

Exhibit J

Zone Districts - Uses Comparison List

ZONE DISTRICTS / USES COMPARISON LIST		
Residential Use Classifications	CC	IL
Residential Housing Type		
<i>Single-Unit Dwelling, Detached</i>	–	–
<i>Single-Unit Dwelling, Attached</i>	–	–
<i>Second Dwelling Unit</i>	–	–
<i>Cottage Housing Development</i>	–	–
<i>Duplex</i>	–	–
<i>Multi-Unit Residential</i>	–	–
Adult Family Day Care		
<i>Small (6 clients or less)</i>	–	–
<i>Large (7 to 12 clients)</i>	–	–
Caretaker Residence	P(2)	P(2)
Domestic Violence Shelter		
<i>Small (6 persons or less)</i>	–	–
<i>Large (7 persons or more)</i>	–	–
Elderly and Long-Term Care	–	–
Family Day Care		
<i>Small (8 children or less)</i>	P(2)	–
<i>Large (9 to 14 children)</i>	P(2)	–
Group Residential		
<i>Small (6 persons or less)</i>	–	–
<i>Large (7 persons or more)</i>	–	–
Lodging-to-Dwelling Conversion	C	C
Mobile Home Parks	–	–
Re-Entry Facility	–	–
Residential Care Facilities		
<i>Residential Care, General</i>	–	–
<i>Residential Care, Limited</i>	–	–
<i>Residential Care, Senior</i>	–	–
Single Room Occupancy	–	–
Public and Semi-Public Use Classifications	CC	IL
Cemetery	–	–
Colleges and Trade Schools, Public or Private	C(3)	P
Community and Religious Assembly (less than 2,000 square feet)	P	P
Community and Religious Assembly (2,000 square feet or more)	C(4)	P (14)
Community Garden	P	P
Conference/Convention Facility	C(4)	–
Cultural Institutions	C	–
Day Care Centers	P	P (15)
Emergency Shelter	–	P

Government Offices	P	P
Hospitals and Clinics		
<i>Hospital</i>	C(13)	C(11)
<i>Clinic</i>	P	C
<i>Substance Abuse Treatment Clinic</i>	C(15)	C(13)
Instructional Services	P	P
Park and Recreation Facilities, Public	P	P
Parking, Public or Private	C(6)	P
Public Safety Facilities	C	P
Schools, Public or Private	C	P
Social Service Facilities	C	C
Commercial Use Classifications	CC	IL
Adult-Oriented Business	–	C
Aircraft Sales, Services, and Storage	–	P
Animal Care, Sales and Services		
<i>Grooming and Pet Stores</i>	P	–
<i>Kennels</i>	–	P
<i>Veterinary Services</i>	P	P
Artist's Studio	P	P
Automobile/Vehicle Sales and Services		
<i>Automobile Rentals</i>	–	P
<i>Automobile/Vehicle Sales and Leasing</i>	–	P
<i>Automobile/Vehicle Repair, Major</i>	–	P
<i>Automobile/Vehicle Service and Repair, Minor</i>	–	P
<i>Large Vehicle and Equipment Sales, Service and Rental</i>	–	P
<i>Service Station</i>	C	P
<i>Towing and Impound</i>	–	C
<i>Washing</i>	–	P
Banks and Financial Institutions		
<i>Banks and Credit Unions</i>	P	P
<i>Check Cashing Businesses and Payday Lenders</i>	–	–
Banquet Hall	C	C
Business Services	P	P
Corner Commercial	–	–
Eating and Drinking Establishments		
<i>Bars/Nightclubs/Lounges</i>	C	–
<i>Restaurant with Alcohol Sales</i>	C	C
<i>Restaurant without Alcohol Sales</i>	P	P
Entertainment and Recreation		
<i>Cinema/Theaters</i>	C	–

<i>Cyber/Internet Café</i>	C	–
<i>Motorcycle/Riding Club</i>	–	P
<i>Shooting/Archery Range</i>	–	P
<i>Large-Scale</i>	C	–
<i>Small-Scale</i>	P	C
Food and Beverage Sales		
<i>Farmer's Markets</i>	P	P
<i>General Market</i>	P	P
<i>Healthy Food Grocer</i>	P	P
<i>Liquor Stores</i>	C	–
Food Preparation	P	P
Funeral Parlors and Internment Services	C	P
Live/Work	–	P
Lodging		
<i>Bed and Breakfast</i>	–	–
<i>Hotels and Motels</i>	P	P
<i>RV Park</i>	–	–
Maintenance and Repair Services	P(9)	P
Offices		
<i>Business and Professional</i>	P	P
<i>Medical and Dental</i>	P	P
<i>Walk-In Clientele</i>	P	P
Personal Services		
<i>General Personal Services</i>	P	P
<i>Fortune Telling Service</i>	–	–
<i>Massage Establishments</i>	C	–
<i>Tattoo or Body Modification Parlor</i>	P(9)	P
Retail Sales		
<i>Building Materials and Services</i>	C	P
<i>Convenience Retail</i>	P	P(4)
<i>General Retail</i>	P	P(4)
<i>Gun Shop</i>	P	–
<i>Large-Format Retail</i>	C	P(8)
<i>Nurseries and Garden Centers</i>	P	C
<i>Pawn Shops</i>	–	–
<i>Second Hand / Thrift Stores</i>	P	–
<i>Swap Meet / Flea Market</i>	–	C
Industrial Use Classifications	CC	IL
Construction and Material Yards	–	P(16)
Custom Manufacturing	–	P
Limited Industrial	–	P
General Industrial	–	P
Intensive Industrial	–	–

Recycling Facility <i>Reverse Vending Machine</i>	C	P
<i>CRV Recycling Center</i>	See Additional Regulations	C
<i>Recycling Processing Facility</i>	–	C
Research and Development	–	P
Salvage and Wrecking	–	–
Warehousing, Storage, and Distribution		
<i>Chemical and Mineral Storage</i>	–	C
<i>Indoor Warehousing and Storage</i>	–	P
<i>Outdoor Storage</i>	–	P(16)
<i>Personal Storage</i>	C	P
<i>Wholesaling and Distribution</i>	–	P
Transportation, Communication, and Utilities Use Classifications	CC	IL
Airports and Heliports	–	C
Communication Facilities	See Additional Regulations	See Additional Regulations
<i>Antenna and Transmission Towers</i>		
<i>Facilities within Buildings</i>	–	P
Freight/Truck Terminals and Warehouses	–	P
Light Fleet-Based Services	–	P
Transportation Passenger Terminals	–	–
Utilities, Major	–	P
Utilities, Minor	P	P
Waste Transfer Facility	–	C
Agricultural and Extractive Use Classifications	CC	IL
Agricultural Labor Housing	–	–
Agricultural Processing	–	P
Agricultural Support Services	–	P
Animal Raising	–	–
Crop Cultivation	–	P
Dairy	–	–
Mining and Quarrying	–	–
Produce Stand	–	P
Rendering	–	–
Sales Lot, Feed Lot, Stockyard	–	C
Slaughterhouse	–	–
Tasting Room	C	C
Urban Farm	–	P
Other Applicable Types	CC	IL
Accessory Living Quarters	–	–
Drive-in and Drive-Through Facilities	C	C

LEGEND:

- P** Permitted uses
- C** Conditional Use Permit required
- Prohibited uses
- (#)** Specific limitations listed at the end of the table will apply

NOTES:

This table summarizes the land use regulations for each Base District. The regulations for the district are established by letter designations listed below. These designations apply strictly to the permissibility of land uses; applications for buildings or structures may require discretionary review.

Land uses are defined in Article 67, Use Classifications.

In cases where a specific land use or activity is not defined, the Director shall assign the land use or activity to a classification that is substantially similar in character per Section 15-5020, Director's Determination.

All permitted uses are allowed either alone or in combination with other permitted uses unless otherwise stated in this Code.

Use classifications and subclassifications not listed in the table or not found to be substantially similar to the uses below are not permitted.

The table also notes additional regulations that apply to various uses. Section numbers in the right hand column refer to other sections of the Code.