accessory Apartments – Inside Detached House          |          | 202.10 |  | D 1606       | D 1606                  |
|            | Accessory Apartments – Inside Attached House          | NP       | NP     |  | D 1606       | D 1606                  |
|            | Accessory Apartments – Inside Accessory Building      | NP       | NP     |  | D 1606       | D 1606                  |
|            | Theater Use in Institutional Buildings                | NP       | NP     |  |              | TBD-New Use             |
|            | Theater Use as Principal Use                          | NP       | NP     |  |              | TBD-New Use<br>7/10/14  |
|            |                                                       |          |        |  |              |                         |
| <b>R-3</b> | All Matter of Right Uses Above                        |          |        |  |              |                         |
|            | Dwelling, <i>one-family</i> row                       | 320.3(b) |        |  | 1601.2(k)    |                         |
|            | Apartment, accessory                                  |          | 202.10 |  | 1601.2(a)    | D 1606                  |
|            | Corner Store                                          | NP       | NP     |  | 1601.2(e)    | D 1605                  |
|            | Alley Dwelling                                        | 2507     |        |  |              |                         |
|            | Accessory Apartments – Inside Detached House          |          | 202.10 |  | D 1606       | D 1606                  |
|            | Accessory Apartments – Inside Attached House          | NP       | NP     |  | D 1606       | D 1606                  |
|            | Accessory Apartments – Inside Accessory Building      | NP       | NP     |  | D 1606       | D 1606                  |
|            | Camping in Alleys                                     |          |        |  |              | TBD-New Text<br>7/10/14 |
|            | Theater Use in Institutional Buildings                | NP       | NP     |  |              | TBD-New Use             |
|            | Theater Use as Principal Use                          | NP       | NP     |  |              | TBD-New Use<br>7/10/14  |
|            |                                                       |          |        |  |              |                         |
| <b>R-4</b> | All Matter of Right Uses Above                        |          |        |  |              |                         |
|            | Dwelling, two-family (flat)                           | 330.5(b) |        |  | E 1101.2(d)  |                         |
|            | Child development center in a church                  | 330.5(e) |        |  | E 1101.2 (f) |                         |
|            | Child development center: 6-15                        | 330.5(d) |        |  | E 1101.2 (f) | E1102.2 (c)             |
|            | Clinic                                                | 330.5(f) |        |  | E 1101.1     |                         |
|            | Hospital or sanitarium                                | 330.5(f) |        |  | E 1101.1     |                         |
|            | Rooming or boarding house                             | 330.6    |        |  | E 1101.2(d)  |                         |
|            | CBRF (Adult rehab. home: 9-15, w/ 500' radius)        |          | 335.1  |  |              | E 1101.2(e)             |
|            | Storage or parking lot on an alley lot                |          | 333    |  | E 1104.1(b)  | E 1105.1(b)             |
|            | Corner Store                                          | NP       | NP     |  | E 1106       | E 1106                  |

|              |                                                       |          |          |  |                                         |                         |
|--------------|-------------------------------------------------------|----------|----------|--|-----------------------------------------|-------------------------|
|              | Alley Dwelling                                        | 2507     |          |  | E 1104.2 (c)                            | E 1105.2 (c)            |
|              | Apartment house (conversion @ 1 unit/900 s.f. lot)    |          | 330 5(c) |  | E 204.3<br>E 304.4<br>E 404.4<br>E Ch 6 |                         |
|              | CBRF (Substance abusers home: 9-15, w/ 500' radius)   |          | 335.1    |  | NP                                      | NP                      |
|              | CBRF (Youth rehab. home: 9-15, w/ 500' radius)        |          | 335.1    |  | NP                                      | NP                      |
|              | Telephone exchange                                    |          | 332.1(b) |  | NP                                      | NP                      |
|              | Museum                                                | 330.5(h) |          |  | NP                                      | NP                      |
|              | Fraternity or sorority house                          | 330.5(g) |          |  | NP                                      | NP                      |
|              | Club, private (or lodge)                              | 330.5(g) |          |  | NP                                      | NP                      |
|              | Dormitory                                             | 330.5(g) |          |  | NP                                      | NP                      |
|              | Camping in Alleys                                     |          |          |  |                                         | TBD-New Text<br>7/10/14 |
|              | Theater Use in Institutional Buildings                | NP       | NP       |  |                                         | TBD-New Use             |
|              | Theater Use as Principal Use                          | NP       | NP       |  |                                         | TBD-New Use<br>7/10/14  |
|              |                                                       |          |          |  |                                         |                         |
| <b>R-5-A</b> | All Uses Above                                        |          |          |  |                                         |                         |
|              | Art Galleries                                         |          | 361      |  |                                         | F 1403.2                |
|              | Dwelling One family detached                          |          |          |  | F 1401.11                               |                         |
|              | Dwelling One family semi-detached                     |          |          |  | F 1401.11                               |                         |
|              | Dwelling, multiple family (Apartment)                 | 350.4(c) | 353.1    |  | F 1401.11                               |                         |
|              | Commercial adjunct to an apartment house              |          | 354      |  |                                         | F 1403.15(a)            |
|              | Commercial adjunct to a hotel (less than 100 rooms)   |          | 356      |  |                                         | F 1403.15 (b)           |
|              | Commercial adjunct to a hotel (100 rooms or more)     | 351.2    |          |  | F1402.7                                 |                         |
|              | Alley Dwelling and Other Uses                         | 2507     |          |  | F 902                                   | F 903                   |
|              | Greenhouse or horticultural nursery                   | 350.4(b) |          |  | F 1401.1                                |                         |
|              | Art gallery                                           |          | 361      |  |                                         | F 1403.2                |
|              | CBRF (Community res. facility: 9-15, w/ 500' radius)  | 350.4(f) |          |  | NP                                      | NP                      |
|              | CBRF (Health care facility: 9-15, w/ 500' radius)     | 350.4(f) |          |  | F 1401.1                                |                         |
|              | CBRF (Youth res. care home: 9-15, w/ 500' radius)     | 350.4(f) |          |  | NP                                      | NP                      |
|              | CBRF (Adult rehab. home: 1-20)                        |          | 357      |  | F 1401.4                                | F 1403.5                |
|              | CBRF (Community res. facility: 16-25, w/ 500' radius) |          | 358      |  | NP                                      | NP                      |
|              | CBRF (Emergency shelter: 5-25, w/ 500' radius)        |          | 360      |  |                                         | F1403.9                 |
|              | CBRF (Health care facility: 16-300, w/ 500' radius)   |          | 359      |  |                                         | F1403.10                |
|              | CBRF (Substance abusers home: 1-20)                   |          | 357      |  | NP                                      | NP                      |
|              | CBRF (Youth rehab. home: 1-20)                        |          | 357      |  | F 1401.4                                | F 1403.5                |
|              | CBRF (Youth res. care home: 16-25, w/ 500' radius)    |          | 358      |  | NP                                      | NP                      |
|              | Parking Garage                                        |          | 355      |  |                                         | F1403.12                |
|              | Camping in Alleys                                     |          |          |  |                                         | TBD-New Text<br>7/10/14 |
|              | Theater Use in Institutional Buildings                | NP       | NP       |  |                                         | TBD-New Use             |
|              | Theater Use as Principal Use                          | NP       | NP       |  |                                         | TBD-New Use<br>7/10/14  |
|              |                                                       |          |          |  |                                         |                         |
| <b>R-5-B</b> | All Above Uses                                        |          |          |  |                                         |                         |
| <b>R-5-C</b> |                                                       |          |          |  |                                         |                         |
|              | Hotel (existing 5/16/80) - No expansion permitted     | 350.4(d) |          |  | F 1401.8                                |                         |
|              |                                                       |          |          |  |                                         |                         |
| <b>R-5-D</b> | All Above Uses                                        |          |          |  |                                         |                         |
|              | Child development center: 16-25                       | 350.4(g) |          |  |                                         | F 1403.5                |
|              | Chancery                                              |          | 350.6    |  |                                         | F 1401.3                |
|              |                                                       |          |          |  |                                         |                         |
| <b>R-5-E</b> | All Above Uses                                        |          |          |  |                                         |                         |

|  |                |  |     |  |          |
|--|----------------|--|-----|--|----------|
|  | Parking Garage |  | 355 |  | F1403.12 |
|--|----------------|--|-----|--|----------|

|            |                                                         |           |  |          |                      |
|------------|---------------------------------------------------------|-----------|--|----------|----------------------|
| <b>C-1</b> | All Uses Above                                          |           |  |          |                      |
|            | Alcoholic beverage sales (off-premises consumption)     | 701.4(u)  |  | G 1411.1 |                      |
|            | Antenna, commercial broadcast (including tower)         | 701.6(g)  |  | C Ch 25  | C Ch 25              |
|            | Antenna, ground mounted to 20'                          | 701.7     |  | C Ch 25  | C Ch 25              |
|            | Antenna, roof-mounted to 12' or 18'-6"                  | 701.8     |  | C Ch 25  | C Ch 25              |
|            | Art supplies store                                      | 701.4(a)  |  | G 1411.1 |                      |
|            | Automatic ice delivery station                          | 701.4(b)  |  | G 1411.1 |                      |
|            | Automobile accessory sales (w/out installation)         | 701.4(c)  |  | G 1411.1 |                      |
|            | Bakery (baking for sale on premises only)               | 701.4(d)  |  | G 1411.1 |                      |
|            | Bank or other financial institution                     | 701.1(a)  |  | G 1411.1 |                      |
|            | Bar or cocktail lounge                                  | 701.1(b)  |  | G 1411.1 |                      |
|            | Barber or beauty shop                                   | 701.1(c)  |  | G 1411.1 |                      |
|            | Bicycle sales and repair                                | 701.4(e)  |  | G 1411.1 |                      |
|            | Book store                                              | 701.4(f)  |  | G 1411.1 |                      |
|            | Camera or photographic supplies store                   | 701.4(g)  |  | G 1411.1 |                      |
|            | CBRF (Youth rehab. home: 7-8, w/ 500' radius)           | 701.3     |  | G 1411.1 |                      |
|            | CBRF (Community res. facility: 7-8, w/ 500' radius)     | 701.3     |  | G 1411.1 |                      |
|            | CBRF (Health care facility: 7-8, w/ 500' radius)        | 701.3     |  | G 1411.1 |                      |
|            | Chancery                                                | 701.6(e)  |  | G 1411.1 |                      |
|            | College and university                                  | 701.6 (f) |  |          | G 1412.2(e)<br>Sub X |
|            | Cosmetics or toiletries store                           | 701.4(h)  |  | G 1411.1 |                      |
|            | Dressmaking shop                                        | 701.1(f)  |  | G 1411.1 |                      |
|            | Drug store or pharmacy                                  | 701.4(i)  |  | G 1411.1 |                      |
|            | Dry cleaning or laundry collection station              | 701.1(e)  |  | G 1411.1 |                      |
|            | Electric appliance store, including radio and TV sales  | 701.4(j)  |  | G 1411.1 |                      |
|            | Flower stand or florist shop                            | 701.4(k)  |  | G 1411.1 |                      |
|            | Food or grocery store                                   | 701.4(l)  |  | G 1411.1 |                      |
|            | Frozen food locker                                      | 701.1(g)  |  | G 1411.1 |                      |
|            | Gasoline service station (existing 5/12/58)             | 701.1(h)  |  | G 1411.2 |                      |
|            | Gasoline service station accessory (internal) to garage | 701.1(i)  |  | G 1411.2 |                      |
|            | Gift shop                                               | 701.4(m)  |  | G 1411.1 |                      |
|            | Hardware store                                          | 701.4(n)  |  | G 1411.1 |                      |
|            | Hobby shop, including the sale of toys                  | 701.4(o)  |  | G 1411.1 |                      |
|            | Hotel or inn                                            | 701.6(h)  |  | G 1411.1 |                      |
|            | Jewelry store                                           | 701.4(p)  |  | G 1411.1 |                      |
|            | Laundry or dry cleaning establishment (up to 2500 sf)   | 701.1(k)  |  | G 1411.2 |                      |
|            | Laundry, self service (up to 2500 s.f.)                 | 701.1(j)  |  | G 1411.2 |                      |
|            | Library                                                 | 701.6(b)  |  | G 1411.1 |                      |
|            | Locksmith                                               | 701.1(l)  |  | G 1411.1 |                      |
|            | Mechanical amusement machine [accessory use]            | 702.1     |  | G 1411.2 |                      |
|            | Music store                                             | 701.4(r)  |  | G 1411.1 |                      |
|            | Newspaper distribution station                          | 701.1(m)  |  | G 1411.1 |                      |
|            | Newsstand                                               | 701.4(s)  |  | G 1411.1 |                      |
|            | Notions or novelty store                                | 701.4(t)  |  | G 1411.1 |                      |
|            | Office, general                                         | 701.6(c)  |  | G 1411.1 |                      |
|            | Optician and optometrist                                | 701.1(n)  |  | G 1411.1 |                      |
|            | Paint store                                             | 701.4(v)  |  | G 1411.1 |                      |
|            | Parking lot or parking garage                           | 701.6(d)  |  | G 1411.1 |                      |
|            | Radio or television repair                              | 701.1(o)  |  | G 1411.1 |                      |
|            | Restaurant (not fast food, drive-in or food delivery)   | 701.4(q)  |  | G 1411.2 |                      |
|            | Shoe repair shop                                        | 701.1(d)  |  | G 1411.1 |                      |

|              |                                                       |          |          |  |             |                         |
|--------------|-------------------------------------------------------|----------|----------|--|-------------|-------------------------|
|              | Shoeshine parlor                                      | 701.1(p) |          |  | G 1411.1    |                         |
|              | Sporting goods store                                  | 701.4(w) |          |  | G 1411.1    |                         |
|              | Stationery store                                      | 701.4(x) |          |  | G 1411.1    |                         |
|              | Tailor or valet shop (up to 2500 s.f.)                | 701.1(q) |          |  | G 1411.1    |                         |
|              | Telephone exchange or utility substation              | 701.6(a) |          |  | G 1411.1    |                         |
|              | Tobacco products store                                | 701.4(y) |          |  | G 1411.1    |                         |
|              | Variety store                                         | 701.4(z) |          |  | G 1411.1    |                         |
|              | Watch repair shop                                     | 701.1(r) |          |  | G 1411.1    |                         |
|              | Other similar retail service and sales uses           | 701.5    |          |  | G 1411.1    |                         |
|              | Automobile accessory sales (including installation)   |          | 710      |  |             | G 1412.2(k)             |
|              | Bowling alley                                         |          | 709      |  |             | G 1412.2(g)             |
|              | CBRF (Adult rehab. home: 1-15, w/ 500' radius)        |          | 711.1(d) |  |             | G 1412.2(b)             |
|              | CBRF (Community res. facility: 9-15, w/ 500' radius)  |          | 711.1(a) |  | G 1411.1    |                         |
|              | CBRF (Emergency shelter: 5-15, w/ 500' radius)        |          | 711.1(c) |  |             | G 1412.2(f)             |
|              | CBRF (Health care facility: 9-300, w/ 500' radius)    |          | 711.1(b) |  | G 1411.1    |                         |
|              | CBRF (Substance abusers home: 1-15, w/ 500' radius)   |          | 711.1(d) |  |             | G 1412.2(l)             |
|              | CBRF (Youth rehab. home: 1-15, w/ 500' radius)        |          | 711.1(d) |  | G 1411.1    |                         |
|              | CBRF (Youth res. care home: 9-15, w/ 500' radius)     |          | 711.1(a) |  | G 1411.1    |                         |
|              | Gasoline service station (new or addition))           |          | 706      |  |             | G 1412.2(h)             |
|              | Utility                                               |          | 707      |  |             | G 1412.2(l)             |
|              | Animal Care and Boarding                              | NP       | NP       |  |             | G 1412.2(a)             |
|              | Agriculture                                           |          |          |  | G 1411.1    |                         |
|              | Big Box Retail                                        |          |          |  |             | TBD-New Text<br>7/10/14 |
|              |                                                       |          |          |  |             |                         |
| <b>C-2-A</b> | All Uses Above                                        |          |          |  |             |                         |
|              | Antique store or shop                                 | 721.3(a) |          |  | G 1414.1    |                         |
|              | Assembly hall, auditorium or public hall              | 721.6(a) |          |  | G 1414.1    |                         |
|              | Auction house                                         | 721.3(b) |          |  | G 1414.1    |                         |
|              | Automobile accessories sales (including installation) | 721.3(c) |          |  | G 1414.2(f) |                         |
|              | Automobile and truck sales                            | 721.3(d) |          |  | G 1414.1    |                         |
|              | Automobile laundry (15 automobiles)                   | 721.2(a) |          |  | G 1414.1    |                         |
|              | Automobile rental                                     | 721.2(b) |          |  | G 1414.1    |                         |
|              | Billiard parlor or pool hall                          | 721.2(c) |          |  | G 1414.1    |                         |
|              | Blueprinting or similar reproduction service          | 721.2(d) |          |  | G 1414.1    |                         |
|              | Boat or other marine sales                            | 721.3(e) |          |  | G 1414.1    |                         |
|              | Bowling alley (soundproofed)                          | 721.2(e) |          |  | G 1414.1    |                         |
|              | Catering establishment                                | 721.2(f) |          |  | G 1414.1    |                         |
|              | Dental laboratory                                     | 721.2(g) |          |  | G 1414.1    |                         |
|              | Department store                                      | 721.3(f) |          |  | G 1414.1    |                         |
|              | Display stand or store for mail order sales           | 721.3(g) |          |  | G 1414.1    |                         |
|              | Drive-in type restaurant                              | 721.3(h) |          |  | G 1414.2    |                         |
|              | Dry goods store                                       | 721.3(i) |          |  | G 1414.1    |                         |
|              | Driver's License Road Test Facility                   | 721.1(h) |          |  | G 1414.1    |                         |
|              | Film exchange                                         | 721.2(i) |          |  | G 1414.1    |                         |
|              | Funeral, mortuary or undertaking establishment        | 721.2(j) |          |  | G 1414.1    |                         |
|              | Furniture store                                       | 721.3(l) |          |  | G 1414.1    |                         |
|              | General indoor storage (up to 2500 s.f.)              | 721.2(k) |          |  | G 1414.1    |                         |
|              | Home furnishings sales                                | 721.3(m) |          |  | G 1414.1    |                         |
|              | Ice sales                                             | 721.3(n) |          |  | G 1414.1    |                         |
|              | Interior decorating shop                              | 721.2(l) |          |  | G 1414.1    |                         |
|              | International organization                            | 721.6(b) |          |  | G 1414.1    |                         |
|              | Laboratory, optical                                   | 721.2(n) |          |  | G 1414.1    |                         |
|              | Laundry, self service (no size limitation)            | 721.2(m) |          |  | G 1414.1    |                         |

|              |                                                           |           |          |  |          |                         |
|--------------|-----------------------------------------------------------|-----------|----------|--|----------|-------------------------|
|              | Leather goods store                                       | 721.3(o)  |          |  | G 1414.1 |                         |
|              | Musical instruments and accessory sales                   | 721.3(p)  |          |  | G 1414.1 |                         |
|              | Office supplies and equipment sales                       | 721.3(q)  |          |  | G 1414.1 |                         |
|              | Optical goods store                                       | 721.3(r)  |          |  | G 1414.1 |                         |
|              | Other similar retail service and sales uses               | 721.4     |          |  | G 1414.1 |                         |
|              | Parcel delivery service                                   | 721.2(o)  |          |  | G 1414.1 |                         |
|              | Photographic studio                                       | 721.2(p)  |          |  | G 1414.1 |                         |
|              | Picture framing studio or shop                            | 721.2(q)  |          |  | G 1414.1 |                         |
|              | Plumbing or heating shop (no outdoor storage)             | 721.2(r)  |          |  | G 1414.1 |                         |
|              | Precision instrument sales                                | 721.3(s)  |          |  | G 1414.1 |                         |
|              | Printing or lithographing establishment (up to 2500 sf)   | 721.2(s)  |          |  | G 1414.1 |                         |
|              | Public bath, "exercise club" or health service            | 721.2(t)  |          |  | G 1414.1 |                         |
|              | Radio or TV broadcasting studio (and antenna)             | 721.2(u)  |          |  | G 1414.1 |                         |
|              | Streetcar or bus passenger depot                          | 721.2(v)  |          |  | G 1414.1 |                         |
|              | Tailor or valet shop (no size limit)                      | 721.2(w)  |          |  | G 1414.1 |                         |
|              | Telegraph office                                          | 721.2(x)  |          |  | G 1414.1 |                         |
|              | Theater, including motion picture theater                 | 721.6(c)  |          |  | G 1414.1 |                         |
|              | Veterinary hospital                                       | 721.2(y)  |          |  | G 1414.1 |                         |
|              | Automobile repair garage (no body or fender work)         |           |          |  |          |                         |
|              | CBRF (Adult rehab. home: 1-20, w/ 500' radius)            |           | 732.1(d) |  |          | G 1414.3                |
|              | CBRF (Community res. facility: 16-25, w/ 500' radius)     |           | 732.1(a) |  | G 1414.1 |                         |
|              | CBRF (Emergency shelter: 5-25, w/ 500' radius)            |           | 732.1(c) |  | G 1414.2 |                         |
|              | CBRF (Health care facility: 16-300, w/ 500' radius)       |           | 732.1(b) |  | G 1414.1 |                         |
|              | CBRF (Substance abusers home: 1-20, w/ 500' radius)       |           | 732.1(d) |  | G 1414.1 |                         |
|              | CBRF (Youth rehab. home: 1-20, w/ 500' radius)            |           | 732.1(d) |  |          | G 1414.3                |
|              | CBRF (Youth res. care home: 16-25, w/ 500' radius)        |           | 732.1(a) |  | G 1414.1 |                         |
|              | Fast food restaurant (no drive-through)                   |           | 733      |  | G 1414.2 |                         |
|              | Food delivery service (no drive-through)                  |           | 734      |  | G 1414.2 |                         |
|              | Gasoline service station (new or addition)                |           | 726      |  |          | G 1414.3                |
|              | Laundry/dry cleaning estab. > 2500 s.f. (enlargement)     |           | 729      |  |          | G 1414.3                |
|              | Massage establishment                                     |           | 731      |  |          | G 1414.3                |
|              | Motorcycle sales and repair (limited)                     |           | 727      |  |          | G 1414.3                |
|              | Parking spaces, accessory (w/in square)                   |           | 730      |  |          | G 1414.3                |
|              | Public utility pumping station                            |           | 728      |  | G 1414.2 |                         |
|              | Animal Boarding                                           |           | 735      |  |          | G 1414.3                |
|              | Pet Grooming Establishment                                |           | 736      |  |          | G 1415.2(b)             |
|              | Pet Shop                                                  |           | 737      |  |          | G 1415.2(b)             |
|              | Veterinary Boarding Hospital                              |           | 738      |  |          | G 1415.2(b)             |
|              | Animal Shelter                                            |           | 739      |  |          | G 1415.2(b)             |
|              | Big Box Retail                                            |           |          |  |          | TBD-New Text<br>7/10/14 |
|              |                                                           |           |          |  |          |                         |
| <b>C-2-B</b> | All Above Uses                                            |           |          |  |          |                         |
|              | Fast food restaurant or food delivery svc (no drive-thru) | 721.3(j)  |          |  |          | G 1415.2(e)             |
|              | Firearms Retail Sales                                     | 721.3 (k) |          |  |          | G 1415.2(d)             |
|              | Big Box Retail                                            |           |          |  |          | TBD-New Text<br>7/10/14 |
|              |                                                           |           |          |  |          |                         |
| <b>C-3-A</b> | All Above Uses                                            |           |          |  |          |                         |
|              | Amusement enterprise (including shooting gallery)         | 741.2(a)  |          |  | G 1417.1 |                         |
|              | CBRF (all, no limitations)                                | 741.5(c)  |          |  | G 1417.1 | G 1418.2(a)             |
|              | Drive-through (fast food restaurant) [accessory use]      | 742.4     |          |  | G 1417.1 |                         |
|              | Laundry or dry cleaning estab. (up to 5000 s.f.)          | 741.2(b)  |          |  | G 1417.1 |                         |
|              | Printing or lithographing establishment (no size limit)   | 741.2(d)  |          |  | G 1417.1 |                         |

|              |                                                          |           |          |  |                    |                         |
|--------------|----------------------------------------------------------|-----------|----------|--|--------------------|-------------------------|
|              | Public swimming pool                                     | 741.5(b)  |          |  | G 1417.1           |                         |
|              | Fast food restaurant or food del svc. (w/in 25' of res.) | 741.3 (c) | 743.4    |  | G1417.2 (a)        | G 1418.2(c)             |
|              | Firearms Retail Sales                                    | 741.3 (k) |          |  | G 1417.2(b)        |                         |
|              | Gasoline service station, repair garage or mech. parking | 741.2 (c) | 743.1    |  | G 1417.2(c)        | G 1418.2(d)             |
|              | Laundry or dry cleaning estab. < 5000 s.f. (enlargement) |           | 743.2(c) |  | G 1417.2(f)        | G 1418.2(i)             |
|              | Massage establishment                                    | 741.3(b)  | 743.3    |  | G 1417.1           | G 1418.2(f)             |
|              | Motorcycle sales and repair                              |           | 743.2(a) |  |                    | G 1418.2(d)             |
|              | Parking spaces, accessory                                |           | 743.2(d) |  |                    | G 1418.2(e)             |
|              | Public utility pumping station                           |           | 743.2(b) |  |                    |                         |
|              | Accessory Child Development Home                         | 742.2     |          |  | G 1417.1           |                         |
|              | Other similar retail service and sales uses              | 741.4     |          |  | G 1417.1           |                         |
|              | Big Box Retail                                           |           |          |  |                    | TBD-New Text<br>7/10/14 |
|              |                                                          |           |          |  |                    |                         |
| <b>C-3-B</b> | All Above Uses                                           |           |          |  |                    |                         |
|              | Motorcycle sales and repair                              |           | 743.2(a) |  |                    | G 1418.2(d)             |
|              | Big Box Retail                                           |           |          |  |                    | TBD-New Text<br>7/10/14 |
|              |                                                          |           |          |  |                    |                         |
| <b>C-3-C</b> | All Above Uses                                           |           |          |  |                    |                         |
|              | Massage establishment (min. of 200' from res.)           | 741.3(b)  |          |  | G 1417.1           |                         |
|              | Motorcycle sales and repair (<50' from R or SP)          | 741.3(a)  |          |  | G 1417.1           |                         |
|              | Parking garage, mechanical                               | 741.5(a)  |          |  | G 1417.1           |                         |
|              | Sexually oriented business (distance restrictions)       |           | 744      |  |                    | G 1418.2(g)             |
|              | Big Box Retail                                           |           |          |  |                    | TBD-New Text<br>7/10/14 |
|              |                                                          |           |          |  |                    |                         |
| <b>C-4</b>   | Any above uses except SOBE and massage                   |           |          |  | Sub I              | Sub I                   |
|              | Gasoline service station                                 | 751.2(b)  |          |  | Sub I              | Sub I                   |
|              | Laundry/dry cleaning estab. > 5000 s.f. (enlargement)    |           | 753.1(b) |  | Sub I              | Sub I                   |
|              | Massage establishment (w/in 200' of res.)                |           | 753.2    |  | Sub I              | Sub I                   |
|              | Parking spaces, accessory                                |           | 753.1(c) |  | Sub I              | Sub I                   |
|              | Public utility pumping station                           |           | 753.1(a) |  | Sub I              | Sub I                   |
|              | Sexually oriented business (distance restrictions)       |           | 754      |  | Sub I              | Sub I                   |
|              | Big Box Retail                                           |           |          |  |                    | TBD-New Text<br>7/10/14 |
|              |                                                          |           |          |  |                    |                         |
| <b>C-5</b>   | Gasoline service station accessory (internal) to garage  | 761.1     |          |  | Sub I              | Sub I                   |
|              |                                                          |           |          |  |                    |                         |
| <b>C-M</b>   | Any above uses except SOBE and massage                   |           |          |  |                    |                         |
|              | Apartment, caretaker or artist (studio)                  | 801.4-5   |          |  | J 302.7            |                         |
|              | Animal shelter                                           | 801.7(a)  |          |  | J 302.2            |                         |
|              | Asphalt plant in D.C. Village                            | 801.7(b)  |          |  |                    | J 303.7                 |
|              | Electronic equipment facility                            | 801.7(c)  | 802.10   |  | J 302.3            | J 303.3                 |
|              | Light manufacturing, processing, fabricating or repair   | 801.7(d)  |          |  | J 301.1            |                         |
|              | Carting, express, moving or hauling yard/terminal        | 801.7(e)  |          |  | J 302.7<br>J 304.2 |                         |
|              | Commercial athletic field                                | 801.7(f)  |          |  | J 301.1            |                         |
|              | Driver's lic road test facility                          | 801.7(g)  |          |  | J 301.1            |                         |
|              | Experimental, research or testing laboratory             | 801.7(h)  |          |  | J 301.1            |                         |
|              | Gasoline service station                                 | 751.2(b)  |          |  | J 301.1            |                         |
|              | Hotel or inn                                             | 801.6     |          |  | J 301.1            |                         |
|              | Incinerator                                              | 801.7(j)  |          |  | J 304.2            |                         |
|              | Laundry or dry cleaning establishment (no restrictions)  | 801.7(k)  |          |  | J 301.1            |                         |
|              | Fire Department training                                 | 801.7(i)  |          |  | J 301.1            |                         |



|          |                                                         |            |        |         |                         |
|----------|---------------------------------------------------------|------------|--------|---------|-------------------------|
|          | Motorcycle sales and repair (no restrictions)           | 801.7(l)   |        | J 301.1 |                         |
|          | Public utility pumping station                          | 801.7(m)   |        | J 302.3 |                         |
|          | Repair garage                                           | 801.7(n)   |        |         | TBD-New Text<br>7/10/14 |
|          | Transit system yards, buildings and structures          | 801.9      |        | J 301.1 |                         |
|          | Wholesale or storage establishment (incl. open storage) | 801.7(m/o) |        | J 301.1 |                         |
|          | Abattoir or slaughter house not permitted (NP)          | 800.6      |        | J 302.7 |                         |
|          | Acetylene gas manufacture (NP)                          | 800.6      |        | J 302.7 |                         |
|          | Ammunition and explosive manufacture or storage (NP)    | 800.6      |        | J 302.7 |                         |
|          | Animal rendering (NP)                                   | 800.6      |        | J 302.7 |                         |
|          | Arsenal (NP)                                            | 800.6      |        | J 302.7 |                         |
|          | Bituminous products refining or manufacture (NP)        | 800.6      |        | J 302.7 |                         |
|          | Bone products manufacture (NP)                          | 800.6      |        | J 302.7 |                         |
|          | Calcium carbide manufacture (NP)                        | 800.6      |        | J 302.7 |                         |
|          | Curing, tanning or storage of hides (NP)                | 800.6      |        | J 302.7 |                         |
|          | Fertilizer manufacture (NP)                             | 800.6      |        | J 302.7 |                         |
|          | International organization (NP)                         | 801.2      |        | J 302.7 |                         |
|          | Junk yard (NP)                                          | 801.7(i)   |        | J 302.7 |                         |
|          | New residential uses, including CBRFs (NP)              | 801.2-.3   |        | J 302.7 | J 302.7                 |
|          | Rock quarry or commercial excavation of rock (NP)       | 800.6      |        | J 302.7 |                         |
|          | Rubber products manufacture or treatment (NP)           | 800.6      |        | J 302.7 |                         |
|          | Sexually oriented business (NP)                         | 801.2      |        | J 302.7 |                         |
|          | Steel furnace/manufacture or rolling mill (NP)          | 800.6      |        | J 302.7 |                         |
|          | Any other uses with similar characteristics (NP)        | 800.6      |        | J 302.7 |                         |
|          | Recycling facility for intermediate materials           |            | 802.3  |         | J 303.9                 |
|          | Massage establishment                                   |            | 802.2  | J 302.9 |                         |
|          | Solid waste handling facility                           |            | 802.4  |         | J 303.9                 |
|          | Concrete or Asphalt plant                               |            | 802.17 |         | J 303.7                 |
|          | Animal Boarding                                         |            | 802.21 | J 302.2 | J 303.2                 |
|          | Pet Shop                                                |            | 802.26 | J 302.2 | J 303.2                 |
|          | Veterinary boarding hospital                            |            | 802.27 | J 302.2 | J 303.2                 |
|          | Emergency Shelter 5- 150                                |            | 802.28 | J 303.2 | J 303.4                 |
|          | Parking spaces, accessory (w/in 300')                   |            | 803    | J 301.1 |                         |
|          | Nightclubs, live performance, dance hall (new)          | 801        |        |         | J 303.5<br>J 303.6      |
|          | Standards of External Effects – All CM zones            |            |        |         | J 305/6                 |
|          |                                                         |            |        |         |                         |
| <b>M</b> | Any use permitted in the CM zones                       |            |        |         |                         |
|          | Recycling facility for intermediate materials           | 821.6      |        |         | J 303.9                 |
|          | Any other lawful use, subject to external effects stds. | 821.3      |        |         |                         |
|          | Massage establishment                                   |            | 822.2  | J 302.9 |                         |
|          | Solid waste handling facility                           |            | 822.3  |         | J 303.9                 |
|          | Electronic equipment facility                           |            | 822.9  | J 302   | J 303.3                 |
|          | Concrete or Asphalt plant                               |            | 822.15 |         | J 303.7                 |
|          | Animal Boarding                                         |            | 822.16 |         | J 303.2                 |
|          | Pet Grooming                                            |            | 822.20 |         | J 303.2                 |
|          | Pet Shop                                                |            | 822.21 |         | J 303.2                 |
|          | Veterinary boarding hospital                            |            | 822.22 |         | J 303.2                 |
|          | Parking spaces, accessory (w/in 300')                   |            | 822.24 | J 303.1 |                         |
|          | Abattoir or slaughter house not permitted (NP)          | 823.1      |        | J 302.7 |                         |
|          | Acetylene gas manufacture (NP)                          | 823.1      |        | J 302.7 |                         |
|          | Ammunition and explosive manufacture or storage (NP)    | 823.1      |        | J 302.7 |                         |
|          | Animal rendering (NP)                                   | 823.1      |        | J 302.7 |                         |
|          | Arsenal (NP)                                            | 823.1      |        | J 302.7 |                         |

|  |                                                   |       |  |         |  |
|--|---------------------------------------------------|-------|--|---------|--|
|  | Bituminous products refining or manufacture (NP)  | 823.1 |  | J 302.7 |  |
|  | Bone products manufacture (NP)                    | 823.1 |  | J 302.7 |  |
|  | Calcium carbide manufacture (NP)                  | 823.1 |  | J 302.7 |  |
|  | Curing, tanning or storage of hides (NP)          | 823.1 |  | J 302.7 |  |
|  | Fertilizer manufacture (NP)                       | 823.1 |  | J 302.7 |  |
|  | Rock quarry or commercial excavation of rock (NP) | 823.1 |  | J 302.7 |  |
|  | Rubber products manufacture or treatment (NP)     | 823.1 |  | J 302.7 |  |
|  | Steel furnace/manufacture or rolling mill (NP)    | 823.1 |  | J 302.7 |  |
|  | Any other uses with similar characteristics (NP)  | 823.1 |  | J 302.7 |  |

*The special exception uses in the following zone districts are not inclusive of the special exception uses permitted in the preceding zone districts*

| Zone | Use (first permitted)                                   | EXISTING CODE    |                   | PROPOSED TEXT    |                        |
|------|---------------------------------------------------------|------------------|-------------------|------------------|------------------------|
|      |                                                         | Matter -of-Right | Special Exception | Matter -of-Right | Special Exception      |
| SP-1 | Art gallery                                             | 501.1(h)         |                   | G 1402.1         |                        |
|      | Artist studio                                           | 501.2            |                   | G 1402.2 (a)     |                        |
|      | Child development center                                | 501.1(g)         |                   | G 1402.1         |                        |
|      | Commercial adjunct to a hotel or apartment building     | 502              |                   | G 1402.2 (d)     |                        |
|      | Community center                                        | 501.1(d)         |                   | G 1402.1         |                        |
|      | Office, general (conversion of SP Office)               | 501.3            |                   | G 1402.2 (c)     |                        |
|      | Parking lots and garages                                |                  | 505, 506          |                  | G1403.2                |
|      | Recreation facility, outdoor (local community)          | 501.1(e)         |                   | G 1402.1         |                        |
|      | Religious reading room                                  | 501.1(c)         |                   | G 1402.1         |                        |
|      | School, private                                         | 501.1(b)         |                   | G 1402.1         |                        |
|      | Ticket office                                           | 501.1(f)         |                   | G 1402.1         |                        |
|      | Antenna in excess of R-1-A limits                       |                  | 515               | C Ch 25          | C Ch 25                |
|      | Antenna, commercial broadcast (including tower)         |                  | 514               | C Ch 25          | C Ch 25                |
|      | CBRF (Community res. facility: 16-25)                   |                  | 513.1(a)          | NP               | NP                     |
|      | CBRF (Emergency shelter: 5-20)                          |                  | 513.1(c)          |                  | G 1402.1               |
|      | CBRF (Youth res. care home: 16-25)                      |                  | 513.1(a)          | NP               | NP                     |
|      | Church programs                                         |                  | 517               | G 1402.1         |                        |
|      | College and university (incl. dormitory, hospital, etc) |                  | 507               |                  | G 1403.1               |
|      | Hotel or inn (w/in 1300' of CEA or Metrorail station)   |                  | 512               |                  | G 1403.1               |
|      | Office, general (new)                                   |                  | 508.1             |                  | G 1403.1               |
|      | Parking garage                                          |                  | 506               |                  | G 1403.1               |
|      | Parking spaces, accessory (entirely w/in the square)    |                  | 510               |                  | G 1403.1               |
|      | Retail Uses (SP-2)                                      |                  | 518               |                  | G 1403.1               |
|      | Religious residence: more than 15 persons               |                  | 516               | G 1402.1         |                        |
|      | Utilities                                               |                  | 509               |                  | G 1403.1               |
|      | Theater Use in Institutional Buildings                  | NP               | NP                |                  | TBD-New Use            |
|      | Theater Use as Principal Use                            | NP               | NP                |                  | TBD-New Use<br>7/10/14 |

*The uses permitted in the following zone districts are not inclusive of the uses permitted in the R,C, CM and M zone districts*

| Zone | Use (first permitted)                                | Matter -of-Right | Special Exception | Matter -of-Right | Special Exception |
|------|------------------------------------------------------|------------------|-------------------|------------------|-------------------|
| CR   | Antenna (limited)                                    | 601.1(s)         |                   | C Ch 25          | C Ch 25           |
|      | Artist studio                                        | 601.1(j)         |                   | G 1420.1         |                   |
|      | CBRF (Community res. facility: 1-6)                  | 601.2(a)(1)      |                   | G 1420.1         |                   |
|      | CBRF (Community res. facility: 7-15, w/ 500' radius) | 601.2(b)         |                   | NP               |                   |

|  |                                                         |             |          |  |          |             |
|--|---------------------------------------------------------|-------------|----------|--|----------|-------------|
|  | CBRF (Emergency shelter: 1-4)                           | 601.2(a)(2) |          |  | G 1420.1 |             |
|  | CBRF (Health care facility: 1-6)                        | 601.2(a)(1) |          |  | G 1420.1 |             |
|  | CBRF (Health care facility: 7-15, w/ 500' radius)       | 601.2(b)    |          |  | NP       |             |
|  | CBRF (Youth res. care home: 1-6)                        | 601.2(a)(1) |          |  | G 1420.1 |             |
|  | CBRF (Youth res. care home: 7-15, w/ 500' radius)       | 601.2(b)    |          |  | NP       |             |
|  | Child development center                                | 601.2(c)    |          |  | G 1420.1 |             |
|  | Child development home                                  | 601.5       |          |  | G 1420.1 |             |
|  | Church or other place of worship                        | 601.1(e)    |          |  | G 1420.1 |             |
|  | Community center                                        | 601.1(c)    |          |  | G 1420.1 |             |
|  | Dwelling, flat or multiple dwelling                     | 601.1(a)    |          |  | G 1420.1 |             |
|  | Embassy, chancery or international organization         | 601.1(r)    |          |  | G 1420.1 |             |
|  | Fast food restaurant (no drive-through)                 | 601.1(i)    |          |  | G 1420.1 |             |
|  | Food delivery service (no drive-through)                | 601.1(i)    |          |  | G 1420.1 |             |
|  | Hotel or inn                                            | 601.1(d)    |          |  | G 1420.1 |             |
|  | Library                                                 | 601.1(p)    |          |  | G 1420.1 |             |
|  | Marina or boat club                                     | 601.1(l)    |          |  | G 1420.1 |             |
|  | Museum                                                  | 601.1(q)    |          |  | G 1420.1 |             |
|  | Office                                                  | 601.1(g)    |          |  | G 1420.1 |             |
|  | Park or open space                                      | 601.1(o)    |          |  | G 1420.1 |             |
|  | Private school or trade school                          | 601.1(h)    |          |  | G 1420.1 |             |
|  | Recreational building or use                            | 601.1(n)    |          |  | G 1420.1 |             |
|  | Restaurant or private club                              | 601.1(i)    |          |  | G 1420.1 |             |
|  | Retail sales and services not prohibited or restricted  | 601.1(f)    |          |  | G 1420.1 |             |
|  | Rooming or boarding house                               | 601.1(b)    |          |  | G 1420.1 |             |
|  | Swimming pool                                           | 601.1(m)    |          |  | G 1420.1 |             |
|  | Theater, public or private                              | 601.1(k)    |          |  | G 1420.1 |             |
|  | Antenna                                                 |             | 617      |  | C Ch 25  | C Ch 25     |
|  | Bowling alley                                           |             | 609      |  |          | G 1421.1(e) |
|  | Building service trades                                 |             | 612      |  |          |             |
|  | CBRF (Adult rehab. home: 1-20, w/ 500' radius)          |             | 616.1(d) |  |          | G 1421.1(b) |
|  | CBRF (Community res. facility: 16-25, w/ 500' radius)   |             | 616.1(a) |  | NP       |             |
|  | CBRF (Emergency shelter: 5-25, w/ 500' radius)          |             | 616.1(c) |  |          | G 1421.1(d) |
|  | CBRF (Health care facility: 16-300, w/ 500' radius)     |             | 616.1(b) |  |          | G 1421.1(f) |
|  | CBRF (Substance abusers home: 1-20, w/ 500' radius)     |             | 616.1(d) |  | NP       |             |
|  | CBRF (Youth rehab. home: 1-20, w/ 500' radius)          |             | 616.1(d) |  |          | G 1421.1(b) |
|  | CBRF (Youth res. care home: 16-25, w/ 500' radius)      |             | 616.1(a) |  | NP       |             |
|  | College or university                                   |             | 615      |  |          | G 1421.1(c) |
|  | Hospital or clinic                                      |             | 606      |  |          | G 1421.1(f) |
|  | Light manufacturing, processing or fabricating          |             | 610      |  |          | G 1421.1(j) |
|  | Research and testing                                    |             | 613      |  |          | G 1421.1(j) |
|  | Utilities                                               |             | 608      |  | G 1420.1 | G 1421.1(i) |
|  | Vehicle sales and repair                                |             | 614      |  |          | G 1421.1(g) |
|  | Warehouse or wholesale function                         |             | 611      |  |          | G 1421.1(j) |
|  | Other uses not otherwise permitted or prohibited        |             | 618      |  |          | G 1421.1(k) |
|  |                                                         |             |          |  |          |             |
|  | Animal hospital or veterinarian not permitted (NP)      | 602.1(a)    |          |  |          | G 1421.1    |
|  | Car wash, as a principal use (NP)                       | 602.1(b)    |          |  |          |             |
|  | Carting, express, moving or hauling yard/terminal (NP)  | 602.1(m)    |          |  |          |             |
|  | Chemical manufacturing, storage or distribution (NP)    | 602.1(c)    |          |  |          |             |
|  | Drive-in establishment (NP)                             | 602.1(d)    |          |  |          |             |
|  | Enameling, plating or painting, as a principal use (NP) | 602.1(e)    |          |  |          |             |
|  | Gasoline service station (NP)                           | 602.1(k)    |          |  |          |             |
|  | Industrial uses first permitted in the M District (NP)  | 602.1(o)    |          |  |          |             |
|  | Industrial uses prohibited in the M District (NP)       | 602.1(n)    |          |  |          |             |

|          |                                                        |             |          |  |                   |                         |
|----------|--------------------------------------------------------|-------------|----------|--|-------------------|-------------------------|
|          | Massage establishment (NP)                             | 602.1(p)    |          |  |                   |                         |
|          | Material salvage (NP)                                  | 602.1(f)    |          |  |                   |                         |
|          | Outdoor advertising or billboard (NP)                  | 602.1(g)    |          |  |                   |                         |
|          | Outside material storage (NP)                          | 602.1(h)    |          |  |                   |                         |
|          | Packing or crating operation (NP)                      | 602.1(i)    |          |  |                   |                         |
|          | Parking lot (NP)                                       | 602.1(j)    |          |  |                   |                         |
|          | Sexually-oriented business establishment (NP)          | 602.1(q)    |          |  |                   |                         |
|          | Smelting or rendering (NP)                             | 602.1(l)    |          |  |                   |                         |
|          | Agriculture                                            |             |          |  |                   | TBD-New Use             |
|          | Big Box Retail                                         |             |          |  |                   | TBD-New Text<br>7/10/14 |
|          |                                                        |             |          |  |                   |                         |
| <b>W</b> | Animal hospital or veterinarian not permitted (NP)     | 902.1(a)    |          |  |                   | G 1409.2                |
|          | Antenna                                                | 901.1(u)    |          |  | C Ch 25<br>G 1408 | C Ch 25                 |
|          | Artist studio                                          | 901.1(k)    |          |  | G 1408.1          |                         |
|          | CBRF (Community res. facility: 1-6)                    | 901.1(f)(1) |          |  | G 1408.1          |                         |
|          | CBRF (Community res. facility: 7-15, w/ 500' radius)   | 901.1(g)    |          |  | NP                |                         |
|          | CBRF (Emergency shelter: 1-4)                          | 901.1(f)(2) |          |  | G 1408            |                         |
|          | CBRF (Health care facility: 1-6)                       | 901.1(f)(1) |          |  | G 1408.1          |                         |
|          | CBRF (Health care facility: 7-15, w/ 500' radius)      | 901.1(g)    |          |  |                   | G 1409.2(g)             |
|          | CBRF (Youth res. care home: 1-6)                       | 901.1(f)(1) |          |  | G 1408.1          |                         |
|          | CBRF (Youth res. care home: 7-15, w/ 500' radius)      | 901.1(g)    |          |  | NP                |                         |
|          | Child development center                               | 901.1(t)    |          |  | G 1408.1          |                         |
|          | Child development home                                 | 901.4       |          |  | G 1408.1          |                         |
|          | Church or other place of worship                       | 901.1(e)    |          |  | G 1408.1          |                         |
|          | Community center                                       | 901.1(c)    |          |  | G 1408.1          |                         |
|          | Dwelling, flat or multiple dwelling                    | 901.1(a)    |          |  | G 1408.1          |                         |
|          | Embassy, chancery or international organization        | 901.1(s)    |          |  | G 1408.1          |                         |
|          | Fast food restaurant (no drive-through)                | 901.1(ij)   |          |  | G 1408.2          |                         |
|          | Food delivery service (no drive-through)               | 901.1(j)    |          |  | G 1408.2          |                         |
|          | Hotel or inn                                           | 901.1(d)    |          |  | G 1408.1          |                         |
|          | Library                                                | 901.1(q)    |          |  | G 1408.1          |                         |
|          | Marina or boat club                                    | 901.1(m)    |          |  | G 1408.1          |                         |
|          | Museum                                                 | 901.1(r)    |          |  | G 1408.1          |                         |
|          | Office                                                 | 901.1(i)    |          |  | G 1408.1          |                         |
|          | Park or open space                                     | 901.1(p)    |          |  | G 1408.1          |                         |
|          | Recreational building or use                           | 901.1(o)    |          |  | G 1408.1          |                         |
|          | Restaurant or private club                             | 901.1(j)    |          |  | G 1408.1          |                         |
|          | Retail sales and services not prohibited or restricted | 901.1(h)    |          |  | G 1408.1          |                         |
|          | Rooming or boarding house                              | 901.1(b)    |          |  | G 1408.1          |                         |
|          | Swimming pool                                          | 901.1(n)    |          |  | G 1408.1          |                         |
|          | Theater, public or private                             | 901.1(l)    |          |  | G 1408.2          |                         |
|          | Antennas                                               |             | 914      |  | C Ch 25           | C Ch 25                 |
|          | Bowling alley                                          |             | 908      |  |                   | G 1409.2(f)             |
|          | Building service trades                                |             | 911      |  |                   | TBD                     |
|          | CBRF (Adult rehab. home: 1-20, w/ 500' radius)         |             | 913.1(d) |  |                   | G 1409.2                |
|          | CBRF (Community res. facility: 16-25, w/ 500' radius)  |             | 913.1(a) |  | NP                |                         |
|          | CBRF (Emergency shelter: 5-25, w/ 500' radius)         |             | 913.1(c) |  |                   | G 1409.2(e)             |
|          | CBRF (Health care facility: 16-300)                    |             | 913.1(b) |  |                   | G 1409.2(g)             |
|          | CBRF (Substance abusers home: 1-20, w/ 500' radius)    |             | 913.1(d) |  | NP                |                         |
|          | CBRF (Youth rehab. home: 1-20, w/ 500' radius)         |             | 913.1(d) |  |                   | G 1409.2                |
|          | CBRF (Youth res. care home: 16-25, w/ 500' radius)     |             | 913.1(a) |  | NP                |                         |
|          | Hospital or clinic                                     |             | 906      |  |                   | G 1409.2(g)             |

|  |                                                         |          |     |  |                                                     |                         |
|--|---------------------------------------------------------|----------|-----|--|-----------------------------------------------------|-------------------------|
|  | Light manufacturing, processing or fabricating          |          | 909 |  |                                                     | G 1409.2(h)             |
|  | Private school, trade school college or university      |          | 912 |  |                                                     | G 1409.2(d)             |
|  | Utilities                                               |          | 907 |  |                                                     | G 1409.2(i)             |
|  | Warehouse or wholesale function                         |          | 910 |  |                                                     | G 1409.2(j)             |
|  | Other uses not otherwise permitted or prohibited        |          | 915 |  |                                                     | G 1409.2(j)             |
|  |                                                         |          |     |  |                                                     |                         |
|  | Automobile or motorcycle sales and repairs (NP)         | 902.1(b) |     |  | Not Permitted –<br>Reference to be added<br>to text |                         |
|  | Car wash (NP)                                           | 902.1(c) |     |  |                                                     |                         |
|  | Carting, express, moving or hauling yard/terminal (NP)  | 902.1(n) |     |  |                                                     |                         |
|  | Chemical manufacturing, storage or distribution (NP)    | 902.1(d) |     |  |                                                     |                         |
|  | Drive-in establishment (NP)                             | 902.1(e) |     |  |                                                     |                         |
|  | Enameling, plating or painting, as a principal use (NP) | 902.1(f) |     |  |                                                     |                         |
|  | Gasoline service station (NP)                           | 902.1(g) |     |  |                                                     |                         |
|  | Industrial uses prohibited in the M District (NP)       | 902.1(o) |     |  |                                                     |                         |
|  | Massage establishment (NP)                              | 902.1(p) |     |  |                                                     |                         |
|  | Material salvage (NP)                                   | 902.1(h) |     |  |                                                     |                         |
|  | Outdoor advertising or billboard (NP)                   | 902.1(i) |     |  |                                                     |                         |
|  | Outside material storage (NP)                           | 902.1(j) |     |  |                                                     |                         |
|  | Packing or crating operation (NP)                       | 902.1(k) |     |  |                                                     |                         |
|  | Parking lot (NP)                                        | 902.1(l) |     |  |                                                     |                         |
|  | Sexually-oriented business establishment (NP)           | 902.1(q) |     |  |                                                     |                         |
|  | Smelting or rendering (NP)                              | 902.1(m) |     |  |                                                     |                         |
|  | Agriculture                                             |          |     |  |                                                     | G 1408.1                |
|  | Big Box Retail                                          |          |     |  |                                                     | TBD-New Text<br>7/10/14 |