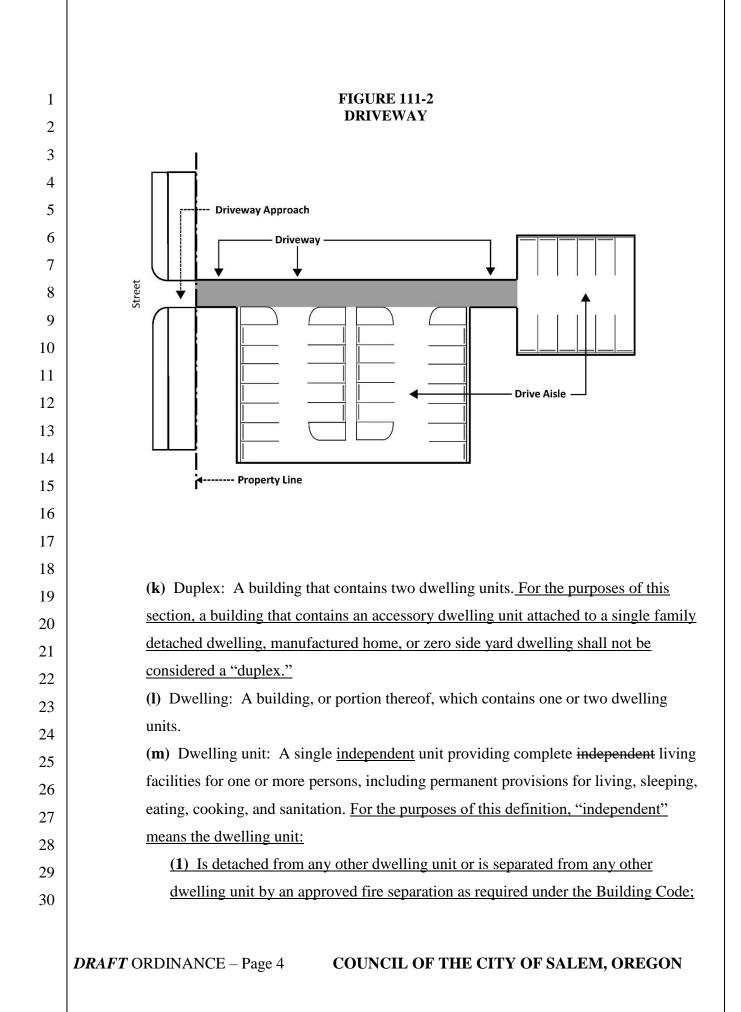
1	ORDINANCE BILL NO. 10-17
2	AN ORDINANCE RELATING TO THE ALLOWANCE AND REGULATION OF
3	ACCESSORY DWELLING UNITS; CREATING NEW PROVISIONS; AND AMENDING
4	SRC 111.005, 111.020, 400.030, 510.005, 511.005, 512.010, 513.005, 514.005, 515.005,
5	521.005, 522.005, 523.005, 524.005, 532.015, 532.020, 551.005, 553.005, 554.005, 700.005,
6	700.035, 700.050, 700.055, 806.005, 806.015, 806.025, 806.055, AND 806.075.
7	The City of Salem ordains as follows:
8	Section 1. SRC 111.005 is amended to read as follows:
9	111.005. "A" Definitions.
10	(a) Abutting: Touching along a boundary or point.
11	(b) Accessory building or structure: A building or structure that is incidental and
12	subordinate to, and dependent upon, the principal use on the same premises.
13	(c) Accessory dwelling unit: A second dwelling unit that is attached to or detached
14	from a single family detached dwelling, manufactured home, or zero side yard dwelling
15	on the same lot. The accessory dwelling unit is accessory to and is smaller than the
16	primary dwelling unit.
17	(c)(d) Adjacent: Near or close, but not necessarily contiguous with.
18	(d)(e) Adjoin: To abut.
19	(e)(f) Adult day care home: Day care for 5 or fewer adults provided in the home of the
20	adult day care provider.
21	(f)(g) Adult day care center: Day care for adults in a non-residential structure.
22	(g)(h) Alley: A public way not less than 10 feet and not more than 20 feet in width that
23	is primarily used as a secondary means of motor vehicle access to abutting property.
24	(h)(i) Ambulance service facility: A building used for the administrative offices of an
25	ambulance service, the housing of emergency medical personnel, and the ordinary
26	maintenance and repair of emergency vehicles and equipment.
27	(i)(j) Ambulance station: A building, or a specific portion of a building or
28	development, that is utilized for the housing of on-call emergency medical ambulance
29	personnel.
30	

1	(j)(k) Apartment: A building that contains three or more dwelling units and which is
2	designed, built, rented, leased, let or hired out to be occupied, or which is occupied as
3	the home or residence of three or more families living independently of each other and
4	doing their own cooking in the said building; or a building in condominium ownership
5	containing three or more dwelling units.
6	(k)(1) Arcade: A continuous covered arched passageway located parallel to a building,
7	street, or open space, and open and accessible to the public.
8	(I)(m) Arterial street: A major arterial street or minor arterial street.
9	
10	Section 2. SRC 111.020 is amended to read as follows:
11	111.020. "D" Definitions.
12	(a) dbh: The diameter of a tree measured in inches at a height of 4.5 feet above grade.
13	When a fork in the trunk occurs at or above 4.5 feet, the dbh is the smallest diameter at
14	4.5 feet or below. When the fork occurs below 4.5 feet, or the tree splits into multiple
15	stems at ground level, each stem is considered a separate tree trunk and is measured
16	accordingly. Dbh is also known as diameter at breast height.
17	(b) Dead-end street: A street which terminates without a turnaround area and is
18	intended to continue through at some future time.
19	(c) Development: To construct or alter a structure, to make alterations or
20	improvements to the land or to make a change in use or appearance of land, to divide or
21	reconfigure land, or to create, alter, or terminate a right of access. Development does
22	not include:
23	(1) Maintenance and repair, usual and necessary for the continuance of an existing
24	use;
25	(2) Reasonable emergency procedures necessary for the safety or operation of
26	property; or
27	(3) Interior or exterior remodeling that does not increase the square footage or
28	height of a structure, or substantially alter the appearance of a structure.
29	(d) Development site: An individual lot or multiple contiguous lots accommodating
30	a single development or a complex.

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1	(e) Director: The City Manager, or the department head charged by the City Manager
2	with the implementation and enforcement of the UDC, or that department head's
3	designee.
4	(f) Double frontage lot: A lot that has frontage on two streets that do not intersect at
5	the lot's boundaries (see Figure 111-1).
6	(g) Downhill lot: A hillside lot which slopes downhill from the front lot line.
7	(h) Downtown Parking District: That certain district, established under SRC Chapter
8	7, which provides for the financing and administration of programs for economic
9	promotion and public parking for motor vehicles in the Central Business District of
10	the City of Salem (see Figure 111-4).
11	(i) Drive-through: A facility where goods or services are provided to a patron of a
12	business while in their motor vehicle, and typically including queuing lanes leading to
13	drive-up service windows or service areas. A drive-through does not include Motor
14	Vehicle Services, as set forth in SRC 400.055(b).
15	(j) Driveway: An area providing vehicular access to a site that begins at the property
16	line and extends into the site; or an area providing vehicular circulation between
17	parking areas on a site (see Figure 111-2). A driveway does not include maneuvering
18	areas or drive aisles within parking areas.
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	<b>DRAFT</b> ORDINANCE – Page 3 <b>COUNCIL OF THE CITY OF SALEM, OREGON</b>



1	(2) Includes a kitchen area with a sink and an approved electrical service
2	connection for a stove or range; and
3	(3) Does not have a direct interior connection to any other dwelling unit, but may
4	have fire-separated access to a common facility shared with any other dwelling
5	unit.
6	
7	Section 3. SRC 400.030 is amended to read as follows:
8	<b>400.030.</b> Household Living. Household Living consists of the residential occupancy of an
9	owner-occupied or rented dwelling unit on a wholly or primarily non-transient, long-term basis,
10	typically more than 28 days, by a family.
11	(a) Single Family.
12	(1) Characteristics. Single Family is characterized by the residential occupancy
13	of a single dwelling unit on an individual lot or space by a family. Single family
14	dwelling units can be detached, attached at the common side lot line, or built
15	contiguous with one side lot line.
16	(2) Examples. Single family detached dwelling; zero side yard dwelling;
17	townhouse; manufactured dwelling; manufactured dwelling park; Residential
18	Home, as defined under ORS 197.660; secondary dwelling.
19	(b) Two Family.
20	(1) Characteristics. Two Family is characterized by the residential occupancy of
21	two dwelling units on an individual lot by two families.
22	(2) Examples. Duplex; two family shared dwelling; two dwellings units on one
23	lot.
24	(3) Exceptions. An accessory dwelling unit on the same lot as a single family
25	detached dwelling unit, manufactured home, or zero side yard dwelling. An
26	accessory dwelling unit is an accessory use to a single family detached dwelling,
27	manufactured home, or zero side yard dwelling.
28	(c) Multiple Family.
29	(1) Characteristics. Multiple Family is characterized by the residential occupancy
30	of three or more dwelling units on an individual lot by three or more families.
	(2) Examples. Apartments; court apartments; three or more dwelling units on one lot.
	<i>DRAFT</i> ORDINANCE – Page 5 COUNCIL OF THE CITY OF SALEM, OREGON

1					
2	Section 4. SRC 510.005 is amended to read as follows:				
3	510.005. Uses.				
4	(a) Except as otherwise provided in this section, the permitted (P), special (S),				
5	conditional (C), and	prohibited (	N) uses in the RA zone are set forth in Table 510-1.		
6		-	ГАВLЕ 510-1		
7			USES		
		T	able 510-1: Uses		
8	Use	Status	Limitations & Qualifications		
9	Household Living				
10 11 12	Single Family	Р	<ul> <li>The following Single Family activities:</li> <li>Single family detached dwelling.</li> <li>Residential Home, as defined under ORS 197.660.</li> <li>Manufactured dwelling park, subject to SRC Chapter 235.</li> </ul>		
13 14 15		S	<ul> <li>The following Single Family activities:</li> <li>Manufactured home, subject to SRC 700.025.</li> <li>Townhouse, subject to SRC 700.080.</li> <li>Zero side yard dwelling, subject to SRC 700.090.</li> </ul>		
		N	All other Single Family.		
16 17 18 19	Two Family	Р	<ul> <li>The following Two Family activities:</li> <li>Duplex, when located on a corner lot.</li> <li>Duplex, when located on a lot whose side abuts property other than a street or alley in a Commercial (C) or Industrial (I) zone, and the entire lot is located within 165 feet of the C or I zone.</li> </ul>		
		S	Two family shared dwelling, subject to SRC 700.085.		
20		N	All other Two Family		
21	Multiple Family	N			
22	Group Living	N			
23 24	Room and Board Residential Care	N C	Residential Facility, as defined under ORS 197.660, when located on a lot with frontage on an arterial or collector street.		
25		N	All other Residential Care.		
26	Nursing Care	C	Nursing Care, when located on a lot with frontage on an arterial or collector street.		
27	Ladaina	N	All other Nursing Care.		
28	Lodging Short-Term Commercial	C	Bed and breakfasts.		
	Lodging	C N	All other Short-Term Commercial Lodging.		
29 30	Long-Term Commercial Lodging	N	The other billort Term Commercial Boughig.		

*DRAFT* ORDINANCE – Page 6 COUNCIL OF THE CITY OF SALEM, OREGON

		able 510-1: Uses
Use	Status	Limitations & Qualifications
	~	Non-Profit Shelters serving 5 or fewer persons, when
Non-Profit Shelters	С	located on a lot with frontage on an arterial or collector
		street.
	N	All other Non-Profit Shelters.
Retail Sales and Service		
Eating and Drinking Establishments	N	
	Р	Retail sales of agricultural products, when the sales are
Retail Sales		does not exceed 1,000 square feet in size.
	N	All other Retail Sales.
		The following Personal Services activities:
Personal Services	C	<ul> <li>Beauty salons.</li> </ul>
		<ul> <li>Barber shops.</li> </ul>
	N	All other Personal Services.
Postal Services and Retail Financial Services	N	
<b>Business and Professional Serv</b>	vices	
	С	Landscape architects and planners.
Office	N	All other Office.
Audio/Visual Media Production	N	
Laboratory Research and Testing	N	
Motor Vehicle, Trailer, and Ma	anufactured	Dwelling Sales and Services
Motor Vehicle and		
Manufactured Dwelling and Trailer Sales	Ν	
Motor Vehicle Services	N	
	N	Parking structures.
Commercial Parking	S	All other Commercial Parking, subject to SRC 700.045
Park-and-Ride Facilities	N	,
Taxicabs and Car Services	N	
Heavy Vehicle and Trailer Sales	N	
Heavy Vehicle and Trailer Service and Storage	N	
	d Cultural (	Services and Facilities
Recreation, Entertainment, and		
<b>Recreation, Entertainment, and</b> Commercial Entertainment – Indoor	N	
Commercial Entertainment – Indoor		
Commercial Entertainment – Indoor Commercial Entertainment –	N S	Golf courses, subject to SRC 700.015.
Commercial Entertainment – Indoor	N	

DRAFT ORDINANCE – Page 7 COUNCIL OF THE CITY OF SALEM, OREGON

		able 510-1: Uses
Use	Status	Limitations & Qualifications
Recreational and Cultural	S	Golf courses, subject to SRC 700.015.
Community Services	С	All other Recreational and Cultural Community Service
Parks and Open Space	С	Arboreta and botanical gardens.
	Р	All other Parks and Open Space.
Non-Profit Membership Assembly	С	
Religious Assembly	S	Religious Assembly, subject to SRC 700.050.
Health Services		
Medical Centers/Hospitals	Ν	
Outpatient Medical Services and Laboratories	Ν	
Educational Services		
	Р	<ul><li>The following Day Care activities:</li><li>Child day care home.</li><li>Adult day care home.</li></ul>
Day Care	С	<ul><li>The following Day Care activities:</li><li>Child day care center.</li><li>Adult day care center.</li></ul>
	Ν	All other Day Care.
Basic Education	S	Basic Education, subject to SRC 700.010.
Post-Secondary and Adult Education	Ν	
Civic Services		
Governmental Services	Ν	
Social Services	S	Social Services, subject to SRC 700.075.
Governmental Maintenance Services and Construction	Ν	
Public Safety		
Emergency Services	Ν	<ul><li>The following Emergency Services activities:</li><li>Ambulance stations.</li><li>Ambulance service facilities.</li></ul>
	Р	All other Emergency Services.
Detention Facilities	Ν	
Military Installations	N	
Funeral and Related Services		1
Cemeteries	N	
Funeral and Cremation Services	N C	Crematories. All other Funeral and Cremation Services.
Construction Contracting, Repa		nance, and Industrial Services
General Repair Services	Ν	
Building and Grounds Services and Construction Contracting	С	<ul> <li>The following Building and Grounds Services and Construction Contracting Activities:</li> <li>Landscape, lawn, and garden services.</li> <li>Tree and shrub services.</li> </ul>

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	T	able 510-1: Uses
Use	Status	Limitations & Qualifications
	Ν	All other Building and Grounds Services and Construction Contracting.
Cleaning Plants	Ν	ž – – – – – – – – – – – – – – – – – – –
Industrial Services	Ν	
Wholesale Sales, Storage, and D	Distribution	1
General Wholesaling	Ν	
Heavy Wholesaling	Ν	
Warehousing and Distribution	Ν	
Self-Service Storage	Ν	
Manufacturing		
General Manufacturing	Ν	
Heavy Manufacturing	Ν	
Printing	Ν	
<b>Transportation Facilities</b>		
Aviation Facilities	Ν	
Passenger Ground	Р	Transit stop shelters.
<b>Transportation Facilities</b>	Ν	All other Passenger Ground Transportation Facilities.
Marine Facilities	Ν	
Utilities		
Basic Utilities	Р	
Wireless Communication Facilities	Allowed	Wireless Communication Facilities are allowed, subject SRC Chapter 703.
Drinking Water Treatment Facilities	С	
Power Generation Facilities	Ν	
Data Center Facilities	Ν	
Fuel Dealers	Ν	
Waste-Related Facilities	Ν	
Mining and Natural Resource H	Extraction	
Petroleum and Natural Gas Production	Ν	
Surface Mining	Ν	
Farming, Forestry, and Animal	Services	
	N	Marijuana Production
Agriculture	Р	All Other Agriculture
Forestry	Р	
Agriculture and Forestry Services	Ν	
Keeping of Livestock and Other	Р	Raising of livestock, fowl, and other animals by resident of the premises for their own private noncommercial use on a lot 10,000 square feet or greater.
Animals	С	All other Keeping of Livestock and Other Animals.
	S	Small animal veterinary services, subject to SRC 700.07
Animal Services	С	All other Animals Services.

*DRAFT* ORDINANCE – Page 9 COUNCIL OF THE CITY OF SALEM, OREGON

Use	Status	Limitations & Qualifications
Other Uses		
Temporary Uses	Р	<ul> <li>The following Temporary Uses:</li> <li>Christmas tree sales, subject to SRC 701.015.</li> <li>Residential sales/development office, subject to SR 701.030.</li> <li>Replacement single family dwelling, subject to SR 701.025.</li> </ul>
Home Occupations	S	Home Occupations, subject to SRC 700.020.
Guest Houses and Guest Quarters	Р	Guest houses and guest quarters are permitted as an accessory use to Single Family, provided such houses a quarters are dependent upon the main building for eithe kitchen or bathroom facilities, or both, and are used for temporary lodging and not as a place of residence.
Taking of Borders or Leasing of Rooms by Resident Family	Р	Taking of boarders or leasing of rooms by a resident family is permitted as an accessory use to Household Living, provided the total number of boarders and roomers does not exceed two in any dwelling unit.
Storage of Commercial Vehicle as an Accessory Use to Household Living	Р	Storage of a commercial vehicle as an accessory use to Household Living is permitted, provided no more than one commercial vehicle is stored per dwelling unit.
Historic Resource Adaptive Reuse pursuant to SRC Chapter 230	Allowed	Historic Resource Adaptive Reuse pursuant to SRC Chapter 230 is allowed, subject to SRC 230.085.
Accessory Dwelling Units	<u>S</u>	Accessory Dwelling Units, subject to SRC 700.006.
<ul> <li>(b) Continued Uses. Existing cottage housing within the RA zone constructed prior May 15, 1979, but which would otherwise be made non-conforming by this Chapter, i hereby deemed a continued use.</li> <li>(1) Building or structures housing a continued use may be structurally altered or enlarged, or rebuilt following damage or destruction, provided such alteration, enlargement, or rebuilding complies with the standards set forth in SRC 510.010(e).</li> <li>(2) Cease of occupancy of a building or structure for a continued use shall not</li> </ul>		
preclude future i	ise of the F	building or structure for that use; provided, however,
-		or structure to another use shall thereafter prevent
conversion back to that use.		
conversion back		

1	511.005. Uses.			
2	(a) Except as otherwise provided in this section, the permitted (P), special (S),			
3		•	(N) uses in the RS zone are set forth in Table 511-1.	
		•		
4			TABLE 511-1	
5			USES	
6		1	Cable 511-1: Uses	
7	Use	Status	Limitations & Qualifications	
8	Household Living			
9 0 1	Single Family	Р	<ul> <li>The following Single Family activities:</li> <li>Single family detached dwelling.</li> <li>Residential Home, as defined under ORS 197.660.</li> <li>Manufactured dwelling park, subject to SRC Chapter 235.</li> </ul>	
2 3		S	<ul> <li>The following Single Family activities:</li> <li>Manufactured home, subject to SRC 700.025.</li> <li>Townhouse, subject to SRC 700.080.</li> <li>Zero side yard dwelling, subject to SRC 700.090.</li> </ul>	
4		Ν	All other Single Family.	
5 6 7	Two Family	Р	<ul> <li>The following Two Family activities:</li> <li>Duplex, when located on a corner lot.</li> <li>Duplex, when located on a lot whose side abuts property other than a street or alley in a Commercial (C) or Industrial (I) zone, and the entire lot is located within 165 feet of the C or I zone.</li> </ul>	
8		S	Two family shared dwelling, subject to SRC 700.085.	
9		N	All other Two Family	
0	Multiple Family	N		
	Group Living			
1 2 3	Room and Board Residential Care	C N	Residential Facility, as defined under ORS 197.660, when located on a lot with frontage on an arterial or collector street.	
		Ν	All other Residential Care.	
4 5	Nursing Care	C N	Nursing Care, when located on a lot with frontage on an arterial or collector street.All other Nursing Care.	
6	Lodging	11		
	Short-Term Commercial	C	Bed and breakfasts.	
7	Lodging	N	All other Short-Term Commercial Lodging.	
8	Long-Term Commercial Lodging	N		
9	Non-Profit Shelters	С	Non-Profit Shelters serving 5 or fewer persons, when located on a lot with frontage on an arterial or collector street.	

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	]	Cable 511-1: Uses
Use	Status	Limitations & Qualifications
	Ν	All other Non-Profit Shelters.
Retail Sales and Service		
Eating and Drinking	Ν	
Establishments	19	
Retail Sales	N	
		The following Personal Services activities:
Personal Services	C	<ul> <li>Beauty salons.</li> </ul>
		Barber shops.
	N	All other Personal Services.
Postal Services and Retail	Ν	
Financial Services		
Business and Professional Serv		
Office Audio/Visual Media	N	
	Ν	
Production		
Laboratory Research and	Ν	
Testing Motor Vehicle, Trailer, and M	anufactura	Dwolling Solog and Sowiege
Motor Vehicle and		Dwenning Sales and Services
Manufactured Dwelling and	Ν	
Trailer Sales	19	
Motor Vehicle Services	N	
	N	Parking structures.
Commercial Parking	S	All other Commercial Parking, subject to SRC 700.045
Park-and-Ride Facilities	N	;
Taxicabs and Car Services	N	
Heavy Vehicle and Trailer	N	
Sales	Ν	
Heavy Vehicle and Trailer	Ν	
Service and Storage	19	
Recreation, Entertainment, an	d Cultural S	Services and Facilities
Commercial Entertainment –	Ν	
Indoor	19	
Commercial Entertainment –	S	Golf courses, subject to SRC 700.015.
Outdoor	N	All other Commercial Entertainment – Outdoor.
Major Event Entertainment	N	
	Р	Libraries.
	S	Golf courses, subject to SRC 700.015.
Recreational and Cultural	~	Community or neighborhood club buildings, including
Community Services	C	swimming pools and similar recreation facilities when
-		operated by a non-profit community club.
	N	All other Recreation and Cultural Community Services
	N	Arboreta and botanical gardens.
Parks and Open Space	P	All other Parks and Open Space.

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	1	Cable 511-1: Uses
Use	Status	Limitations & Qualifications
Non-Profit Membership Assembly	С	
Religious Assembly	S	Religious Assembly, subject to SRC 700.050.
Health Services		
Medical Centers/Hospitals	Ν	
Outpatient Medical Services and Laboratories	Ν	
Educational Services		
	Р	<ul><li>The following Day Care activities:</li><li>Child day care home</li><li>Adult day care home.</li></ul>
Day Care	С	The following Day Care activities: Child day care center.
	N	<ul><li>Adult day care center.</li><li>All other Day Care.</li></ul>
Basic Education	S	Basic Education, subject to SRC 700.010.
Post-Secondary and Adult Education	N	Dasie Leucation, subject to Sice 700.010.
Civic Services		
Governmental Services	N	
Social Services	N	
Governmental Maintenance Services and Construction	N	
Public Safety		
Emergency Services	Ν	<ul><li>The following Emergency Services activities:</li><li>Ambulance stations.</li><li>Ambulance service facilities.</li></ul>
	Р	All other Emergency Services.
Detention Facilities	N	
Military Installations	N	
Funeral and Related Services Cemeteries	N	
	N N	Crematories.
Funeral and Cremation Services	C N	All other Funeral and Cremation Services.
Construction Contracting, Repa	-	
General Repair Services	N	
Building and Grounds Services and Construction Contracting	Ν	
Cleaning Plants	Ν	
Industrial Services	N	
Wholesale Sales, Storage, and D		1
General Wholesaling	N	
Heavy Wholesaling	N	_
Warehousing and Distribution	N	
Self-Service Storage	N	

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Use	Status	Limitations & Qualifications
Manufacturing		
General Manufacturing	N	
Heavy Manufacturing	N	
Printing	N	
Transportation Facilities	1	
Aviation Facilities	N	
Passenger Ground	Р	Transit stop shelters.
Transportation Facilities	Ν	All other Passenger Ground Transportation Facilities.
Marine Facilities	Ν	
Utilities		-
Basic Utilities	Р	
Wireless Communication	Allowed	Wireless Communication Facilities are allowed, subject t
Facilities	7 mowed	SRC Chapter 703.
Drinking Water Treatment	С	
Facilities		
Power Generation Facilities	N	
Data Center Facilities	N	
Fuel Dealers	N	
Waste-Related Facilities	N	
Mining and Natural Resource I	Extraction	
Petroleum and Natural Gas Production	N	
Surface Mining	N	
Farming, Forestry, and Animal	Services	
Agriculture	N	Marijuana Production
	Р	All Other Agriculture
Forestry	Р	
Agriculture and Forestry Services	Ν	
Keeping of Livestock and Other Animals	Ν	
Animal Somiaca	С	Existing wildlife rehabilitation facility.
Animal Services	N	All other Animal Services.
Other Uses		
		The following Temporary Uses:
		<ul> <li>Christmas tree sales, subject to SRC 701.015.</li> </ul>
Temporary Uses	Р	<ul> <li>Residential sales/development office, subject to SRC 701.030.</li> </ul>
		<ul> <li>Replacement single family dwelling, subject to SRC 701.025.</li> </ul>
Home Occupations	S	Home Occupations, subject to SRC 700.020.

ſ		Τ	able 511-1: Uses
	Use	Status	Limitations & Qualifications
	Guest Houses and Guest Quarters	Р	Guest houses and guest quarters are permitted as an accessory use to Single Family, provided such houses and quarters are dependent upon the main building for either kitchen or bathroom facilities, or both, and are used for temporary lodging and not as a place of residence.
	Taking of Borders or Leasing of Rooms by Resident Family	Р	Taking of boarders or leasing of rooms by a resident fam is permitted as an accessory use to Household Living, provided the total number of boarders and roomers does not exceed two in any dwelling unit.
_	Storage of Commercial Vehicle as an Accessory Use to Household Living	Р	Storage of a commercial vehicle as an accessory use to Household Living is permitted, provided no more than or commercial vehicle is stored per dwelling unit.
	Historic Resource Adaptive Reuse pursuant to SRC Chapter 230	Allowed	Historic Resource Adaptive Reuse pursuant to SRC Chapter 230 is allowed, subject to SRC 230.085.
ļ	Accessory Dwelling Units	<u>S</u>	Accessory Dwelling Units, subject to SRC 700.006.
	(b) Continued Uses	Existing	cottage housing within the RS zone constructed prior
	May 15, 1979, but wh	nich would	otherwise be made non-conforming by this Chapter, i
	hereby deemed a con-	tinued use.	
	(1) Building or	structures	housing a continued use may be structurally altered or
enlarged, or rebuilt following damage or destruction, provided such alteration,			
enlargement, or rebuilding complies with the standards set forth in SRC			
	511.010(f).		· · · · · · · · · · · · · · · · · · ·
		cunancy o	f a building or structure for a continued use shall not
			building or structure for that use; provided, however,
		U	or structure to another use shall thereafter prevent
I	conversion back	to that use	e.
	Section 6. SRC 512.010 is am	ended to re	ead as follows:
	512.010. Uses. The permitted	(P), specia	al (S), conditional (C), and prohibited (N) uses in the
I	RD zone are set forth in Table	512-1.	
н			<b>TABLE 512-1</b>
l			USES

	ſ	able 512-1: Uses
Use	Status	Limitations & Qualifications
Household Living		·
	Р	<ul> <li>The following Single Family activities:</li> <li>Single family detached dwelling.</li> <li>Residential Home, as defined under ORS 197.660</li> </ul>
Single Family	S	<ul> <li>The following Single Family activities:</li> <li>Manufactured home, subject to SRC 700.025.</li> <li>Townhouse, subject to SRC 700.080.</li> <li>Zero side yard dwelling, subject to SRC 700.090.</li> </ul>
	N	All other Single Family.
Two Family	Р	
Multiple Family	Ν	
Group Living		
Room and Board	N	
Residential Care	S	Residential Facility, as defined under ORS 197.660, subject to SRC 700.055.
	Ν	All other Residential Care.
Nursing Care	S	Nursing Care, subject to SRC 700.040.
Lodging		
Short-Term Commercial	С	Bed and breakfasts.
Lodging	N	All other Short-Term Commercial Lodging.
Long-Term Commercial Lodging	N	
<u> </u>	С	Non-Profit Shelters serving 5 or fewer persons.
Non-Profit Shelters	N	All other Non-Profit Shelters.
<b>Retail Sales and Service</b>	<b>.</b>	
Eating and Drinking Establishments	N	
Retail Sales	Ν	
Personal Services	N	
Postal Services and Retail Financial Services	N	
<b>Business and Professional Serv</b>	vices	
Office	N	
Audio/Visual Media Production	N	
Laboratory Research and Testing	Ν	
Motor Vehicle, Trailer, and M	anufactured	1 Dwelling Sales and Services
Motor Vehicle and Manufactured Dwelling and	Ν	
Trailer Sales		
Motor Vehicle Services	N	
Commercial Parking Park-and-Ride Facilities	Ν	

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Table 512-1: Uses				
Use	Status	Limitations & Qualifications		
Taxicabs and Car Services	Ν			
Heavy Vehicle and Trailer Sales	Ν			
Heavy Vehicle and Trailer Service and Storage	Ν			
Recreation, Entertainment, and	Cultural S	Services and Facilities		
Commercial Entertainment –	С	Membership sports and recreation clubs.		
Indoor	Ν	All other Commercial Entertainment – Indoor.		
Commercial Entertainment –	С	Membership sports and recreation clubs.		
Outdoor	Ν	All other Commercial Entertainment – Outdoor.		
Major Event Entertainment	N			
Recreational and Cultural	Р	Libraries.		
Community Services	N	All other Recreation and Cultural Community Services		
	N	Arboreta and botanical gardens.		
Parks and Open Space	P IN	<u> </u>		
Non-Profit Membership		All other Parks and Open Space.		
Assembly	N			
Religious Assembly	S	Religious Assembly, subject to SRC 700.050.		
Health Services				
Medical Centers/Hospitals	Ν			
Outpatient Medical Services and Laboratories	Ν			
Educational Services				
	P	Child day care home.		
Day Care	C	Child day care center.		
	N	All other Day Care.		
Basic Education	Ν			
Post-Secondary and Adult Education	Ν			
Civic Services				
Governmental Services	Ν			
Social Services	Ν			
Governmental Maintenance	Ν			
Services and Construction	11			
Public Safety				
		The following Emergency Services activities:		
Emergency Services	Ν	<ul> <li>Ambulance stations.</li> </ul>		
	~	Ambulance service facilities.		
	P	All other Emergency Services.		
Detention Facilities	N			
Military Installations	Ν			
Funeral and Related Services	2.7			
Cemeteries	N			
Funeral and Cremation Services	Ν			

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Use	Status	Limitations & Qualifications
<b>Construction Contracting, Repa</b>	air, Mainte	nance, and Industrial Services
General Repair Services	Ν	
Building and Grounds Services	Ν	
and Construction Contracting	11	
Cleaning Plants	N	
Industrial Services	N	
Wholesale Sales, Storage, and D	Distribution	1
General Wholesaling	N	
Heavy Wholesaling	N	
Warehousing and Distribution	N	
Self-Service Storage	N	
Manufacturing		
General Manufacturing	N	
Heavy Manufacturing	N	
Printing	Ν	
Transportation Facilities		
Aviation Facilities	N	
Passenger Ground	P	Transit stop shelters.
Transportation Facilities	N	All other Passenger Ground Transportation Facilities.
Marine Facilities	Ν	
Utilities	D	
Basic Utilities	Р	Window Communication Excitizione attante descrito
Wireless Communication Facilities	Allowed	Wireless Communication Facilities are allowed, subje
Drinking Water Treatment		SRC Chapter 703.
Facilities	С	
Power Generation Facilities	N	
Data Center Facilities	N	
Fuel Dealers	N	
Waste-Related Facilities	N	
Mining and Natural Resource F		
Petroleum and Natural Gas		
Production	Ν	
Surface Mining	N	
Farming, Forestry, and Animal		
	N	Marijuana Production
Agriculture	P	All Other Agriculture
Forestry	P	
Agriculture and Forestry		
Services	Ν	
Keeping of Livestock and Other		
Animals	Ν	
Animal Services	N	
Other Uses		
Temporary Uses	Р	Christmas tree sales, subject to SRC 701.015.

Use	Status		Limitations & Qualifications
Home Occupations	S		cupations, subject to SRC 700.020.
Guest Houses and Guest Quarters	Р	accessory quarters a kitchen or	uses and guest quarters are permitted as an y use to Single Family, provided such house are dependent upon the main building for eight r bathroom facilities, or both, and are used for y lodging and not as a place of residence.
Taking of Borders or Leasing of Rooms by a Resident Family	Р	Taking of family is Living, pr	boarders or leasing of rooms by a resident permitted as an accessory use to Household rovided the total number of boarders and loes not exceed two in any dwelling unit.
Storage of Commercial Vehicle as an Accessory Use to Household Living	Р	Househol	f a commercial vehicle as an accessory use d Living is permitted, provided no more than nercial vehicle is stored per dwelling unit.
Historic Resource Adaptive Reuse pursuant to SRC Chapter 230	Allowed		Resource Adaptive Reuse pursuant to SRC 230 is allowed, subject to SRC 230.085.
Accessory Dwelling Units	<u>S</u>	Accessor	y Dwelling Units, subject to SRC 700.006.
development standards set forth (a) Lot Standards.	in this sec	ction.	
<b>512.015. Development Standa</b> development standards set forth	in this sec Lots withi	ction. n the RD z TABLE 51	one shall conform to the standards set fo
512.015. Development Standa development standards set forth (a) Lot Standards.	in this sec Lots within LO	ction. n the RD z TABLE 51 T STAND	one shall conform to the standards set fo 2-2 ARDS
<b>512.015. Development Standa</b> development standards set forth (a) Lot Standards. in Table 512-2.	in this sec Lots within LO LO Table	ction. n the RD z TABLE 51 T STAND 512-2: Lot	one shall conform to the standards set fo 2-2 ARDS Standards
512.015. Development Standa development standards set forth (a) Lot Standards. in Table 512-2. Requirement	in this sec Lots within LO LO Table	ction. n the RD z TABLE 51 T STAND	one shall conform to the standards set fo 2-2 ARDS
<b>512.015. Development Standa</b> development standards set forth (a) Lot Standards. in Table 512-2.	in this sec Lots within LO LO Table Sta	ction. n the RD z TABLE 51 T STAND 512-2: Lot	one shall conform to the standards set fo 2-2 ARDS Standards
512.015. Development Standa development standards set forth (a) Lot Standards. in Table 512-2. Requirement LOT AREA Single Family Two Family	in this sec Lots within LOT LO Table Sta Min. 4, Min. 7,	ction. n the RD z TABLE 51 T STAND 512-2: Lot andard 000 sq. ft.	ARDS Standards
512.015. Development Standa development standards set forth (a) Lot Standards. in Table 512-2. Requirement LOT AREA Single Family Two Family All Other Uses	in this sec Lots within LOT LO Table Sta Min. 4, Min. 7,	ction. n the RD z TABLE 51 T STAND 512-2: Lot andard 000 sq. ft.	one shall conform to the standards set fo 2-2 ARDS Standards Limitations & Qualifications Two Family activities constructed on lots than 7,000 square feet prior to February 1, 2007 shall be considered conforming with respect to lot area and may be continued s
512.015. Development Standa development standards set forth (a) Lot Standards. in Table 512-2. Requirement LOT AREA Single Family Two Family All Other Uses LOT WIDTH	in this sec Lots within Lots Within LO Table Sta Min. 4, Min. 7, Min. 6,	ction. n the RD z TABLE 51 T STAND 512-2: Lot andard 000 sq. ft. 000 sq. ft.	one shall conform to the standards set fo 2-2 ARDS Standards Limitations & Qualifications Two Family activities constructed on lots than 7,000 square feet prior to February 1 2007 shall be considered conforming with respect to lot area and may be continued s
512.015. Development Standa development standards set forth (a) Lot Standards. in Table 512-2. Requirement LOT AREA Single Family Two Family All Other Uses LOT WIDTH All Uses	in this sec Lots within Lots Within LO Table Sta Min. 4, Min. 7, Min. 6,	ction. n the RD z TABLE 51 T STAND 512-2: Lot andard 000 sq. ft.	one shall conform to the standards set fo 2-2 ARDS Standards Limitations & Qualifications Two Family activities constructed on lots than 7,000 square feet prior to February 1 2007 shall be considered conforming with respect to lot area and may be continued s
512.015. Development Standa development standards set forth (a) Lot Standards. in Table 512-2. Requirement LOT AREA Single Family Two Family All Other Uses LOT WIDTH All Uses LOT DEPTH	in this sec Lots within Lots within LO Table Sta Min. 4, Min. 7, Min. 6, Min. 6,	ction. n the RD z TABLE 51 T STAND 512-2: Lot andard 000 sq. ft. 000 sq. ft. 000 sq. ft.	one shall conform to the standards set fo 2-2 ARDS Standards Limitations & Qualifications Two Family activities constructed on lots than 7,000 square feet prior to February 1 2007 shall be considered conforming with respect to lot area and may be continued s
512.015. Development Standa development standards set forth (a) Lot Standards. in Table 512-2. Requirement LOT AREA Single Family Two Family All Other Uses LOT WIDTH All Uses	in this sec Lots within LOT Table Min. 4, Min. 7, Min. 6, Min. 6, Min. 6,	ction. n the RD z TABLE 51 T STAND 512-2: Lot andard 000 sq. ft. 000 sq. ft.	one shall conform to the standards set f 2-2 ARDS Standards Limitations & Qualifications Two Family activities constructed on lots than 7,000 square feet prior to February 1 2007 shall be considered conforming wit respect to lot area and may be continued

	Table 512-2: Lo	
Requirement	Standard	Limitations & Qualifications
	Max. 300% of	
	average lot width	
	Min. 80 ft.	
All Other Uses	Min. 120 ft.	Applicable to double frontage lots.
	Max. 300% of	
	average lot width	
STREET FRONTAGE		
	Min. 40 ft.	
		Applicable to lots fronting on the turnaround of a cul-de-sac street or the outside curve of
		of a cul-de-sac street of the outside curve of curved street having a radius of 200 feet or
Single Family		less and a direction change of 60 degrees or
Single Failing	Min. 30 ft.	more.
		more.
		In no case shall the lot width be less than 40
		ft. at the front building setback line.
All Other Uses	Min. 40 ft.	
512-3.	TABLE 51 SETBAC	
	TABLE 5	12-3 KS
512-3.	TABLE 5 SETBAC	12-3 KS Setbacks
512-3. Requirement	TABLE 51 SETBAC Table 512-3:	12-3 KS
512-3. Requirement ABUTTING STREET	TABLE 51 SETBAC Table 512-3:	12-3 KS Setbacks
512-3. Requirement ABUTTING STREET Buildings	TABLE 51 SETBAC Table 512-3:	12-3 KS Setbacks
512-3. Requirement ABUTTING STREET	TABLE 51 SETBAC Table 512-3: Standard	12-3 KS Setbacks Limitations & Qualifications
512-3. Requirement ABUTTING STREET Buildings	TABLE 51 SETBAC Table 512-3: 5 Standard Min. 12 ft.	12-3 KS Setbacks
512-3. Requirement ABUTTING STREET Buildings All Uses	TABLE 51 SETBAC Table 512-3: 5 Standard Min. 12 ft.	12-3 KS Setbacks Limitations & Qualifications Applicable along collector or arterial streets. Applicable to accessory structures not more
512-3. Requirement ABUTTING STREET Buildings All Uses	TABLE 51 SETBAC Table 512-3: 5 Standard Min. 12 ft. Min. 20 ft.	12-3         KS         Setbacks         Limitations & Qualifications         Applicable along collector or arterial streets.         Applicable to accessory structures not more than 4 ft. in height.
512-3.          Requirement         ABUTTING STREET         Buildings         All Uses         Accessory Structures	TABLE 51 SETBAC Table 512-3: 5 Standard Min. 12 ft. Min. 20 ft.	12-3         KS         Setbacks         Limitations & Qualifications         Applicable along collector or arterial streets.         Applicable to accessory structures not more than 4 ft. in height.         Applicable to accessory structures greater
512-3. Requirement ABUTTING STREET Buildings All Uses	TABLE 51 SETBAC Table 512-3: 4 Standard Min. 12 ft. Min. 20 ft.	12-3         KS         Setbacks         Limitations & Qualifications         Applicable along collector or arterial streets.         Applicable to accessory structures not more than 4 ft. in height.         Applicable to accessory structures greater than 4 ft. in height
512-3.          Requirement         ABUTTING STREET         Buildings         All Uses         Accessory Structures	TABLE 51 SETBAC Table 512-3: 3 Standard Min. 12 ft. Min. 20 ft. None Min. 12 ft.	12-3         KS         Setbacks         Limitations & Qualifications         Applicable along collector or arterial streets.         Applicable to accessory structures not more than 4 ft. in height.         Applicable to accessory structures greater than 4 ft. in height         Applicable to accessory structures greater than 4 ft. in height         Applicable to accessory structures greater
512-3.          Requirement         ABUTTING STREET         Buildings         All Uses         Accessory Structures	TABLE 51 SETBAC Table 512-3: 4 Standard Min. 12 ft. Min. 20 ft.	12-3         KS         Setbacks         Limitations & Qualifications         Applicable along collector or arterial streets.         Applicable to accessory structures not more than 4 ft. in height.         Applicable to accessory structures greater than 4 ft. in height         Applicable to accessory structures greater than 4 ft. in height         Applicable to accessory structures greater than 4 ft. in height
512-3.          Requirement         ABUTTING STREET         Buildings         All Uses         Accessory Structures	TABLE 51 SETBAC Table 512-3: 3 Standard Min. 12 ft. Min. 20 ft. None Min. 12 ft.	12-3         KS         Setbacks         Limitations & Qualifications         Applicable along collector or arterial streets.         Applicable to accessory structures not more than 4 ft. in height.         Applicable to accessory structures greater than 4 ft. in height         Applicable to accessory structures greater than 4 ft. in height         Applicable to accessory structures greater
512-3.          Requirement         ABUTTING STREET         Buildings         All Uses         Accessory Structures         Accessory to All Uses	TABLE 51 SETBAC Table 512-3: 3 Standard Min. 12 ft. Min. 20 ft. None Min. 12 ft.	12-3         KS         Setbacks         Limitations & Qualifications         Applicable along collector or arterial streets.         Applicable to accessory structures not more than 4 ft. in height.         Applicable to accessory structures greater than 4 ft. in height         Applicable to accessory structures greater than 4 ft. in height         Applicable to accessory structures greater than 4 ft. in height
512-3.   Requirement   ABUTTING STREET   Buildings   All Uses   Accessory Structures   Accessory to All Uses   INTERIOR FRONT	TABLE 51 SETBAC Table 512-3: 3 Standard Min. 12 ft. Min. 20 ft. None Min. 12 ft.	12-3         KS         Setbacks         Limitations & Qualifications         Applicable along collector or arterial streets.         Applicable to accessory structures not more than 4 ft. in height.         Applicable to accessory structures greater than 4 ft. in height         Applicable to accessory structures greater than 4 ft. in height         Applicable to accessory structures greater than 4 ft. in height
512-3.          Requirement         ABUTTING STREET         Buildings         All Uses         Accessory Structures         Accessory to All Uses         INTERIOR FRONT         Buildings	TABLE 51         SETBAC         Table 512-3: 3         Standard         Min. 12 ft.         Min. 20 ft.         Min. 12 ft.         Min. 12 ft.         Min. 20 ft.	12-3         KS         Setbacks         Limitations & Qualifications         Applicable along collector or arterial streets.         Applicable to accessory structures not more than 4 ft. in height.         Applicable to accessory structures greater than 4 ft. in height         Applicable to accessory structures greater than 4 ft. in height         Applicable to accessory structures greater than 4 ft. in height
512-3.   Requirement   ABUTTING STREET   Buildings   All Uses   Accessory Structures   Accessory to All Uses   INTERIOR FRONT   Buildings   All Uses	TABLE 51         SETBAC         Table 512-3: 3         Standard         Min. 12 ft.         Min. 20 ft.         Min. 12 ft.         Min. 12 ft.         Min. 20 ft.	12-3         KS         Setbacks         Limitations & Qualifications         Applicable along collector or arterial streets.         Applicable to accessory structures not more than 4 ft. in height.         Applicable to accessory structures greater than 4 ft. in height         Applicable to accessory structures greater than 4 ft. in height         Applicable to accessory structures greater than 4 ft. in height

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Requirement	Standard	Limitations & Qualifications
	Min. 12 ft.	Applicable to accessory structures greater than 4 ft. in height
<b>INTERIOR SIDE</b>		
Buildings		
	Min. 5 ft.	Applicable to new buildings, other than zero side yard dwellings and townhouses.
Single Family	Min. 3 ft.	Applicable to existing buildings, other than zero side yard dwellings and townhouses.
	Per SRC 700.080	Applicable to townhouses.
	Per SRC 700.090	Applicable to zero side yard dwellings.
Two Family	Min. 5 ft.	
	Min. 5 ft.	Applicable to <del>new</del> buildings not mo- than 35 ft. in height.
All Other Uses	Min. 5 ft., plus one foot for each one-foot of height over 35 ft., but need not exceed 20 ft. in depth.	Applicable to <del>new</del> buildings greater than 35 ft. in height.
Accessory Structures		L
Accessory to All Uses	None	Applicable to accessory structures having at least one wall which is an integral part of a fence.
	Min. 5 ft.	Applicable to all other accessory structures.
<b>INTERIOR REAR</b>		
Buildings		
	Min. 14 ft.	Applicable to any portion of a building not more than one-story in height.
All Uses	Min. 20 ft.	Applicable to any portion of a building greater than one-story in height.
Accessory Structures		
	None	Applicable to accessory structures not more than 9 ft. in height.
Accessory to All Uses	Min. one foot for each one- foot of height over 9 feet.	Applicable to accessory structures greater than 9 ft. in height.

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Requirement	Standard	Limitations & Qualifications
		Applicable to accessory structures adjace
	Min. 1 ft.	an alley, unless a greater setback is requi
		based on the height of the accessory stru
(c) Lot Coverage; Hei	<b>ght.</b> Buildings an	d accessory structures within the RD zo
shall conform to the lot	coverage and heig	ght standards set forth in Table 512-4.
	TABLE	512 4
]	LOT COVERAG	
Τ	Table 512-4: Lot C	overage; Height
Requirement	Standard	Limitations & Qualifications
LOT COVERAGE	-	
Buildings and Accessory Struct	tures	1
Single Family and Two Family	Max. 60%	
All Other Uses	Max. 35%	
REAR YARD COVERAGE	101uA. 5570	
Buildings		
All Uses	N/A	
Accessory Structures		
Accessory to Single Family	Max. 25%	
and Two Family		
Accessory to All Other Uses <b>HEIGHT</b>	No Max.	
Buildings		
Dunangs	Max. 35 ft.	Applicable to new buildings.
Single Family and Two	Max. 28 ft. or	¥
Family	existing building	$\Delta nn n n c a n e to evicting n n n n n c a n e c a c a c a c a c a c a c a c a c a c$
	height, whichever	
All Other Uses	is greater	
All Other Uses Accessory Structures	Max. 50 ft.	
Accessory to All Uses	Max. 15 ft.	
		-
(d) Maximum Square	Footage for All	Accessory Structures. In addition to the
0 1		hed in Table 512-4, accessory structure
6	·	be limited to the maximum aggregate to
square footage set forth	in Table 512-5.	
	TABLE	512-5
<b>RAFT</b> ORDINANCE – Page 22	~~~~~~	IL OF THE CITY OF SALEM, ORE

	Main Building Gross Area	Maximum Total Square Footage for All Accessory Structures
	1,200 square feet or less.	600 sq. ft.
	Greater than 1,200 square feet.	1,000 sq. ft. or 50% of main building gross area, whichever is less.
	(e) Garages Required.	
	(1) Except as otherwise pr	ovided in SRC 700.025 for manufactured homes on
	individual lots, each dwelli	ng constructed after February 8, 2006 within the RD
	zone shall have, at the time	of original construction, a garage that is constructed
	like materials and color as	the dwelling. The garage may be attached to, or
	detached from, the dwellin	g. Nothing in this paragraph shall prevent subsequent
	removal or conversion of the	he garage, so long as the minimum number of required
	off-street parking spaces is	maintained.
	(2) Exception to this stand	ard may be made if, at the time of building permit
	review, the applicant can sl	how that the construction of the dwelling is being
	provided by a not-for-profi	t organization to families at or below the City's 60
	percent median income lev	el, as defined by the U.S. Department of Housing and
	Urban Development; and p	rovision is made for a minimum of 480 cubic feet of o
	site storage within a portion	n of the dwelling unit, or within a detached accessory
	structure. Such exemption	shall only be made for those dwellings built on lots
	created through a subdivisi	on.
<u>Sectio</u>	on 8. SRC 513.005 is amended to	read as follows:
513.0	05. Uses. The permitted (P), spec	ial (S), conditional (C), and prohibited (N) uses in the
RM-I	zone are set forth in Table 513-1.	
		<b>TABLE 513-1</b>
		USES
		Table 513-1: Uses
Use	Status	Limitations & Qualifications
House	hold Living	

	1	Table 513-1: Uses
Use	Status	Limitations & Qualifications
Single Family	Р	<ul> <li>The following Single Family activities are permitted:</li> <li>Single family detached dwelling.</li> <li>Townhouse.</li> <li>Residential Home, as defined under ORS 197.660.</li> <li>Manufactured dwelling park, subject to SRC Chapter 235.</li> </ul>
	S	<ul> <li>The following Single Family activities:</li> <li>Manufactured home, subject to SRC 700.025.</li> <li>Zero side yard dwelling, subject to SRC 700.090.</li> </ul>
True Family	N P	All other Single Family.
Two Family	P P	
Multiple Family	P	
Group Living	D	
Deem and Deem4	P	Room and Board serving 5 or fewer persons.
Room and Board	C	Room and Board serving 6 to 10 persons.
Residential Care	N	All other Room and Board.
	P	Numine Comparised to SDC 700.040
Nursing Care	S	Nursing Care, subject to SRC 700.040.
Lodging		
Short-Term Commercial	Р	Bed and Breakfast.
Lodging	N	All other Short-Term Commercial Lodging.
Long-Term Commercial Lodging	N	
	С	Non-Profit Shelters serving up to 10 persons.
Non-Profit Shelters	Ν	All other Non-Profit Shelters.
<b>Retail Sales and Service</b>		
Eating and Drinking Establishments	N	
Retail Sales	N	
Personal Services	N	
Postal Services and Retail Financial Services	Ν	
<b>Business and Professional Serv</b>		
Office	N	
Audio/Visual Media Production	Ν	
Laboratory Research and Testing	Ν	
Motor Vehicle, Trailer, and M	anufactured	d Dwelling Sales and Services
Motor Vehicle and Manufactured Dwelling and Trailer Sales	N	
Motor Vehicle Services	N	

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Use	Status	Limitations & Qualifications
Commercial Parking	P	Commercial Parking, when located on a lot whose side abuts property, other than a street or alley, within a commercial or industrial zone, and the lot is located entirely within 165 feet of the abutting commercial or industrial zone.
	N	All other Commercial Parking.
Park-and-Ride Facilities	Р	Park-and Ride Facilities, when located on a lot whose s abuts property, other than a street or alley, within a commercial or industrial zone, and the lot is located entirely within 165 feet of the abutting commercial or industrial zone.
<b>T</b> : 1 10 0 :	N	All other Park-and-Ride Facilities.
Taxicabs and Car Services Heavy Vehicle and Trailer Sales	N N	
Heavy Vehicle and Trailer Service and Storage	N	
Recreation, Entertainment, an	d Cultural S	Services and Facilities
Commercial Entertainment -	С	Membership sports and recreation clubs.
Indoor	N	All other Commercial Entertainment – Indoor.
Commercial Entertainment –	С	Membership sports and recreation clubs.
Outdoor	N	All other Commercial Entertainment – Outdoor.
Major Event Entertainment	N	
Recreational and Cultural	P	Libraries.
Community Services	C	All other Recreation and Cultural Community Services
Parks and Open Space	C P	Arboreta and botanical gardens.
Non-Profit Membership Assembly	P N	All other Parks and Open Space.
Religious Assembly	S	Religious Assembly, subject to SRC 700.050.
Health Services		
Medical Centers/Hospitals	N	
Outpatient Medical Services and Laboratories	N	
Educational Services		
	Р	<ul><li>The following Day Care activities:</li><li>Child day care home.</li><li>Adult day care home.</li></ul>
Day Care	С	<ul><li>The following Day care activities:</li><li>Child day care center.</li><li>Adult day care center.</li></ul>
	N	All other Day Care.
Basic Education	S	Basic Education, subject to SRC 700.010.

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1		Т	able 513-1: Uses
2	Use	Status	Limitations & Qualifications
3	Post-Secondary and Adult Education	Ν	
4	Civic Services		
5	Governmental Services	N	
5	Social Services	Ν	
6	Governmental Maintenance Services and Construction	Ν	
7	Public Safety		
8	•	N	The following Emergency Services activities: • Ambulance stations.
9	Emergency Services	P	<ul> <li>Ambulance service facilities.</li> </ul>
0	Detention Facilities	<u>Р</u> N	All other Emergency Services.
1	Military Installations	N N	
	Funeral and Related Services	1N	
2		N	
2	Cemeteries	N N	
3	Funeral and Cremation Services		
4	Construction Contracting, Repa		nance, and Industrial Services
_	General Repair Services	N	
5	Building and Grounds Services	Ν	
6	and Construction Contracting Cleaning Plants	N	
ŀ	Industrial Services	N N	
7	Wholesale Sales, Storage, and D		
8	General Wholesaling	N	
0	Heavy Wholesaling	N	
9	Warehousing and Distribution	N	
0	Self-Service Storage	N	
0	Manufacturing	11	
1	General Manufacturing	N	
~	Heavy Manufacturing	N	
2		11	
3	Printing	N	
4	Transportation Facilities		
	Aviation Facilities	Ν	
5	Passenger Ground	Р	Transit stop shelters.
6	Transportation Facilities	Ν	All other Passenger Ground Transportation Facilities.
	Marine Facilities	N	
7	Utilities		
8	Basic Utilities	Р	
8 9	Wireless Communication Facilities	Allowed	Wireless Communication Facilities are allowed, subject to SRC Chapter 703.
30	Drinking Water Treatment Facilities	С	
	Power Generation Facilities	Ν	

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		able 513-1: Uses
Use	Status	Limitations & Qualifications
Data Center Facilities	Ν	
Fuel Dealers	Ν	
Waste-Related Facilities	Ν	
Mining and Natural Resource I	Extraction	
Petroleum and Natural Gas	Ν	
Production		
Surface Mining	N	
Farming, Forestry, and Animal		1
Agriculture	N	
Forestry	Ν	
Agriculture and Forestry	Ν	
Services		
Keeping of Livestock and Other	Ν	
Animals		
Animal Services	Ν	
Other Uses		
		The following Temporary Uses:
Temporary Uses	Р	<ul> <li>Christmas tree sales, subject to SRC 701.015.</li> </ul>
r y y		<ul> <li>Residential sales/development office, subject to SR</li> </ul>
	9	701.030.
Home Occupations	S	Home Occupations, subject to SRC 700.020.
		Taking of boarders or leasing of rooms by a resident fam
Taking of Borders or Leasing of	Р	is permitted as an accessory use to Household Living,
Rooms by a Resident Family		provided the total number of boarders and roomers does
		not exceed two in any dwelling unit.
Historic Resource Adaptive	A 111	Historic Resource Adaptive Reuse pursuant to SRC
Reuse pursuant to SRC Chapter 230	Allowed	Chapter 230 is allowed, subject to SRC 230.085.
Accessory Dwelling Units	<u>S</u>	Accessory Dwelling Units, subject to SRC 700.006.
Accessory Dwenning Units	<u>0</u>	Accessory Dwenning Onits, subject to SRC 700.000.
Section 9. SRC 514.005 is am	ended to re	ead as follows:
514 005 Uses The serve the		$(\mathbf{C})$ and different $(\mathbf{C})$ and probabilities $(\mathbf{N})$ uses in the
514.005. Uses. The permitted	(P), specia	al (S), conditional (C), and prohibited (N) uses in the
RM-II zone are set forth in Tal	ole 514-1.	
		ТАЛІ F 514 1
		TABLE 514-1
		USES
		able 514-1: Uses
Use	Status	Limitations & Qualifications
Use Household Living		Limitations & Qualifications
	Status	Limitations & Qualifications

Use	Status	Limitations & Qualifications
Single Family	Р	<ul> <li>The following Single Family activities:</li> <li>Replacement of existing single family detached dwelling.</li> <li>New single family detached dwelling on a non-conforming lot of record less than 6,000 square fein area.</li> <li>Townhouse.</li> <li>Residential Home, as defined under ORS 197.660</li> <li>Manufactured dwelling park, subject to SRC Chaparan</li> </ul>
	S	<ul> <li>235.</li> <li>The following Single Family activities:</li> <li>Replacement of existing manufactured home, sub to SRC 700.025.</li> <li>Zero side yard dwelling, subject to SRC 700.090.</li> </ul>
	Ν	All other Single Family.
Two Family	Р	
Multiple Family	Р	
Group Living		
	P	Room and Board serving 5 or fewer persons.
Room and Board	C	Room and Board serving 6 to 10 persons.
	N P	All other Room and Board.
Residential Care Nursing Care	S	Nursing Care, subject to SRC 700.040.
Lodging		
Short-Term Commercial	Р	Bed and Breakfast.
Lodging	Ν	All other Short-Term Commercial Lodging.
Long-Term Commercial Lodging	Ν	
	Р	Non-Profit Shelters serving 5 or fewer persons.
Non-Profit Shelters	С	Non-Profit Shelters serving 6 to 10 persons.
	N	All other Non-Profit Shelters.
<b>Retail Sales and Service</b>		
Eating and Drinking Establishments	Ν	
Retail Sales	N	
Personal Services	C	<ul><li>The following Personal Services activities:</li><li>Beauty salons.</li><li>Barber shops.</li></ul>
	N	All Other Personal Services
Postal Services and Retail Financial Services	N	
<b>Business and Professional Ser</b>	vices	

Use	Status	Limitations & Qualifications
Office	N	
Audio/Visual Media	N	
Production	Ν	
Laboratory Research and Testing	Ν	
Motor Vehicle, Trailer, and M	anufactured	Dwelling Sales and Services
Motor Vehicle and		
Manufactured Dwelling and	Ν	
Trailer Sales		
Motor Vehicle Services	Ν	
		Commercial Parking, when located on a lot whose side
		abuts property, other than a street or alley, within a
Commercial Parking	Р	commercial or industrial zone, and the lot is located
Commercial Farking		entirely within 165 feet of the abutting commercial or
		industrial zone.
	Ν	All other Commercial Parking.
		Park-and Ride Facilities, when located on a lot whose si
		abuts property, other than a street or alley, within a
Park-and-Ride Facilities	Р	commercial or industrial zone, and the lot is located
Park-and-Ride Facilities		entirely within 165 feet of the abutting commercial or
		industrial zone.
	Ν	All other Park-and-Ride Facilities.
Taxicabs and Car Services	N	
Heavy Vehicle and Trailer	Ν	
Sales	IN	
Heavy Vehicle and Trailer Service and Storage	N	
Recreation, Entertainment, an	d Cultural S	Services and Facilities
Commercial Entertainment –	С	Membership sports and recreation clubs.
Indoor	N	All other Commercial Entertainment – Indoor.
	S	Golf courses, subject to SRC 700.015.
Commercial Entertainment -	C	Membership sports and recreation clubs.
Outdoor		
N. P. S. P. S. S. S.	N	All other Commercial Entertainment – Outdoor.
Major Event Entertainment	N	
Recreational and Cultural	Р	Libraries.
Community Services	С	All other Recreation and Cultural Community Services.
Darks and Onen Survey	С	Arboreta and botanical gardens.
Parks and Open Space	Р	All other Parks and Open Space.
Non-Profit Membership	~	
Assembly	C	
Religious Assembly	S	Religious Assembly, subject to SRC 700.050.
Health Services		

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se	Status	Limitations & Qualifications
Outpatient Medical Services		
and Laboratories	Ν	
Educational Services		
		The following Day Care activities:
	Р	• Child day care home.
		<ul> <li>Adult day care home.</li> </ul>
Day Care		The following Day Care activities:
	С	<ul> <li>Child day care center.</li> </ul>
		<ul> <li>Adult day care center.</li> </ul>
	Ν	All other Day Care.
Basic Education	S	Basic Education, subject to SRC 700.010.
Post-Secondary and Adult	Ν	
Education	- 1	
Civic Services		
Governmental Services	Ν	
Social Services	Ν	
Governmental Maintenance	Ν	
Services and Construction		
Public Safety		
Emergency Services	N	Ambulance service facilities.
Ç.	Р	All other Emergency Services.
Detention Facilities	Ν	
Military Installations	N	
Funeral and Related Services		
Cemeteries	N	
	Ν	Crematories.
Funeral and Cremation Services	С	All other Funeral and Cremation Services.
<b>Construction Contracting, Repa</b>	air, Mainte	nance, and Industrial Services
General Repair Services	N	
Building and Grounds Services	N	
and Construction Contracting	IN	
Cleaning Plants	Ν	
Industrial Services	Ν	
Wholesale Sales, Storage, and D		
General Wholesaling	Ν	
Heavy Wholesaling	Ν	
Warehousing and Distribution	Ν	
Self-Service Storage	N	
Manufacturing		
General Manufacturing	Ν	
Heavy Manufacturing	Ν	
Printing	N	
Transportation Facilities		

	Т	able 514-1: Uses
Use	Status	Limitations & Qualifications
Aviation Facilities	Ν	
Passenger Ground	Р	Transit stop shelters.
Transportation Facilities	N	All other Passenger Ground Transportation Facilities.
Marine Facilities	N	
Utilities		
Basic Utilities	Р	
Wireless Communication Facilities	Allowed	Wireless Communication Facilities are allowed, subject to SRC Chapter 703.
Drinking Water Treatment Facilities	С	
Power Generation Facilities	N	
Data Center Facilities	Ν	
Fuel Dealers	Ν	
Waste-Related Facilities	Ν	
Mining and Natural Resource H	Extraction	
Petroleum and Natural Gas Production	Ν	
Surface Mining	Ν	
Farming, Forestry, and Animal	Services	
Agriculture	N	Marijuana Production
Agriculture	Р	All other Agriculture
Forestry	Р	
Agriculture and Forestry Services	Ν	
Keeping of Livestock and Other Animals	N	
Animal Services	N	
Other Uses	<u>.</u>	
Temporary Uses	Р	Christmas tree sales, subject to SRC 701.015.
Home Occupations	S	Home Occupations are allowed subject to SRC 700.020.
Guest Houses and Guest		Guest houses and guest quarters are permitted as an accessory use to Single Family, provided such houses and
Quarters	Р	quarters are dependent upon the main building for either kitchen or bathroom facilities, or both, and are used for temporary lodging and not as a place of residence.
Taking of Borders or Leasing of Rooms by Resident Family	Р	The taking of boarders or leasing of rooms by a resident family is permitted as an accessory use to Household Living, provided the total number of boarders and roomers
Storage of Commercial Vehicle		does not exceed two in any dwelling unit. Storage of a commercial vehicle as an accessory use to
as an Accessory Use to Household Living	Р	Household Living is permitted, provided no more than one commercial vehicle is stored per dwelling unit.
Historic Resource Adaptive Reuse pursuant to SRC Chapter 230	Allowed	Historic Resource Adaptive Reuse pursuant to SRC Chapter 230 is allowed, subject to SRC 230.085.

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	'I	Table 514-1: Uses
Use	Status	Limitations & Qualifications
Accessory Dwelling Units	<u>S</u>	Accessory Dwelling Units, subject to SRC 700.006.
<b>Section 10.</b> SRC 515.005 is	amended to	read as follows:
*		al (S), conditional (C), and prohibited (N) uses in the
RH zone are set forth in Tab	le 515-1.	TABLE 515-1
		USES
	]	Cable 515-1: Uses
Use	Status	Limitations & Qualifications
Household Living		
	Р	<ul> <li>The following Single Family activities:</li> <li>Replacement of single family detached dwelling existing on October 23, 2013.</li> <li>Residential Home, as defined under ORS 197.660</li> </ul>
Single Family	С	New single family detached dwelling, other than the replacement of a single family detached dwelling existing on October 23, 2013.
	N	All other Single Family.
Two Family	Р	
Multiple Family	Р	
Group Living		
	P	Room and Board serving 5 or fewer persons.
Room and Board	C	Room and Board serving 6 to 10 persons.
Desidential Cons	N	All other Room and Board.
Residential Care Nursing Care	P S	Nursing Care, subject to SRC 700.040.
Lodging		Nulsing Cale, subject to SKC 700.040.
Short-Term Commercial	P	Bed and Breakfast.
Lodging	P N	All other Short-Term Commercial Lodging.
Long-Term Commercial Lodging	P	All other Short-Term Commercial Lodging.
Louging	Р	Non-Profit Shelters serving 5 or fewer persons.
	C	Non-Profit Shelters serving 6 to 10 persons.
Non-Profit Shelters	N	All other Non-Profit Shelters.
<b>Retail Sales and Service</b>		
Eating and Drinking Establishments	Ν	

	1	Cable 515-1: Uses
Use	Status	Limitations & Qualifications
Retail Sales	N	
		The following Personal Services activities:
Dansen al Camiana	С	<ul> <li>Beauty salons.</li> </ul>
Personal Services		<ul> <li>Barber shops.</li> </ul>
	Ν	All Other Personal Services
Postal Services and Retail	Ν	
Financial Services		
<b>Business and Professional S</b>	Services	
Office	N	
Audio/Visual Media	Ν	
Production	19	
Laboratory Research and	Ν	
Testing	IN	
	l Manufactureo	Dwelling Sales and Services
Motor Vehicle and		
Manufactured Dwelling and	Ν	
Trailer Sales		
Motor Vehicle Services	N	
		Commercial Parking, when located on a lot whose side
		abuts property, other than a street or alley, within a
Commonoial Darking	Р	commercial or industrial zone, and the lot is located
Commercial Parking		entirely within 165 feet of the abutting commercial or
		industrial zone.
	Ν	All other Commercial Parking.
		Park-and Ride Facilities, when located on a lot whose sid
		abuts property, other than a street or alley, within a
Doub and Dida Essilition	Р	commercial or industrial zone, and the lot is located
Park-and-Ride Facilities		entirely within 165 feet of the abutting commercial or
		industrial zone.
	N	All other Park-and-Ride Facilities.
Taxicabs and Car Services	N	
Heavy Vehicle and Trailer	NT	
Sales	N	
Heavy Vehicle and Trailer	NT	
Service and Storage	Ν	
Recreation, Entertainment	, and Cultural S	Services and Facilities
Commercial Entertainment –		Membership sports and recreation clubs.
Indoor	N	All other Commercial Entertainment – Indoor.
Commercial Entertainment –		Membership sports and recreation clubs.
Outdoor	N	All other Commercial Entertainment – Outdoor.
	N N	An omer Commercial Entertainment – Outdoor.
Major Event Entertainment		I thursday
Recreational and Cultural	P	Libraries.
Community Services	C	All other Recreation and Cultural Community Services.
Parks and Open Space	C	Arboreta and botanical gardens.
Parks and Open Space	Р	All other Parks and Open Space.

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1		I	Cable 515-1: Uses
2	Use	Status	Limitations & Qualifications
3	Non-Profit Membership Assembly	С	
4	Religious Assembly	S	Religious Assembly is allowed, subject to SRC 700.050.
5	Health Services		
5	Medical Centers/Hospitals	Ν	
6 7	Outpatient Medical Services and Laboratories	Ν	
7	Educational Services		
8		Р	<ul><li>The following Day Care activities:</li><li>Child day care home.</li></ul>
9			<ul> <li>Adult day care home.</li> </ul>
10	Day Care	С	<ul><li>The following Day Care activities:</li><li>Child day care center.</li></ul>
11			• Adult day care center.
10		Ν	All other Day Care.
12	Basic Education	S	Basic Education, subject to SRC 700.010.
13	Post-Secondary and Adult Education	Ν	
14	Civic Services		
15	Governmental Services	N	
	Social Services	N	
16 17	Governmental Maintenance Services and Construction	Ν	
17	Public Safety		
18	•	N	Ambulance service facilities.
10	Emergency Services	Р	All other Emergency Services.
19	Detention Facilities	Ν	
20	Military Installations	Ν	
21	Funeral and Related Services		
<i>4</i> 1	Cemeteries	Ν	
22	Funeral and Cremation Services	N	
23	Construction Contracting, Repa		nance, and Industrial Services
	General Repair Services Building and Grounds Services	N	
24	and Construction Contracting	Ν	
25	Cleaning Plants	Ν	
26	Industrial Services	N	
	Wholesale Sales, Storage, and D		1
27	General Wholesaling	N	
28	Heavy Wholesaling	N	
	Warehousing and Distribution	N	
29	Self-Service Storage	N	
30	Manufacturing General Manufacturing	N	
50	Heavy Manufacturing	N N	
	incavy manufacturing	IN	

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1	Table 515-1: Uses		
2	Use	Status	Limitations & Qualifications
3	Printing	Ν	
5	Transportation Facilities		
4	Aviation Facilities	Ν	
5	Passenger Ground	Р	Transit stop shelters.
5	Transportation Facilities	Ν	All other Passenger Ground Transportation Facilities.
6	Marine Facilities	Ν	
7	Utilities		
/	Basic Utilities	Р	
8	Wireless Communication Facilities	Allowed	Wireless Communication Facilities are allowed, subject to SRC Chapter 703.
9 0	Drinking Water Treatment Facilities	С	
J	Power Generation Facilities	Ν	
1	Data Center Facilities	Ν	
2	Fuel Dealers	Ν	
Z	Waste-Related Facilities	Ν	
3	Mining and Natural Resource E	Extraction	
4	Petroleum and Natural Gas Production	Ν	
5	Surface Mining	Ν	
-	Farming, Forestry, and Animal	Services	·
6		N	Marijuana Production
7	Agriculture	Р	All other Agriculture
'	Forestry	Р	
8	Agriculture and Forestry Services	Ν	
9	Keeping of Livestock and Other Animals	Ν	
_	Animal Services	Ν	
1	Other Uses		·
2			The following Temporary Uses:
3	Temporary Uses	Р	<ul> <li>Christmas tree sales, subject to SRC 701.015.</li> <li>Residential sales/development office, subject to SRC 701.030.</li> </ul>
4	Home Occupations	S	Home Occupations, subject to SRC 700.020.
5		G	Guest houses and guest quarters are permitted as an
6	Guest Houses and Guest	р	accessory use to Single Family, provided such houses and
7	Quarters	Р	quarters are dependent upon the main building for either kitchen or bathroom facilities, or both, and are used for temporary lodging and not as a place of residence.
8 9 0	Taking of Borders or Leasing of Rooms by a Resident Family	Р	The taking of boarders or leasing of rooms by a resident family is permitted as an accessory use to Household Living, provided the total number of boarders and roomers does not exceed two in any dwelling unit.

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Use	Status	Limitations & Qualifications
Storage of Commercial Vehicle		Storage of a commercial vehicle as an accessory use to
as an Accessory Use to	Р	Household Living is permitted, provided no more than
Household Living		commercial vehicle is stored per dwelling unit.
Non-Residential Uses in a	S	Non-Residential Uses in a Mixed-Use Project, subject t
Mixed-Use Project	5	SRC 700.035.
Historic Resource Adaptive		Historic Resource Adaptive Reuse pursuant SRC Chapt
Reuse pursuant to SRC Chapter	Allowed	230 is allowed, subject to SRC 230.085.
230 Accessory Dwelling Units	<u>S</u>	Accessory Dwelling Units, subject to SRC 700.006.
Section 11 SDC 501 005 is a	man dad ta	
SRC 521.005 is a	mended to	read as follows:
521.005. Uses. The permitted	l (P), specia	al (S), conditional (C), and prohibited (N) uses in the
CO zone are set forth in Table	501 1	
CO zone are set fortil in Table	521-1.	
		TABLE 521-1
		USES
	]	Table 521-1: Uses
Use	Status	Limitations & Qualifications
Household Living		• •
		The following Single Family activities:
	Р	<ul> <li>Single family detached dwelling.</li> </ul>
		• One dwelling unit for each business use on a lot.
Single Family		• Residential Home, as defined under ORS 197.660.
Single I anniy	S	The following Single Family activities:
		• Townhouse, subject to SRC 700.080.
		• Zero side yard dwelling, subject to SRC 700.090.
	N	All other Single Family.
Two Family	Р	Duplex.
1 wo r annry	Ν	All other Two Family.
Multiple Family	Р	
Group Living		·
• 0	Р	Room and Board serving 5 or fewer persons.
Room and Board	С	Room and Board serving 6 to 75 persons.
	N	All other Room and Board
Residential Care	Р	
Nursing Care	S	Nursing Care, subject to SRC 700.040.
Lodging		
Short-Term Commercial	Р	Bed and breakfast establishments.
Lodging	Ν	All other Short-Term Commercial Lodging.
Long-Term Commercial	Р	
Lodging	Г	

Use	Status	Limitations & Qualifications
	Р	Non-Profit Shelters serving 5 or fewer persons.
	С	Non-Profit Shelters serving 6 to 75 persons.
Non-Profit Shelters	Ν	All other Non-Profit Shelters.
Retail Sales and Service		
		Eating places, located within buildings devoted princip
Eating and Drinking	Р	to uses otherwise permitted in the CO Zone, provided to not more than 25 percent of the floor area of a one-story
Establishments		building, and not more than 50 percent of the floor area two or more story building, is occupied by the eating pl
	N	All other Eating and Drinking Establishments.
		<ul><li>The following Retail Sales activities:</li><li>News dealers and newsstands.</li></ul>
Retail Sales	Р	<ul><li>Caterers.</li><li>Retail sales of agricultural products, when the sale</li></ul>
		area does not exceed 1,000 square feet in size.
	Ν	All other Retail Sales.
		The following Personal Services activities are permittee
	Р	Beauty salons.
Personal Services		<ul><li>Barber shops.</li><li>Photographic portrait studios.</li></ul>
	N	All other Personal Services.
Postal Services and Retail Financial Services	P	
Business and Professional Service	es	1
Office	Р	
Audio/Visual Media Production	С	
Laboratory Research and Testing	Р	
Motor Vehicle, Trailer, and Mar	nufactured	Dwelling Sales and Service
Motor Vehicle and		
Manufactured Dwelling and Trailer Sales	Ν	
Motor Vehicle Services	N	
Commercial Parking	P	Commercial Parking is permitted, unless noted below.
	N	Parking structures.
Park-and-Ride Facilities	P N	Park-and-Ride Facilities are permitted, unless noted be Parking structures.
Taxicabs and Car Services	N N	
Heavy Vehicle and Trailer Sales	N N	
Heavy Vehicle and Trailer Sales		
Service and Storage	Ν	
Recreation, Entertainment, and	Cultural S	Services and Facilities

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1	1	Table 521-1: Uses			
2 Use	Status	Limitations & Qualifications			
3		Dance studios, dance schools, yoga studios, karate			
Commercial Entertainment –	Р	instruction, and other similar physical fitness instructional			
4 Indoor	-	activities are permitted, provided that the total building			
5	N	floor area of the use does not exceed 2,500 square feet.			
	N	All other Commercial Entertainment – Indoor.			
6 Commercial Entertainment – Outdoor	S N	Golf courses, subject to SRC 700.015. All other Commercial Entertainment – Outdoor.			
7 Major Event Entertainment	N	All other Commercial Entertainment – Outdoor.			
Degraphics of and Cultural	S	Golf courses, subject to SRC 700.015.			
8 Community Services	P	All other Recreational and Cultural Community Services.			
9 Parks and Open Space	P	An other Recreational and Cultural Community Services.			
Non-Profit Membership	P				
Assembly	1				
Religious Assembly	S	Religious Assembly, subject to SRC 700.050.			
Health Services           12         Medical Conters/Hospitals	T				
wieulear Centers/Hospitals	N				
13 Outpatient Medical Services and Laboratories	l P				
14 Education Services					
15 Day Care	Р				
Basic Education	Р				
16 Post-Secondary and Adult	Ν				
17 Education	1				
Civic Services					
8 Governmental Services	Р				
9 Social Services	Р				
Governmental Maintenance	Ν				
20 Services and Construction					
Public Safety					
Emergency Services	P				
22 Detention Facilities	N P				
23 Military Installations Funeral and Related Services	P P				
24 Cemeteries	N				
Funeral and Cremation Services					
75		nance, and Industrial Services			
26 General Repair Services	N				
Building and Grounds Services	Ν				
28 Cleaning Plants	N N				
<ul> <li>Industrial Services</li> <li>Wholesale Sales, Storage, and</li> </ul>					
Conorol Wholeseling					
30 Heavy Wholesaling	N N				
neavy wholesamig	IN				

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	1	Table 521-1: Uses
Use	Status	Limitations & Qualifications
Warehousing and Distribution	N	
Self-Service Storage	Ν	
Manufacturing		
General Manufacturing	Ν	
Heavy Manufacturing	Ν	
Printing	Ν	
<b>Transportation Facilities</b>		
Aviation Facilities	N	
Passenger Ground	Р	Transit stop shelters.
Transportation Facilities	N	All other Passenger Ground Transportation Facilities
	N	
Marine Facilities	N	
Utilities		
Basic Utilities	C	Reservoirs; water storage facilities.
	Р	All other Basic Utilities.
Wireless Communication Facilities	Allowed	Wireless Communication Facilities are allowed, subject SRC Chapter 703.
Drinking Water Treatment Facilities	С	
Power Generation Facilities	С	
Data Center Facilities	N	
Fuel Dealers	N	
Waste-Related Facilities	N	
Mining and Natural Resource I	Extraction	
Petroleum and Natural Gas Production	N	
Surface Mining	N	
Farming, Forestry, and Animal		
	N	Marijuana Production
Agriculture	P	All other Agriculture
Forestry	P	
Agriculture and Forestry		
Services	С	
Keeping of Livestock and Other		
Animals	Ν	
	S	Small animal veterinary services, subject to SRC 700.070
Animal Services	N	All other Animals Services.
Other Uses	1	
Temporary Uses	Р	Christmas tree sales, subject to SRC 701.015.
Home Occupations	S	Home Occupations, subject to SRC 700.020.
Guest Houses and Guest Quarters	Р	Guest houses and guest quarters are permitted as an accessory use to Single Family, provided such houses and quarters are dependent upon the main building for either kitchen or bathroom facilities, or both, and are used for
		temporary lodging and not as a place of residence.

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	Т	able 521-1: Uses
Use	Status	Limitations & Qualifications
Taking of Borders or Leasing of Rooms by Resident Family	Р	Taking of boarders or leasing of rooms by a resident famili is permitted as an accessory use to Household Living, provided the total number of boarders and roomers does not exceed two in any dwelling unit.
Storage of Commercial Vehicle as an Accessory Use to Household Living	Р	Storage of a commercial vehicle as an accessory use to Household Living is permitted, provided no more than one commercial vehicle is stored per dwelling unit.
Historic Resource Adaptive Reuse pursuant to SRC Chapter 230	Allowed	Historic Resource Adaptive Reuse pursuant to SRC Chapt 230 is allowed, subject to SRC 230.085.
Accessory Dwelling Units	<u>S</u>	Accessory Dwelling Units, subject to SRC 700.006.
	ise providec	ead as follows: d in this section, the permitted (P), special (S), N) uses in the CR zone are set forth in Table 522-1.
	Т	TABLE 522-1
		LICEC
		USES
		USES Table 522-1: Uses
Use	Status	
Use Household Living		Table 522-1: Uses
Household Living		Table 522-1: Uses         Limitations & Qualifications         Residential Home, as defined under ORS 197.660, with an existing single family dwelling allowed as a continu use pursuant to SRC 522.005(b).
	P S	Table 522-1: Uses         Limitations & Qualifications         Residential Home, as defined under ORS 197.660, with an existing single family dwelling allowed as a continu use pursuant to SRC 522.005(b).         Secondary Dwellings and Guest Rooms, subject to SRC 700.065.
Household Living Single Family	Status       P       S       N	Table 522-1: Uses         Limitations & Qualifications         Residential Home, as defined under ORS 197.660, with an existing single family dwelling allowed as a continuuse pursuant to SRC 522.005(b).         Secondary Dwellings and Guest Rooms, subject to SRC
Household Living Single Family Two Family	Status       P       S       N       N	Table 522-1: Uses         Limitations & Qualifications         Residential Home, as defined under ORS 197.660, with an existing single family dwelling allowed as a continu use pursuant to SRC 522.005(b).         Secondary Dwellings and Guest Rooms, subject to SRC 700.065.
Household Living Single Family Two Family Multiple Family	Status       P       S       N	Table 522-1: Uses         Limitations & Qualifications         Residential Home, as defined under ORS 197.660, with an existing single family dwelling allowed as a continu use pursuant to SRC 522.005(b).         Secondary Dwellings and Guest Rooms, subject to SRC 700.065.
Household Living Single Family Two Family	Status       P       S       N       N       C	Table 522-1: Uses         Limitations & Qualifications         Residential Home, as defined under ORS 197.660, with an existing single family dwelling allowed as a continu use pursuant to SRC 522.005(b).         Secondary Dwellings and Guest Rooms, subject to SRC 700.065.         All other Single Family.
Household Living         Single Family         Two Family         Multiple Family         Group Living	Status       P       S       N       N	Table 522-1: Uses         Limitations & Qualifications         Residential Home, as defined under ORS 197.660, with an existing single family dwelling allowed as a continu use pursuant to SRC 522.005(b).         Secondary Dwellings and Guest Rooms, subject to SRC 700.065.         All other Single Family.         Room and Board serving 5 or fewer persons.
Household Living Single Family Two Family Multiple Family	Status       P       S       N       N       C       P	Table 522-1: Uses         Limitations & Qualifications         Residential Home, as defined under ORS 197.660, with an existing single family dwelling allowed as a continuuse pursuant to SRC 522.005(b).         Secondary Dwellings and Guest Rooms, subject to SRC 700.065.         All other Single Family.
Household Living         Single Family         Two Family         Multiple Family         Group Living	StatusPSNNCPC	Table 522-1: Uses         Limitations & Qualifications         Limitations & Qualifications         Residential Home, as defined under ORS 197.660, with an existing single family dwelling allowed as a continu use pursuant to SRC 522.005(b).         Secondary Dwellings and Guest Rooms, subject to SRC 700.065.         All other Single Family.         Room and Board serving 5 or fewer persons.         Room and Board serving 6 to 75 persons.
Household LivingSingle FamilyTwo FamilyMultiple FamilyGroup LivingRoom and Board	StatusPSNNCPCNN	Table 522-1: Uses         Limitations & Qualifications         Limitations & Qualifications         Residential Home, as defined under ORS 197.660, with an existing single family dwelling allowed as a continu use pursuant to SRC 522.005(b).         Secondary Dwellings and Guest Rooms, subject to SRC 700.065.         All other Single Family.         Room and Board serving 5 or fewer persons.         Room and Board serving 6 to 75 persons.
Household LivingSingle FamilyTwo FamilyTwo FamilyMultiple FamilyGroup LivingRoom and BoardResidential CareNursing CareLodging	StatusPSNNCPCNPCNPP	Table 522-1: Uses         Limitations & Qualifications         Limitations & Qualifications         Residential Home, as defined under ORS 197.660, with an existing single family dwelling allowed as a continu use pursuant to SRC 522.005(b).         Secondary Dwellings and Guest Rooms, subject to SRC 700.065.         All other Single Family.         Room and Board serving 5 or fewer persons.         Room and Board serving 6 to 75 persons.
Household LivingSingle FamilyTwo FamilyTwo FamilyMultiple FamilyGroup LivingRoom and BoardResidential CareNursing Care	StatusPSNNCPCNPCNPP	Table 522-1: Uses         Limitations & Qualifications         Limitations & Qualifications         Residential Home, as defined under ORS 197.660, with an existing single family dwelling allowed as a continuuse pursuant to SRC 522.005(b).         Secondary Dwellings and Guest Rooms, subject to SRC 700.065.         All other Single Family.         Room and Board serving 5 or fewer persons.         Room and Board serving 6 to 75 persons.

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	Τ	able 522-1: Uses
Use	Status	Limitations & Qualifications
	Р	Non-Profit Shelters serving 5 or fewer persons.
Non-Profit Shelters	С	Non-Profit Shelters serving 6 to 75 persons.
	Ν	All other Non-Profit Shelters.
<b>Retail Sales and Service</b>		
Eating and Drinking Establishments	Р	
Retail Sales	Ν	Used merchandise stores, where sales and storage of merchandise and equipment is not conducted entirely within a building.
	Р	All other Retail Sales.
Personal Services	Р	
Postal Services and Retail Financial Services	Р	
<b>Business and Professional Servi</b>		
Office	Р	
Audio/Visual Media Production	Р	
Laboratory Research and Testing	Р	
Motor Vehicle, Trailer, and Man	nufactured	I Dwelling Sales and Service
Motor Vehicle and Manufactured Dwelling and Trailer Sales	С	
Matan Vahiala Samiaaa	Р	Gasoline service stations.
Motor Vehicle Services	С	All other Motor Vehicle Services
Commercial Parking	Р	
Park-and-Ride Facilities	Р	
Taxicabs and Car Services	Р	
Heavy Vehicle and Trailer Sales	С	Truck rental and leasing.
Theavy vehicle and Trailer Sales	Ν	All other Heavy Vehicle and Trailer Sales.
	Р	Truck stops.
Heavy Vehicle and Trailer Service and Storage	С	<ul> <li>The following Heavy Vehicle and Trailer Service and Storage activities:</li> <li>Heavy vehicle and equipment operation instruction</li> <li>Tire retreading and tire repair shops.</li> </ul>
	Ν	All other Heavy Vehicle and Trailer Service and Storag
Recreation, Entertainment, and	Cultural S	Services and Facilities
Commercial Entertainment –	С	Nightclubs, located within 200 feet of a residential zon
Indoor	Р	All other Commercial Entertainment – Indoor.
	С	Privately owned camps, campgrounds, and recreational vehicle parks.
Commercial Entertainment – Outdoor	Ν	<ul> <li>The following Commercial Entertainment – Outdoor activities:</li> <li>Amusement parks.</li> <li>Drive-in movie theaters.</li> </ul>
F	Р	All other Commercial Entertainment – Outdoor.

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		Cable 522-1: Uses
Use	Status	Limitations & Qualifications
Major Event Entertainment	С	
Recreational and Cultural	Р	
Community Services		
Parks and Open Space	Р	
Non-Profit Membership	Р	
Assembly	-	
Religious Assembly	Р	
Health Services		
Medical Centers/Hospitals	Ν	
Outpatient Medical Services and	Р	
Laboratories	P	
Education Services		
Day Care	Р	
Basic Education	P	
Post-Secondary and Adult	D	
Education	Р	
Civic Services		
Governmental Services	Р	
Social Services	Р	
Governmental Maintenance	N	
Services and Construction	IN	
Public Safety		
Emergency Services	Р	
Detention Facilities	Ν	
Military Installations	Р	
Funeral and Related Services		
Cemeteries	N	
Funeral and Cremation Services	Р	
<b>Construction Contracting, Repa</b>	ir, Mainte	nance, and Industrial Services
General Repair Services	P	
		The following Buildings and Grounds Services and
	Р	Construction Contracting activities:
Building and Grounds Sorvices	Г	<ul> <li>Landscape, lawn, and garden services.</li> </ul>
Building and Grounds Services and Construction Contracting		<ul> <li>Tree and shrub services.</li> </ul>
	С	Carpet and upholstery cleaning establishments.
	Ν	All other Building and Grounds Services and Constr
		Contracting.
Cleaning Plants	N	
Industrial Services	Р	
Wholesale Sales, Storage, and D	istributior	
General Wholesaling	Ν	
Heavy Wholesaling	Ν	

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Use	Status	able 522-1: Uses Limitations & Qualifications
USC		Distribution centers for online, mail order, and catalo
Warehousing and Distribution	C	sales.
	Ν	All other Warehousing and Distribution.
Self-Service Storage	N	
Manufacturing		1
		General Manufacturing, provided the manufacturing
	Р	not exceed 10,000 square feet of total floor area per development site and retail sales of the products manufactured is provided on-site.
General Manufacturing	С	<ul> <li>The following General Manufacturing activities, whe exceeding 10,000 square feet of total floor area per development site:</li> <li>Industrial and institutional food service contrac</li> <li>Costume jewelry and precious metals metalsmithing.</li> <li>Sundries and notions.</li> <li>Signs.</li> </ul>
	N	All other General Manufacturing.
Heavy Manufacturing	N	
Printing	Р	
Transportation Facilities		
Aviation Facilities	N	
	Р	Transit stop shelters.
Passenger Ground Transportation Facilities	С	<ul> <li>The following Passenger Ground Transportation</li> <li>Facilities: <ul> <li>Local and suburban passenger transportation.</li> <li>Intercity and rural highway passenger transportation within 2,000 feet from the center point of an I-5 interchange and having direct ac on to a major arterial.</li> </ul> </li> </ul>
Morino Essilitica	N	All other Passenger Ground Transportation Facilities.
Marine Facilities	N	
Utilities	0	Decembring water store to citizing
Basic Utilities	C	Reservoirs; water storage facilities.
Wireless Communication	P Allowed	All other Basic Utilities. Wireless Communication Facilities are allowed, subje
Facilities	Anowed	SRC Chapter 703.
Drinking Water Treatment Facilities	С	

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1		
Use	Status	Limitations & Qualifications
Power Generation Facilities	С	
Data Center Facilities	Ν	
Fuel Dealers	Ν	
Waste-Related Facilities	С	<ul> <li>The following Waste-Related Facilities are allowed conditionally:</li> <li>Recycling depots.</li> <li>Solid waste transfer stations.</li> <li>All other Waste-Related Facilities.</li> </ul>
	Ν	All other waste-icelated Facilities.
Mining and Natural Resource E	xtraction	
Petroleum and Natural Gas Production	Ν	
Surface Mining	Ν	
Farming, Forestry, and Animal	Services	
A 1 1	N	Marijuana Production
Agriculture	Р	All other Agriculture
Forestry	Р	
Agriculture and Forestry Services	Р	
Keeping of Livestock and Other Animals	Ν	
	Ν	New wildlife rehabilitation facility.
Animal Services	Р	All other Animal Services.
Other Uses		
Temporary Uses	Р	<ul> <li>The following Temporary Uses:</li> <li>Temporary motor vehicle and recreational vehicle sales, subject to SRC 701.035.</li> </ul>
Home Occupations	S	Home Occupations, subject to SRC 700.020.
Accessory Dwelling Units	<u>S</u>	Accessory Dwelling Units, subject to SRC 700.006.
manufactured dwellings, which would otherwise b continued uses.	, within th	ngle family and two family uses, other than e CR zone constructed prior to February 1, 1983, b on-conforming by this Chapter, are hereby deemed
(1) Building or structures housing a continued use may be structurally altered or		
		damage or destruction, provided such alteration,

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enlargement, or rebuilding complies with the standards set forth in SRC 522.010(e).

1	(2) Cease of occupancy of a building or structure for a continued use shall not				
2	preclude future use of the building or structure for a residential use; provided,				
3	however, conversion of the building or structure to a non-residential use shall				
4	thereafter prevent conversion back to a residential use.				
5					
6	Section 13. SRC 523.005 is	amended to	read as follows:		
7	523.005. Uses.				
8	(a) Except as other	wise provide	ed in this section, the permitted (P), special (S),		
9	conditional (C), and	l prohibited (	(N) uses in the CG zone are set forth in Table 523-1.		
10		•	TABLE 523-1		
11			USES		
12		Т	able 523-1: Uses		
13	Use	Status	Limitations & Qualifications		
14	Household Living				
15		Р	Residential Home, as defined under ORS 197.660, within an existing single family dwelling allowed as a continued		
16	Single Family		use pursuant to SRC 523.005(b).		
		N	All other Single Family		
17	Two Family	N			
18	Multiple Family	C			
19	Group Living				
	Room and Board	P C	Room and Board serving 5 or fewer persons.		
20	Room and Board	N N	Room and Board serving 6 to 75 persons.All other Room and Board.		
21	Residential Care	C	All other Room and Board.		
22	Nursing Care	Р			
23	Lodging				
23 24	Short-Term Commercial Lodging	Р			
25	Long- Term Commercial	Р			
26	Lodging	Р	Non-Profit shelters serving 5 or fewer persons.		
	Non-Profit Shelters	C	Non-Profit shelters serving 6 to 75 persons.		
27		N	All other Non-Profit Shelters.		
28	<b>Retail Sales and Service</b>				
29	Eating and Drinking Establishments	Р			
30		1			

1		T	able 523-1: Uses
2	Use	Status	Limitations & Qualifications
3 4	Retail Sales	N	Used merchandise stores, where sales and storage of merchandise and equipment is not conducted entirely within a building or within a yard fully enclosed by a sight-obscuring fence, wall, or hedge.
5		Р	All other Retail Sales.
6	Personal Services	Р	
7	Postal Services and Retail Financial Services	Р	
8	<b>Business and Professional Servi</b>	ices	
0	Office	Р	
9	Audio/Visual Media Production	Р	
10	Laboratory Research and Testing	Р	
11	Motor Vehicle, Trailer, and Ma	nufactured	Dwelling Sales and Service
12 13	Motor Vehicle and Manufactured Dwelling and Trailer Sales	Р	
	Motor Vehicle Services	Р	
14	Commercial Parking	P	
15	Park-and-Ride Facilities	Р	
	Taxicabs and Car Services	Р	
16 17	Heavy Vehicle and Trailer Sales	Р	
18	Heavy Vehicle and Trailer Service and Storage	Р	
19	Recreation, Entertainment, and	l Cultural S	Services and Facilities
	Commercial Entertainment -	С	Nightclubs, located within 200 feet of a residential zone.
20	Indoor	Р	All other Commercial Entertainment – Indoor.
21	Commercial Entertainment -	C	Drive-in movie theaters.
	Outdoor	P C	All other Commercial Entertainment – Outdoor.
22	Major Event Entertainment	<u>с</u> Р	Race Tracks.         All other Major Event Entertainment.
23	Recreational and Cultural Community Services	P	An onler Wajor Event Entertainment.
24	Parks and Open Space	Р	
25	Non-Profit Membership Assembly	Р	
26	Religious Assembly	Р	
27	Health Services		
	Medical Centers/Hospitals	Ν	
28 29	Outpatient Medical Services and Laboratories	Р	
	Education Services		
30	Day Care	Р	

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Use	Status	Limitations & Qualifications
Basic Education	Р	
Post-Secondary and Adult	P	
Education	1	
Civic Services		
Governmental Services	Р	
Social Services	Р	
Governmental Maintenance	Ν	
Services and Construction		
Public Safety		
Emergency Services	Р	
Detention Facilities	Ν	
Military Installations	Р	
Funeral and Related Services		
Cemeteries	Ν	
Funeral and Cremation Services	Р	
<b>Construction Contracting, Repa</b>	air, Mainte	nance, and Industrial Services
General Repair Services	Р	
Building and Grounds Services	Р	
and Construction Contracting		
Cleaning Plants	P	
Industrial Services	Р	
Wholesale Sales, Storage, and D		
General Wholesaling	Р	
	D	The following Heavy Wholesaling activities:
	Р	<ul> <li>Nursery stock wholesalers.</li> <li>Tractor and form a submerst wholesalers</li> </ul>
Haavy Wholeseling		<ul> <li>Tractor and farm equipment wholesalers.</li> <li>The following Heavy Wholesaling activities:</li> </ul>
Heavy Wholesaling	С	<ul> <li>Firearms wholesalers.</li> </ul>
	C	<ul><li>Wood products and timber wholesalers.</li></ul>
	N	All other Heavy Wholesaling.
		The following Warehousing and Distribution activitie
	Л	<ul> <li>Distribution centers for online, mail order, and</li> </ul>
Warehousing and Distribution	Р	catalog sales.
		<ul> <li>Postal processing and distribution centers.</li> </ul>
	Ν	All other Warehousing and Distribution
Self-Service Storage	N	
Manufacturing		
		General Manufacturing, provided the manufacturing d
General Manufacturing	Р	not exceed 10,000 square feet of total floor area per
General Manufacturing	1	development site and retail sales of the products
		manufactured is provided on-site.

Use	Status	Limitations & Qualifications
	Status	The following General Manufacturing activities, when
		exceeding 10,000 square feet of total floor area per
		development site:
	С	<ul> <li>Industrial and institutional food service contractors.</li> </ul>
	C	<ul> <li>Costume jewelry and precious metals metalsmithin</li> </ul>
		<ul> <li>Sundries and notions.</li> </ul>
		<ul> <li>Signs.</li> </ul>
	N	All other General Manufacturing.
Heavy Manufacturing	N	
Printing	Р	
Transportation Facilities		
Aviation Facilities	N	
Passenger Ground	Р	
Transportation Facilities	1	
Marine Facilities	Ν	
Utilities		
Basic Utilities	С	Reservoirs; water storage facilities.
	Р	All other Basic Utilities.
Wireless Communication	Allowed	Wireless Communication Facilities are allowed, subject
Facilities	Allowed	SRC Chapter 703.
Drinking Water Treatment	С	
Facilities	<u> </u>	
Power Generation Facilities	C	
Data Center Facilities	Ν	
Fuel Dealers	Р	
	Р	Recycling depots.
Waste-Related Facilities	С	Solid waste transfer stations.
	Ν	All other Waste-Related Facilities.
Mining and Natural Resource H	Extraction	
Petroleum and Natural Gas	Ν	
Production		
Surface Mining	N	
Farming, Forestry, and Animal	1	
Agriculture	N	Marijuana Production
2	P P	All other Agriculture
Forestry	Р	
Agriculture and Forestry Services	Р	
Keeping of Livestock and Other		
Animals	С	
Ammais	С	Wildlife rehabilitation facilities.
Animal Services		All other Animal Services.
	Р	An onici Anninai Scivices.

Use	Status	able 523-1: Uses Limitations & Qualifications			
Other Uses	~				
		The following Temporary Uses:			
Temporary Uses	Р	<ul> <li>Temporary motor vehicle and recreational vehicle</li> </ul>			
		sales, subject to SRC 701.035.			
Home Occupations	<u>S</u>	Home Occupations, subject to SRC 700.020.			
Accessory Dwelling Units	<u> </u>	Accessory Dwelling Units, subject to SRC 700.006.			
(b) Continued Uses.	Existing	single family and two family uses, other than			
	C	the CG zone constructed prior to February 1, 1983, b			
which would otherwise	se be made	non-conforming by this Chapter, are hereby deemed			
continued uses.					
(1) Building or	structures	housing a continued use may be structurally altered of			
enlarged, or reb	uilt followi	ng damage or destruction, provided such alteration,			
enlargement, or	rebuilding	complies with the standards set forth in SRC			
523.010(e).					
(2) Cease of occupancy of a building or structure for a continued use shall not					
preclude future use of the building or structure for a residential use; provided,					
however, conve	rsion of the	building or structure to a non-residential use shall			
thereafter preve	nt conversi	on back to a residential use.			
Section 14. SRC 524.005 is an	nended to 1	read as follows:			
524.005. Uses.					
(a) Except as otherw	ise provide	d in this section, the permitted (P), special (S),			
conditional (C), and p	prohibited (	N) uses in the CB zone are set forth in Table 524-1.			
	r	ГАВLЕ 524-1			
		USES			
	1	able 524-1: Uses			
Use	Status	Limitations & Qualifications			
	_	-			

	1	Cable 524-1: Uses
Use	Status	Limitations & Qualifications
Single Family	Р	<ul> <li>The following Single Family activities:</li> <li>Single family detached dwelling.</li> <li>Residential Home, as defined under ORS 197.660.</li> </ul>
	N	All other Single Family.
Two Family	Р	Duplex.
·	N	All other Two Family.
Multiple Family	Р	
Group Living	P	Doom and Doord coming 5 on famous noncons
Room and Board	C	<ul> <li>Room and Board serving 5 or fewer persons.</li> <li>The following Room and Board activities: <ul> <li>Room and Board serving 6 to 75 persons.</li> </ul> </li> <li>Relocation of an existing Room and Board facility within the CB zone serving more than 75 persons, provided the facility has existed within the CB zon as of September 1, 1993, and there is no increase in bed capacity.</li> </ul>
	Ν	All other Room and Board.
Residential Care	Р	
Nursing Care	Р	
Lodging		1
Short-Term Commercial Lodging	Р	
Long-Term Commercial Lodging	Ν	
	Р	Non-Profit Shelters serving 5 or fewer persons.
Non-Profit Shelters	С	<ul> <li>The following Non-Profit Shelters:</li> <li>Non-Profit Shelters serving 6 to 75 persons.</li> <li>Relocation of an existing Non-Profit Shelter within the CB zone serving more than 75 persons, provide the shelter has existed within the CB zone as of September 1, 1993, and there is no increase in bed capacity.</li> </ul>
Datail Calag and Comission	N	All other Non-Profit Shelters.
Retail Sales and Services Eating and Drinking Eatablishments	Р	
Establishments Retail Sales	Р	
Personal Services	 P	
Postal Services and Retail	P	
Financial Services		
	ces	
Financial Services	res P	

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	1	Table 524-1: Uses
Use	Status	Limitations & Qualifications
Laboratory Research and	Р	
Testing Motor Vehicle, Trailer, and Man	nufacturad	Duralling Colog and Compies
Motor Vehicle and		Mobile home dealers.
	Ν	
Manufactured Dwelling and Trailer Sales	Р	All other Motor Vehicle and Manufactured Dwelling an Trailer Sales.
Motor Vehicle Services	Р	
Commercial Parking	 P	
Park-and-Ride Facilities	P	
Taxicabs and Car Services	P	
Heavy Vehicle and Trailer Sales	 N	
Heavy Vehicle and Trailer Sales	IN	
Service and Storage	Ν	
Recreation, Entertainment, and	Cultural	Sorvigos and Facilities
Commercial Entertainment -		
Indoor	Р	
Commercial Entertainment -	N	Drive-in movie theaters
Outdoor	P	All other Commercial Entertainment – Outdoor.
Outdoor	P P	Major Event Entertainment conducted indoors.
Major Event Entertainment	N	All other Major Event Entertainment.
Recreational and Cultural	IN	An other Major Event Entertainment.
Community Services	Р	
Parks and Open Space	Р	
Non-Profit Membership		
Assembly	Р	
Religious Assembly	Р	
Health Services		
Medical Centers/Hospitals	N	
Outpatient Medical Services and	Р	
Laboratories	P	
Educational Services		
Day Care	Р	
Basic Education	Р	
Post-Secondary and Adult	Р	
Education	1	
Civic Services		
Governmental Services	Р	
Social Services	Р	
Governmental Maintenance	Ν	
Services and Construction		
Public Safety		
Emergency Services	Р	
Detention Facilities	Ν	
Military Installations	Р	

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		Table 524-1: Uses
Use	Status	Limitations & Qualifications
Funeral and Related Services		•
Cemeteries	Ν	
Funeral and Cremation Services	Ν	
Construction Contracting, Repair,	Maintenand	ce, and Industrial Services
General Repair Services	Р	
Building and Grounds Services	N	<ul> <li>The following Building and Grounds Services and Construction Contracting activities:</li> <li>Building construction.</li> <li>Heavy construction.</li> </ul>
and Construction Contracting		<ul> <li>Disinfecting and pest control services.</li> <li>Building cleaning and maintenance services.</li> <li>All other Building and Grounds Services and Construct</li> </ul>
	Р	Contracting.
Cleaning Plants	Р	
Industrial Services	P	
Wholesale Sales, Storage, and D		
General Wholesaling	P	General Wholesaling is permitted, provided that it is combined with retail sales in the same line of goods.
	Р	Nursery stock, provided that it is combined with retail sales in the same line of goods.
Heavy Wholesaling	С	<ul> <li>The following Heavy Wholesaling activities, provided they are combined with retail sales in the same line of goods:</li> <li>Minerals and ore.</li> <li>Metal service centers and wholesalers.</li> <li>Firearms.</li> <li>Wood products and timber.</li> </ul>
	Ν	All other Heavy Wholesaling.
Warehousing and Distribution	Р	Distribution centers for online, mail order, and catalog sales.
	N	All other Warehousing and Distribution
Self-Service Storage	N	
Manufacturing	Р	General Manufacturing, provided the manufacturing do not exceed 10,000 square feet of total floor area per development site and retail sales of the products manufactured is provided on-site.
General Manufacturing	С	<ul> <li>The following General Manufacturing activities, when exceeding 10,000 square feet of total floor area per development site:</li> <li>Industrial and institutional food service contractor</li> <li>Costume jewelry and precious metals metalsmithing.</li> <li>Sundries and notions</li> <li>Signs.</li> </ul>

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		Table 524-1: Uses
Use	Status	Limitations & Qualifications
	N	All other General Manufacturing.
Heavy Manufacturing	Ν	
Printing	Р	
Transportation Facilities		
Aviation Facilities	С	Helicopter landing areas, with or without passenger terminal facilities.
	Ν	All other Aviation Facilities.
Passenger Ground Transportation Facilities	Р	
Marine Facilities	Р	
Utilities	-	1
	С	Reservoirs; water storage facilities.
Basic Utilities	P	Basic Utilities are permitted, unless noted below.
Wireless Communication Facilities	Allowed	Wireless Communication Facilities are allowed, subjec SRC Chapter 703.
Drinking Water Treatment Facilities	С	SKC Chapter 703.
Power Generation Facilities	С	
Data Center Facilities	N	
Fuel Dealers	N	
Waste-Related Facilities	С	<ul><li>The following Waste-Related Facilities:</li><li>Recycling depots.</li><li>Solid waste transfer stations.</li></ul>
	N	All other Waste-Related Facilities.
Mining and Natural Resource H		
Petroleum and Natural Gas		
Production	N N	
Surface Mining		
Farming, Forestry, and Animal		
Agriculture	N	Marijuana Production
	Р	All other Agriculture
Forestry	N	
Agriculture and Forestry Services	Р	
Keeping of Livestock and Other Animals	Ν	
Animal Services	Ν	
Other Uses		
Home Occupations	S	Home Occupations, subject to SRC 700.020.
Accessory Dwelling Units	<u>S</u>	Accessory Dwelling Units, subject to SRC 700.006.
(b) Drive-Though U	ses in Sale	em Downtown Historic District.
	U	e Salem Downtown Historic District shall be conditio
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		torun Iliat	oric District if developed with a drive-
uses w	vithin the Salem Down	nown Histo	1
throug	h, and adequate meas	ures are tak	ten to ensure pedestrian safety.
(2) N	otwithstanding Table	524-1. anv	permitted, special, or conditional use
	-	•	District, except for banks and credit union
			-
			, shall be a prohibited use within the
Down	town Historic District	if develop	ed with a drive-through.
Section 15. SRC 532	2.015 is amended to re	ead as follo	ws:
532.015. Uses Allow	ed with Neighborho	od Center	Master Plan. The permitted (P), specia
(S), conditional (C), a	and prohibited (N) use	es in the NC	CMU zone with a Neighborhood Center
	<b>-</b>		forth in Table 532-1 are only allowed in
			•
			Master Plan, approved in accordance wit
SRC Chapter 215, an			the location of the building or structure
	ated inside or outside	of the Core	e Area designated in the Master Plan.
housing the use is loc	ated filside of outside		c Area designated in the Waster I fan.
housing the use is loc		ABLE 532	-
housing the use is loc	Т	ABLE 532	-
housing the use is loc	T NCMU ZONE US	ABLE 532 SES WITH	2-1 I MASTER PLAN
housing the use is loc	T NCMU ZONE US Table 532-1: NCM	ABLE 532 SES WITH	2-1
housing the use is loc Use	T NCMU ZONE US Table 532-1: NCM Sta Inside	ABLE 532 SES WITH IU Zone Us atus Outside	2-1 I MASTER PLAN
	T NCMU ZONE US Table 532-1: NCM Sta	ABLE 532 SES WITH IU Zone Us atus	2-1 I MASTER PLAN es with Master Plan
Use	T NCMU ZONE US Table 532-1: NCM Sta Inside	ABLE 532 SES WITH IU Zone Us atus Outside	2-1 I MASTER PLAN es with Master Plan Limitations & Qualifications The following Single Family activities: • Single family detached dwelling. • Townhouse. • Residential Home, as defined under
Use Household Living	T NCMU ZONE US Table 532-1: NCM Sta Inside Core N	ABLE 532 SES WITH IU Zone Us atus Outside Core P P	<ul> <li>A MASTER PLAN</li> <li>es with Master Plan</li> <li>Limitations &amp; Qualifications</li> <li>The following Single Family activities: <ul> <li>Single family detached dwelling.</li> <li>Townhouse.</li> <li>Residential Home, as defined under ORS 197.660.</li> </ul> </li> <li>Manufactured home, subject to SRC 700.025.</li> </ul>
Use Household Living	T NCMU ZONE US Table 532-1: NCM Sta Inside Core N N N N	ABLE 532 SES WITH U Zone Us atus Outside Core P P S N	<ul> <li>A MASTER PLAN</li> <li>es with Master Plan</li> <li>Limitations &amp; Qualifications</li> <li>The following Single Family activities: <ul> <li>Single family detached dwelling.</li> <li>Townhouse.</li> <li>Residential Home, as defined under ORS 197.660.</li> </ul> </li> <li>Manufactured home, subject to SRC 700.025.</li> <li>All other Single Family.</li> </ul>
Use Household Living	T NCMU ZONE US Table 532-1: NCM Sta Inside Core N N N N N N N	ABLE 532 SES WITH U Zone Us atus Outside Core P P S N P	<ul> <li>And STER PLAN</li> <li>Imitations &amp; Qualifications</li> <li>Limitations &amp; Qualifications</li> <li>The following Single Family activities: <ul> <li>Single family detached dwelling.</li> <li>Townhouse.</li> <li>Residential Home, as defined under ORS 197.660.</li> </ul> </li> <li>Manufactured home, subject to SRC 700.025.</li> <li>All other Single Family.</li> <li>Duplex.</li> </ul>
Use Household Living Single Family	T NCMU ZONE US Table 532-1: NCM Sta Inside Core N N N N	ABLE 532 SES WITH U Zone Us atus Outside Core P P S N	<ul> <li>And STER PLAN</li> <li>And STER PLAN</li> <li>And Ster Plan</li> <li>Limitations &amp; Qualifications</li> <li>Limitations &amp; Qualifications</li> <li>The following Single Family activities: <ul> <li>Single family detached dwelling.</li> <li>Townhouse.</li> <li>Residential Home, as defined under ORS 197.660.</li> </ul> </li> <li>Manufactured home, subject to SRC 700.025.</li> <li>All other Single Family.</li> <li>Duplex.</li> <li>All other Two Family.</li> <li>Multiple Family, located in a mixed-use building above ground floor non-residential floor statements.</li> </ul>
Use Household Living Single Family Two Family	T NCMU ZONE US Table 532-1: NCM Sta Inside Core N N N N N N N N N N P	ABLE 532 SES WITH IU Zone Us atus Outside Core P P S N P N N	<ul> <li>And STER PLAN</li> <li>Imitations &amp; Qualifications</li> <li>Limitations &amp; Qualifications</li> <li>The following Single Family activities: <ul> <li>Single family detached dwelling.</li> <li>Townhouse.</li> <li>Residential Home, as defined under ORS 197.660.</li> </ul> </li> <li>Manufactured home, subject to SRC 700.025.</li> <li>All other Single Family.</li> <li>Duplex.</li> <li>All other Two Family.</li> <li>Multiple Family, located in a mixed-use building above ground floor non-resident uses.</li> </ul>
Use Household Living Single Family Two Family	T NCMU ZONE US Table 532-1: NCM St: Inside Core N N N N N N N N	ABLE 532 SES WITH IU Zone Us atus Outside Core P P S N P N	<ul> <li>And STER PLAN</li> <li>And STER PLAN</li> <li>And Ster Plan</li> <li>Limitations &amp; Qualifications</li> <li>Limitations &amp; Qualifications</li> <li>The following Single Family activities: <ul> <li>Single family detached dwelling.</li> <li>Townhouse.</li> <li>Residential Home, as defined under ORS 197.660.</li> </ul> </li> <li>Manufactured home, subject to SRC 700.025.</li> <li>All other Single Family.</li> <li>Duplex.</li> <li>All other Two Family.</li> <li>Multiple Family, located in a mixed-use building above ground floor non-residential floor statements.</li> </ul>

	Sta	atus	
Use	Inside Core	Outside Core	Limitations & Qualifications
Residential Care	Р	Ν	Residential Care, located in a mixed-use building above ground floor non-resident uses.
Residential Care	Р	С	Assisted living.
	N	N	All other Residential Care.
Nursing Care	Ν	N	
Lodging		•	•
Short-Term Commercial	Р	Ν	Short-Term Commercial Lodging with fiv or fewer guest rooms.
Lodging	Ν	Ν	All other Short-Term Commercial Lodgir
Long-Term Commercial Lodging	Ν	Ν	
Non-Profit Shelters	Ν	N	
<b>Retail Sales and Services</b>			
Eating and Drinking Establishments	Р	N	
Retail Sales	Р	N	
Personal Services	Р	Ν	
Postal Services and Retail	Р	N	Retail Financial Services.
Financial Services	Р	С	Postal Services.
<b>Business and Professional Servi</b>	ces		
Office	Р	N	
Audio/Visual Media Production	Ν	Ν	
Laboratory Research and Testing	Ν	Ν	
Motor Vehicle, Trailer, and Ma	nufactured	Dwelling S	Sales and Service
Motor Vehicle and	Р	N	Indoor sales and leasing.
Manufactured Dwelling and Trailer Sales	Ν	Ν	All other Motor Vehicle and Manufacture Dwelling and Trailer Sales.
Motor Vehicle Services	Ν	N	
Commercial Parking	Ν	N	
Park-and-Ride Facilities	Ν	N	
Taxicabs and Car Services	Ν	N	
Heavy Vehicle and Trailer Sales	Ν	N	
Heavy Vehicle and Trailer Service and Storage	Ν	N	
Recreation, Entertainment, and	Cultural 9	Services and	l Facilities

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		atus	
Use	Inside	Outside	Limitations & Qualifications
	Core	Core	
			The following Commercial Entertainme
			Indoor activities:
			<ul><li>Firing ranges.</li><li>Theaters greater than 5,000 square f</li></ul>
Commercial Entertainment -	Ν	Ν	<ul> <li>Pool halls.</li> </ul>
Indoor			<ul> <li>Continuous entertainment activities,</li> </ul>
			such as bowling alleys, ice rinks, an
			game arcades.
	Р	Ν	All other Commercial Entertainment –
	-		Indoor.
Commercial Entertainment - Outdoor	Ν	Ν	
Major Event Entertainment	N	N	
Recreational and Cultural	IN	IN	
Community Services	Р	С	
Parks and Open Space	Р	Р	
Non-Profit Membership	P	Ŋ	
Assembly	Р	Ν	
Religious Assembly	Р	С	
Health Services			
Medical Centers/Hospitals	Ν	Ν	
Outpatient Medical Services	Р	Ν	
and Laboratories			
Educational Services			r
Day Care	Р	C	
Basic Education	Р	C	
Post-Secondary and Adult	Л	C	
Education	Р	C	
Civic Services			
Governmental Services	Р	С	
Social Services	P	N	
Governmental Maintenance			
Services and Construction	Ν	Ν	
Public Safety			
Emergency Services	Р	С	
Detention Facilities	Ν	Ν	
Military Installations	Ν	Ν	
Funeral and Related Services			
Cemeteries	Ν	N	
Funeral and Cremation Services	Ν	Ν	

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	Sta	atus	
Use	Inside Core	Outside Core	Limitations & Qualifications
General Repair Services	Р	N	
Building and Grounds Services and Construction Contracting	Ν	N	
Cleaning Plants	Ν	Ν	
Industrial Services	N	Ν	
Wholesale Sales		•	•
General Wholesaling	N	N	
Heavy Wholesaling	N	N	
Warehousing and Distribution	N	N	
Self-Service Storage	N	N	
Manufacturing	1 1	1 1,	
General Manufacturing	N	N	
Heavy Manufacturing	N	N	
Printing	N	N	
Transportation Facilities	11		
Aviation Facilities	N	N	
	P N	P N	Transit stop shalters
Passenger Ground	P	r	Transit stop shelters. All other Passenger Ground Transport
Transportation Facilities	Ν	Ν	Facilities.
Marine Facilities	Ν	Ν	
Utilities		-	
Basic Utilities	С	С	<ul> <li>The following Basic Utilities:</li> <li>Pump stations.</li> <li>Reservoirs.</li> <li>Radio microwave relay stations.</li> <li>Telephone substations.</li> <li>Electric substations.</li> </ul>
	Р	Р	All other Basic Utilities.
Wireless Communication Facilities	Allowed	Allowed	Wireless Communication Facilities are allowed, subject to SRC Chapter 703.
Drinking Water Treatment Facilities	Ν	Ν	
Power Generation Facilities	N	N	
Data Center Facilities	N	N	
Fuel Dealers	N	N	
Waste-Related Facilities	N	N	
Mining and Natural Resource I		1 1,	l
Petroleum and Natural Gas Production	N	N	
Surface Mining	N	N	

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	Status			
Use	Inside Core	e Outside Core	Limitations & Qualifications	
Farming, Forestry, and Anim	al Services	5		
Agriculture	Ν	N		
Forestry	N	N		
Agriculture and Forestry Services	N	N		
Keeping of Livestock and Othe Animals	IN	N		
Animal Services	N	N	Kennels.	
	Р	N	All other Animal Services.	
Other Uses			1	
Home Occupations	S	S	Home Occupations, subject to SRC 700.020.	
Accessory Dwelling Unit	<u>N</u>	<u>S</u>	Accessory Dwelling Units, subject to 3 700.006.	
leighborhood Center Master l re allowed in the NCMU zon	Plan are se e in-lieu or	et forth in Tab f developmen	n the NCMU zone in-lieu of a le 532-2. The uses set forth in Table t pursuant to a Neighborhood Center ards set forth in SRC 532.035.	
leighborhood Center Master I re allowed in the NCMU zon Iaster Plan, and are subject to	Plan are se e in-lieu o o the devel	et forth in Tab f developmen opment stand TABLE 532	le 532-2. The uses set forth in Table t pursuant to a Neighborhood Center ards set forth in SRC 532.035.	
Veighborhood Center Master I re allowed in the NCMU zon Aaster Plan, and are subject to NCMU Z	Plan are se e in-lieu o o the devel	et forth in Tab f developmen opment stand TABLE 532 ES IN-LIEU	le 532-2. The uses set forth in Table t pursuant to a Neighborhood Center ards set forth in SRC 532.035.	
Veighborhood Center Master I re allowed in the NCMU zon Aaster Plan, and are subject to NCMU Z	Plan are se e in-lieu o o the devel	et forth in Tab f developmen opment stand TABLE 532 ES IN-LIEU	<ul> <li>le 532-2. The uses set forth in Table</li> <li>t pursuant to a Neighborhood Center</li> <li>ards set forth in SRC 532.035.</li> <li>2-2</li> <li>OF MASTER PLAN</li> </ul>	
leighborhood Center Master I re allowed in the NCMU zon faster Plan, and are subject to NCMU Z Table 5 Use	Plan are se e in-lieu o: o the devel ZONE US 32-2: NCM Status	et forth in Tab f developmen opment stand TABLE 532 ES IN-LIEU IU Zone Uses	le 532-2. The uses set forth in Table t pursuant to a Neighborhood Center ards set forth in SRC 532.035. 2-2 OF MASTER PLAN In-Lieu of Master Plan Limitations & Qualifications	
Teighborhood Center Master I re allowed in the NCMU zon Master Plan, and are subject to NCMU Z Table 50 Use Household Living	Plan are se e in-lieu o: o the devel ZONE US 32-2: NCM Status	et forth in Tab f developmen opment stand TABLE 532 ES IN-LIEU IU Zone Uses The following • Single fam	le 532-2. The uses set forth in Table t pursuant to a Neighborhood Center ards set forth in SRC 532.035. 2-2 OF MASTER PLAN In-Lieu of Master Plan	
Jeighborhood Center Master I re allowed in the NCMU zon Master Plan, and are subject to NCMU Z Table 50 Use Household Living	Plan are se e in-lieu or o the devel ZONE US 32-2: NCM Status P S	et forth in Tab f developmen opment stand TABLE 532 ES IN-LIEU IU Zone Uses The following • Single fam • Residentia Manufactured	<ul> <li>le 532-2. The uses set forth in Table</li> <li>t pursuant to a Neighborhood Center</li> <li>ards set forth in SRC 532.035.</li> <li>2-2</li> <li>OF MASTER PLAN</li> <li>In-Lieu of Master Plan</li> <li>Limitations &amp; Qualifications</li> <li>Single Family activities:</li> <li>ily detached dwelling.</li> <li>Home, as defined under ORS 197.660.</li> <li>home, subject to SRC 700.025.</li> </ul>	
Jeighborhood Center Master I         re allowed in the NCMU zon         Jaster Plan, and are subject to         NCMU Z         Table 5:         Use         Household Living         Single Family	Plan are se e in-lieu or o the devel CONE US 32-2: NCM Status P S N	et forth in Tab f developmen opment stand TABLE 532 ES IN-LIEU IU Zone Uses The following • Single fam • Residentia	<ul> <li>le 532-2. The uses set forth in Table</li> <li>t pursuant to a Neighborhood Center</li> <li>ards set forth in SRC 532.035.</li> <li>2-2</li> <li>OF MASTER PLAN</li> <li>In-Lieu of Master Plan</li> <li>Limitations &amp; Qualifications</li> <li>Single Family activities:</li> <li>ily detached dwelling.</li> <li>Home, as defined under ORS 197.660.</li> <li>home, subject to SRC 700.025.</li> </ul>	
Ieighborhood Center Master I re allowed in the NCMU zon faster Plan, and are subject to NCMU Z Table 5 Use Household Living Single Family	Plan are se e in-lieu or o the devel ZONE US 32-2: NCM Status P S N N	et forth in Tab f developmen opment stand TABLE 532 ES IN-LIEU IU Zone Uses The following • Single fam • Residentia Manufactured	<ul> <li>le 532-2. The uses set forth in Table</li> <li>t pursuant to a Neighborhood Center</li> <li>ards set forth in SRC 532.035.</li> <li>2-2</li> <li>OF MASTER PLAN</li> <li>In-Lieu of Master Plan</li> <li>Limitations &amp; Qualifications</li> <li>Single Family activities:</li> <li>ily detached dwelling.</li> <li>Home, as defined under ORS 197.660.</li> <li>home, subject to SRC 700.025.</li> </ul>	
leighborhood Center Master I         re allowed in the NCMU zon         Iaster Plan, and are subject to         NCMU Z         Table 5.         Use         Household Living         Single Family         Two Family         Multiple Family	Plan are se e in-lieu or o the devel CONE US 32-2: NCM Status P S N	et forth in Tab f developmen opment stand TABLE 532 ES IN-LIEU IU Zone Uses The following • Single fam • Residentia Manufactured	<ul> <li>le 532-2. The uses set forth in Table</li> <li>t pursuant to a Neighborhood Center</li> <li>ards set forth in SRC 532.035.</li> <li>2-2</li> <li>OF MASTER PLAN</li> <li>In-Lieu of Master Plan</li> <li>Limitations &amp; Qualifications</li> <li>Single Family activities:</li> <li>ily detached dwelling.</li> <li>Home, as defined under ORS 197.660.</li> <li>home, subject to SRC 700.025.</li> </ul>	
Two Family	Plan are se e in-lieu or o the devel ZONE US 32-2: NCM Status P S N N	et forth in Tab f developmen opment stand TABLE 532 ES IN-LIEU IU Zone Uses The following • Single fam • Residentia Manufactured	<ul> <li>le 532-2. The uses set forth in Table</li> <li>t pursuant to a Neighborhood Cente</li> <li>ards set forth in SRC 532.035.</li> <li>2-2</li> <li>OF MASTER PLAN</li> <li>In-Lieu of Master Plan</li> <li>Limitations &amp; Qualifications</li> <li>Single Family activities:</li> <li>ily detached dwelling.</li> <li>l Home, as defined under ORS 197.660</li> <li>home, subject to SRC 700.025.</li> </ul>	

1	Table 5	3 <b>2-2: NC</b> I	MU Zone Uses In-Lieu of Master Plan
2	Use	Status	Limitations & Qualifications
3	Room and Board	Ν	
	Residential Care	Ν	
4	Nursing Care	Ν	
5	Lodging		
6	Short-Term Commercial	Ν	
	Lodging Long-Term Commercial		
7	Lodging	Ν	
8	Non-Profit Shelters	Ν	
9	<b>Retail Sales and Services</b>		
9	Eating and Drinking	Ν	
10	Establishments		
11	Retail Sales Personal Services	<u>N</u> N	
11	Personal Services Postal Services and Retail	N	
12	Financial Services	Ν	
13	Business and Professional Se	ervices	
	Office	N	
14	Audio/Visual Media	N	
15	Production	Ν	
16	Laboratory Research and	Ν	
	Testing		
17		Manufactu	rred Dwelling Sales and Service
18	Motor Vehicle and	N	
	Manufactured Dwelling and Trailer Sales	Ν	
19	Motor Vehicle Services	N	
20	Commercial Parking	N	
	Park-and-Ride Facilities	N	
21	Taxicabs and Car Services	N	
22	Heavy Vehicle and Trailer	N	
22	Sales	Ν	
23	Heavy Vehicle and Trailer	Ν	
24	Service and Storage		
25	Recreation, Entertainment,	and Cultu	ral Services and Facilities
23	Commercial Entertainment - Indoor	Ν	
26	Commercial Entertainment -		
27	Outdoor	Ν	
	Major Event Entertainment	Ν	
28	Recreational and Cultural	Ν	
29	Community Services		
	Parks and Open Space	Р	
30	Non-Profit Membership	Ν	
	Assembly		

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se	Status	Limitations & Qualifications
eligious Assembly	N	
lealth Services		
Iedical Centers/Hospitals	Ν	
utpatient Medical Services	ŊŢ	
nd Laboratories	N	
ducational Services		
ay Care	N	
asic Education	N	
ost-Secondary and Adult	N	
ducation	1N	
ivic Services		
overnmental Services	Ν	
ocial Services	Ν	
overnmental Maintenance	N	
ervices and Construction	11	
ublic Safety		
mergency Services	N	
etention Facilities	Ν	
lilitary Installations	Ν	
uneral and Related Services	I	
emeteries	Ν	
uneral and Cremation	N	
ervices	IN	
onstruction Contracting, Repa	ir, Maintenance, a	and Industrial Services
eneral Repair Services	Ν	
uilding and Grounds	ľ	
ervices and Construction	Ν	
ontracting		
leaning Plants	Ν	
dustrial Services	N	
holesale Sales, Storage, and		
eneral Wholesaling	N N	
eavy Wholesaling	N	
arehousing and Distribution	N N	
elf-Service Storage	N N	
Ianufacturing	11	
eneral Manufacturing	N	
eavy Manufacturing	N N	
rinting	N N	
ransportation Facilities	11	
iation Facilities	Ν	

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N	
N	
С	<ul> <li>The following Basic Utilities:</li> <li>Pump stations.</li> <li>Reservoirs.</li> <li>Radio microwave relay stations.</li> <li>Telephone substations.</li> <li>Electric substations.</li> </ul>
Р	All other Basic Utilities.
Allowed	Wireless Communication Facilities are allowed, subject SRC Chapter 703.
N	
N	
N	
N	
Ν	
ce Extracti	on
N	
	es
N N	
N	
N	
	·
S	Home Occupations, subject to SRC 700.020.
5	
	P Allowed N N N N <b>ce Extracti</b> N N <b>mal Service</b> N N N N

TABLE 551-1 USES				
				Table 551-1: Uses
Use	Status	Limitations & Qualifications		
Household Living				
Household Living		The following Single Family activities:		
		<ul> <li>Residential Home, as defined under ORS 197.660,</li> </ul>		
	P	within an existing single family dwelling allowed as a		
	Р	continued use pursuant to SRC 551.005(b).		
		<ul> <li>Dwelling unit for a caretaker on the premises being</li> </ul>		
		cared for or guarded.		
Single Family	S	Manufactured home as a dwelling for a caretaker, subject t		
	د ا	SRC 700.030.		
		The following Single Family activities:		
	С	<ul> <li>Single family detached dwelling.</li> </ul>		
	C	<ul> <li>Residential Home, as defined under ORS 197.660.</li> </ul>		
		Manufactured home.		
	Ν	All other Single Family.		
Two Family	С	Duplex.		
-	N	All other Two Family.		
Multiple Family	С			
Group Living	~			
Room and Board	C	Room and Board serving up to 75 persons.		
	N	All other Room and Board.		
Residential Care	C			
Nursing Care	Р			
Lodging		1		
Short-Term Commercial	Р			
Lodging	_			
Long- Term Commercial	С			
Lodging				
Non-Profit Shelters	C	Non-Profit Shelters serving up to 75 persons.		
D-4-1 C-L I C	N	All other Non-Profit Shelters.		
Retail Sales and Service				
Eating and Drinking	Р			
Establishments Retail Sales	Р			
Personal Services	P P			
Personal Services Postal Services and Retail				
Financial Services	Р			
Business and Professional Servi	icos			
Office	P			
Audio/Visual Media Production	P P			
Laboratory Research and				
Testing	Р			

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Use	Status	Limitations & Qualifications
Motor Vehicle, Trailer, and M	Ianufactured	Dwelling Sales and Service
Motor Vehicle and		
Manufactured Dwelling and	Р	
Trailer Sales		
Motor Vehicle Services	Р	
Commercial Parking	Р	
Park-and-Ride Facilities	Р	
Taxicabs and Car Services	Р	
Heavy Vehicle and Trailer	Р	
Sales	I	
Heavy Vehicle and Trailer	Р	
Service and Storage		
Recreation, Entertainment, an	nd Cultural S	Services and Facilities
Commercial Entertainment -	С	Night clubs, located within 200 feet of a residential zone
Indoor	Р	All other Commercial Entertainment – Indoor .
Commercial Entertainment -	Р	
Outdoor	Г	
Major Event Entertainment	Ν	Race tracks.
Major Event Entertainment	Р	All other Major Event Entertainment.
Recreational and Cultural	Р	
Community Services	Г	
Parks and Open Space	Р	
Non-Profit Membership	Р	
Assembly		
Religious Assembly	Р	
Health Services		
Medical Centers/Hospitals	Ν	
Outpatient Medical Services	Р	
and Laboratories	Γ	
Education Services		
Day Care	Р	
Basic Education	Р	
Post-Secondary and Adult	Р	
Education	1	
Civic Services		
Governmental Services	Р	
Social Services	Р	
Governmental Maintenance	Р	
Services and Construction	1	
Public Safety		
Emergency Services	Р	
Detention Facilities	N	
Military Installations	Р	
Funeral and Related Services		
Cemeteries	N	

1			Table 551-1: Uses
2	Use	Status	Limitations & Qualifications
3	Funeral and Cremation Services	Р	
	<b>Construction Contracting, Repa</b>		enance, and Industrial Services
ŀ	General Repair Services	Р	
5	Building and Grounds Services and Construction Contracting	Р	
5	Cleaning Plants	Р	
,	Industrial Services	Р	
	Wholesale Sales, Storage, and D	istribution	1
8	General Wholesaling	Р	
)		С	The following Heavy Wholesaling activities: • Firearms wholesalers.
)			• Wood products and timber wholesalers.
L	Heavy Wholesaling	Ν	<ul> <li>The following Heavy Wholesaling activities:</li> <li>Chemicals and allied products wholesalers.</li> </ul>
2		Р	<ul><li>Scrap dealers.</li><li>All other Heavy Wholesaling.</li></ul>
3	Warehousing and Distribution	<u>Р</u> Р	An outer meavy wholesalling.
	Self-Service Storage	P	
-	Manufacturing	1	
			The following General Manufacturing activities:
5 7 3 9 1 2	General Manufacturing	Р	<ul> <li>Industrial and institutional food service contractors.</li> <li>Sign Manufacturing.</li> <li>Fabrics, leather goods, footwear, and apparel manufacturing. EXCEPT rubber and plastic footwear manufacturing.</li> <li>General food manufacturing.</li> <li>Beverage and related products manufacturing.</li> <li>Tobacco products manufacturing.</li> <li>Cabinetry.</li> <li>Aircraft and aircraft parts manufacturing.</li> <li>Motor Vehicles and Motor Vehicle Equipment manufacturing.</li> </ul>
;			<ul><li>Computer and electronics manufacturing.</li><li>Paperboard containers and boxes manufacturing.</li></ul>
- ;			
•			
)			
)			
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	1	Cable 551-1: Uses
Use	Status	Limitations & Qualifications
Use	C	<ul> <li>The following General Manufacturing activities:</li> <li>Rubber and plastic footwear manufacturing.</li> <li>Rubber and plastics products manufacturing.</li> <li>Costume jewelry and precious metals metalsmithing.</li> <li>Furniture manufacturing.</li> <li>Fabricated metal products manufacturing.</li> <li>Wood product manufacturing.</li> <li>Engineered wood product manufacturing.</li> <li>Wood preservation.</li> <li>Plastics and rubber products manufacturing.</li> <li>General chemical manufacturing.</li> <li>Leather tanning.</li> <li>Metal coating and engraving.</li> <li>Ship and boat building.</li> </ul>
		<ul> <li>Commercial and service industry machinery manufacturing.</li> <li>Metalworking machinery manufacturing.</li> <li>Sawmill and woodworking machinery manufacturing.</li> </ul>
	N	All other General Manufacturing.
Heavy Manufacturing	N	
Printing	Р	
<b>Transportation Facilities</b>	-	
Aviation Facilities	С	Helicopter landing areas, with or without passenger and freight terminal facilities.
<u> </u>	N	All other Aviation Facilities.
Passenger Ground Transportation Facilities	Р	
Marine Facilities	Р	
Utilities		
Basic Utilities Wireless Communication	P Allowed	Wireless Communication Facilities are allowed, subject
Facilities           Drinking Water Treatment	C	SRC Chapter 703.
FacilitiesPower Generation Facilities	C	
Data Center Facilities	Р	
Fuel Dealers	Р	
	Р	Recycling depots.
Waste-Related Facilities	С	Solid waste transfer stations.
	N	All other Waste-Related Facilities.

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Keeping of Livestock and Other Animals       activities:       • Animal shelters.         • Animal shelters.       • Boarding kennels.         • Animal training facilities.       • Animal training facilities.         Animal Services       C       Wildlife rehabilitation facilities.         Animal Services       P       All other Animal Services.         Other Uses       •       P         Home Occupations       S       Home Occupations, subject to SRC 700.020.         Accessory Dwelling Units       S       Accessory Dwelling Units, subject to SRC 700.020.         Accessory Dwelling Units       S       Accessory Dwelling Units, subject to SRC 700.020.         (b) Continued Uses.       Existing single and two family uses, other than manufacture dwellings, within the IC zone constructed prior to February 1, 1983, but which we otherwise be made non-conforming by this Chapter, are hereby deemed continued (1) Building or structures housing a continued use may be structurally altered enlarged, or rebuilt following damage or destruction, provided such alteration enlargement, or rebuilding complies with the standards set forth in SRC 551.0         (2)       Cease of occupancy of a building or structure for a continued use shall m preclude future use of the building or structure for a non-residential use; provided, however, conversion of the building or structure to a non-residential use shall thereafter prevent conversion back to a residential use.	lse	]	Table 551-1: Uses
Production         C           Surface Mining         N           Farming, Forestry, and Animal Services           Agriculture         N           Forestry         P           Agriculture and Forestry         P           Services         P           Keeping of Livestock and Other         C           Animal services         P           Animal services         N           All other Keeping of Livestock and Other         C           Animal training facilities.         - Animal shelters.           Animal services         P           All other Keeping of Livestock and Other Animal Services.         - Animal training facilities.           Animal Services         P           All other Animal Services.         - Other Uses           Home Occupations         S           Home Occupations         S           Accessory Dwelling Units         S           Accessory Dwelling Units         S           Accessory Dwelling Units         S           Accessory Dwelling or structures housing a continued use may be structurally altered enlarged, or rebuilt following damage or destruction, provided such alteration enlargement, or rebuilding complies with the standards set forth in SRC 551.0           (1) Building or structures housing a continued use shall m preclude future		Status	Limitations & Qualifications
Farming, Forestry, and Animal Services           Agriculture         N         Marijuana Production           Forestry         P         All other Agriculture           Forestry         P         Agriculture and Forestry         P           Services         The following Keeping of Livestock and Other Anin activities:         • Animal shelters.         • Boarding kennels.           Animals         N         All other Keeping of Livestock and Other Anin activities:         • Animal shelters.           Animals         N         All other Keeping of Livestock and Other Animals.           Animal Services         P         All other Animal shelters.           Animal Services         P         All other Animal Services.           Other Uses         P         All other Animal Services.           Home Occupations         S         Home Occupations, subject to SRC 700.020.           Accessory Dwelling Units         S         Accessory Dwelling Units, subject to SRC 700.006.           (b) Continued Uses. Existing single and two family uses, other than manufactur dwellings, within the IC zone constructed prior to February 1, 1983, but which w otherwise be made non-conforming by this Chapter, are hereby deemed continued (1) Building or structures housing a continued use may be structurally altered enlarged, or rebuilt following damage or destruction, provided such alteration enlargement, or rebuilding complies with the standards set forth in SRC 551.0 <tr< td=""><td></td><td>С</td><td></td></tr<>		С	
N         Marijuana Production           Agriculture         P         All other Agriculture           Forestry         P         Agriculture and Forestry         P           Services         P         The following Keeping of Livestock and Other Ania activities:         • Animal shelters.           Keeping of Livestock and Other         C         • Animal shelters.         • Boarding kennels.           Animals         • N         All other Keeping of Livestock and Other Animals.         • Animal training facilities.           Animal Services         C         Wildlife rehabilitation facilities.         • Animal Services.           Other Uses         P         All other Animal Services.         Other Occupations, subject to SRC 700.020.           Accessory Dwelling Units         S         Home Occupations, subject to SRC 700.020.           Accessory Dwelling Units         S         Accessory Dwelling Units, subject to SRC 700.006.           (b) Continued Uses. Existing single and two family uses, other than manufactur dwellings, within the IC zone constructed prior to February 1, 1983, but which w otherwise be made non-conforming by this Chapter, are hereby deemed continued (1) Building or structures housing a continued use may be structurally altered enlarged, or rebuilt following damage or destruction, provided such alteration enlargement, or rebuilding complies with the standards set forth in SRC 551.0           (2)         Cease of occupancy of a building or structure for a	urface Mining	Ν	
Agriculture       P       All other Agriculture         Forestry       P       Agriculture and Forestry       P         Agriculture and Forestry       P       The following Keeping of Livestock and Other Ania activities:         Keeping of Livestock and Other       C       Animal shelters.         Animals       • Animal shelters.       • Boarding kennels.         Animal Services       C       Wildlife rehabilitation facilities.         Animal Services       C       Wildlife rehabilitation facilities.         Other Uses       P       All other Animal Services.         Home Occupations       S       Home Occupations, subject to SRC 700.020.         Accessory Dwelling Units       S       Accessory Dwelling Units, subject to SRC 700.006.         (b) Continued Uses. Existing single and two family uses, other than manufacture dwellings, within the IC zone constructed prior to February 1, 1983, but which w otherwise be made non-conforming by this Chapter, are hereby deemed continued (1) Building or structures housing a continued use may be structurally altered enlarged, or rebuilt following damage or destruction, provided such alteration enlargement, or rebuilding complies with the standards set forth in SRC 551.0         (2)       Cease of occupancy of a building or structure for a continued use shall m preclude future use of the building or structure for a non-residential use; provided, however, conversion of the building or structure to a non-residential use shall thereafter prevent conversion back to a reside	arming, Forestry, and Animal	Services	
P       All other Agriculture         Forestry       P         Agriculture and Forestry       P         Services       P         Keeping of Livestock and Other       C         Animals       The following Keeping of Livestock and Other Ania activities:         Animal shelters.       Boarding kennels.         Animal services       C       Animal training facilities.         N       All other Keeping of Livestock and Other Animals.         Animal Services       P       All other Agriculture         Home Occupations       S       Home Occupations, subject to SRC 700.020.         Accessory Dwelling Units       S       Accessory Dwelling Units, subject to SRC 700.020.         Accessory Dwelling Units       S       Accessory Dwelling Units, subject to SRC 700.020.         (b)       Continued Uses.       Existing single and two family uses, other than manufacture dwellings, within the IC zone constructed prior to February 1, 1983, but which we otherwise be made non-conforming by this Chapter, are hereby deemed continued (1)       Building or structures housing a continued use may be structurally altered enlarged, or rebuilt following damage or destruction, provided such alteration enlargement, or rebuilding complies with the standards set forth in SRC 551.0       (2)       Cease of occupancy of a building or structure for a continued use shall merculae future use of the building or structure to a non-residential use; provided, however, conversion of the	griculture -		
Arriculture and Forestry       P         Services       P         Arriculture and Forestry       P         Services       The following Keeping of Livestock and Other Anir activities:         Animals       Animal shelters.         N       All other Keeping of Livestock and Other Animals.         Animal Services       N         All other Keeping of Livestock and Other Animals.         Animal Services       P         Home Occupations       S         Home Occupations       S         Home Occupations       S         Accessory Dwelling Units       S         Accessory Dwelling Uni	-		All other Agriculture
Keeping of Livestock and Other       C       The following Keeping of Livestock and Other Ania activities:         Animals       Animal shelters.       Boarding kennels.         Animal Services       N       All other Keeping of Livestock and Other Animals.         Animal Services       C       Wildlife rehabilitation facilities.         Animal Services       P       All other Animal Services.         Other Uses       P       All other Animal Services.         Home Occupations       S       Home Occupations, subject to SRC 700.020.         Accessory Dwelling Units       S       Accessory Dwelling Units, subject to SRC 700.006.         (b) Continued Uses.       Existing single and two family uses, other than manufactur dwellings, within the IC zone constructed prior to February 1, 1983, but which w otherwise be made non-conforming by this Chapter, are hereby deemed continued (1) Building or structures housing a continued use may be structurally altered enlarged, or rebuilt following damage or destruction, provided such alteration enlargement, or rebuilding complies with the standards set forth in SRC 551.         (2)       Cease of occupancy of a building or structure for a continued use shall n preclude future use of the building or structure for a residential use; provided, however, conversion of the building or structure to a non-residential use shall thereafter prevent conversion back to a residential use.	Agriculture and Forestry		
Animal Services       C       Wildlife rehabilitation facilities.         P       All other Animal Services.         Other Uses         Home Occupations       S         Home Occupations       S         Accessory Dwelling Units       S         Accessory Dwelling Units       S         Accessory Dwelling Units       S         Accessory Dwelling Units       S         Accessory Dwelling Units, subject to SRC 700.020.         Accessory Dwelling Units       S         Accessory Dwelling Units, subject to SRC 700.006.         (b) Continued Uses.       Existing single and two family uses, other than manufacture dwellings, within the IC zone constructed prior to February 1, 1983, but which we otherwise be made non-conforming by this Chapter, are hereby deemed continued (1) Building or structures housing a continued use may be structurally altered enlarged, or rebuilt following damage or destruction, provided such alteration enlargement, or rebuilding complies with the standards set forth in SRC 551.0         (2) Cease of occupancy of a building or structure for a continued use shall mean preclude future use of the building or structure for a non-residential use; provided, however, conversion of the building or structure to a non-residential use shall thereafter prevent conversion back to a residential use.	Leeping of Livestock and Other		<ul><li>Animal shelters.</li><li>Boarding kennels.</li><li>Animal training facilities.</li></ul>
Animal Services       P       All other Animal Services.         Other Uses       Home Occupations       S       Home Occupations, subject to SRC 700.020.         Accessory Dwelling Units       S       Accessory Dwelling Units, subject to SRC 700.006.         (b) Continued Uses.       Existing single and two family uses, other than manufacture dwellings, within the IC zone constructed prior to February 1, 1983, but which we otherwise be made non-conforming by this Chapter, are hereby deemed continued (1) Building or structures housing a continued use may be structurally altered enlarged, or rebuilt following damage or destruction, provided such alteration enlargement, or rebuilding complies with the standards set forth in SRC 551.0         (2)       Cease of occupancy of a building or structure for a continued use shall no preclude future use of the building or structure to a non-residential use; provided, however, conversion of the building or structure to a non-residential use shall thereafter prevent conversion back to a residential use.			
Home OccupationsSHome Occupations, subject to SRC 700.020.Accessory Dwelling UnitsSAccessory Dwelling Units, subject to SRC 700.006.(b) Continued Uses.Existing single and two family uses, other than manufacture dwellings, within the IC zone constructed prior to February 1, 1983, but which we otherwise be made non-conforming by this Chapter, are hereby deemed continued (1) Building or structures housing a continued use may be structurally altered enlarged, or rebuilt following damage or destruction, provided such alteration enlargement, or rebuilding complies with the standards set forth in SRC 551.0(2) Cease of occupancy of a building or structure for a continued use shall no preclude future use of the building or structure for a residential use; provided, however, conversion of the building or structure to a non-residential use shall thereafter prevent conversion back to a residential use.	nimal Services		
Accessory Dwelling UnitsSAccessory Dwelling Units, subject to SRC 700.006.(b) Continued Uses.Existing single and two family uses, other than manufacture dwellings, within the IC zone constructed prior to February 1, 1983, but which we otherwise be made non-conforming by this Chapter, are hereby deemed continued (1) Building or structures housing a continued use may be structurally altered enlarged, or rebuilt following damage or destruction, provided such alteration enlargement, or rebuilding complies with the standards set forth in SRC 551.0(2) Cease of occupancy of a building or structure for a continued use shall mercude future use of the building or structure for a residential use; provided, however, conversion of the building or structure to a non-residential use shall thereafter prevent conversion back to a residential use.			
<ul> <li>(b) Continued Uses. Existing single and two family uses, other than manufacture dwellings, within the IC zone constructed prior to February 1, 1983, but which we otherwise be made non-conforming by this Chapter, are hereby deemed continued (1) Building or structures housing a continued use may be structurally altered enlarged, or rebuilt following damage or destruction, provided such alteration enlargement, or rebuilding complies with the standards set forth in SRC 551.0 (2) Cease of occupancy of a building or structure for a continued use shall ne preclude future use of the building or structure for a residential use; provided, however, conversion of the building or structure to a non-residential use shall thereafter prevent conversion back to a residential use.</li> </ul>			
<ul> <li>dwellings, within the IC zone constructed prior to February 1, 1983, but which we otherwise be made non-conforming by this Chapter, are hereby deemed continued (1) Building or structures housing a continued use may be structurally altered enlarged, or rebuilt following damage or destruction, provided such alteration enlargement, or rebuilding complies with the standards set forth in SRC 551.0 (2) Cease of occupancy of a building or structure for a continued use shall no preclude future use of the building or structure for a residential use; provided, however, conversion of the building or structure to a non-residential use shall thereafter prevent conversion back to a residential use.</li> </ul>	ccessory Dwelling Units	<u>S</u>	Accessory Dwelling Units, subject to SRC 700.006.
enlargement, or rebuilding complies with the standards set forth in SRC 551.0 (2) Cease of occupancy of a building or structure for a continued use shall no preclude future use of the building or structure for a residential use; provided, however, conversion of the building or structure to a non-residential use shall thereafter prevent conversion back to a residential use.	otherwise be made no (1) Building or st	on-conforn ructures h	ning by this Chapter, are hereby deemed continued use ousing a continued use may be structurally altered or
(2) Cease of occupancy of a building or structure for a continued use shall no preclude future use of the building or structure for a residential use; provided, however, conversion of the building or structure to a non-residential use shall thereafter prevent conversion back to a residential use.	<b>C</b>		
preclude future use of the building or structure for a residential use; provided, however, conversion of the building or structure to a non-residential use shall thereafter prevent conversion back to a residential use.	<b>C</b>	U	•
however, conversion of the building or structure to a non-residential use shall thereafter prevent conversion back to a residential use.			-
thereafter prevent conversion back to a residential use.	-		
	however, conversion of the building or structure to a non-residential use shall		
Section 19 SDC 551 010 is smarted to read as follows:	thereafter prevent		
Section 18. SRC 551.010 is amended to read as follows:	thereafter prevent		
<b>551.010. Development Standards.</b> Development within the IC zone must comply w	-	nended to	read as follows:
development standards set forth in this section.	Section 18. SRC 551.010 is an		

(a) Lot Standards. Lots within the IC zone shall conform to the standards set forth Table 551-2.					
TABLE 551-2 LOT STANDARDS					
	Table 551-2: Lo				
Requirement	Standard	Limitations & Qualifications			
LOT AREA					
All uses	None				
LOT WIDTH					
All uses	None				
LOT DEPTH					
All uses	None				
STREET FRONTAGE					
	Min. 40 ft.				
Single Family	Min. 30 ft.	Applicable to lots fronting on the turnarou of a cul-de-sac street or the outside curve curved street having a radius of 200 feet o less and a direction change of 60 degrees o more.			
		In no case shall the lot width be less than 4			
		ft. at the front building setback line.			
All other uses (b) Setbacks. Set 551-3 and 551-4.	Min. 16 ft.	ft. at the front building setback line.			
(b) Setbacks. Set	backs within the IC zon	ne shall be provided as set forth in Tables			
(b) Setbacks. Set	backs within the IC zon	ne shall be provided as set forth in Tables 551-3 CKS			
(b) Setbacks. Set	backs within the IC zot TABLE 5 SETBAC	ne shall be provided as set forth in Tables 551-3 CKS			
( <b>b</b> ) <b>Setbacks.</b> Set 551-3 and 551-4.	backs within the IC zo TABLE 5 SETBA Table 551-3:	ne shall be provided as set forth in Tables 551-3 CKS Setbacks			
(b) Setbacks. Set 551-3 and 551-4. Requirement	backs within the IC zo TABLE 5 SETBA Table 551-3:	ne shall be provided as set forth in Tables 551-3 CKS Setbacks			
(b) Setbacks. Set 551-3 and 551-4. Requirement ABUTTING STREET	backs within the IC zo TABLE 5 SETBA Table 551-3:	ne shall be provided as set forth in Tables 551-3 CKS Setbacks			
(b) Setbacks. Set 551-3 and 551-4. Requirement <u>ABUTTING STREET</u> Buildings	backs within the IC zot TABLE 5 SETBA Table 551-3: Standard	ne shall be provided as set forth in Tables 551-3 CKS Setbacks			
(b) Setbacks. Set 551-3 and 551-4. Requirement ABUTTING STREET Buildings All uses Accessory Structures Accessory to Single	backs within the IC zot TABLE 5 SETBA Table 551-3: Standard	he shall be provided as set forth in Tables 551-3 CKS Setbacks Limitations & Qualifications Applicable to accessory structures not mor than 4 ft. in height.			
(b) Setbacks. Set 551-3 and 551-4. Set 551-3 and 551-4. Requirement ABUTTING STREET Buildings All uses Accessory Structures Accessory to Single Family, Two Family, and Multiple Family	backs within the IC zor TABLE 5 SETBA Table 551-3: Standard Min. 5 ft.	he shall be provided as set forth in Tables 551-3 CKS Setbacks Limitations & Qualifications Applicable to accessory structures not more			
(b) Setbacks. Set 551-3 and 551-4. 551-3 and 551-4. Requirement ABUTTING STREET Buildings All uses Accessory Structures Accessory to Single Family, Two Family, and Multiple Family Accessory to all other uses	backs within the IC zor TABLE 5 SETBA Table 551-3: Standard Min. 5 ft. None	Applicable to accessory structures not mor than 4 ft. in height. Applicable to accessory structures greater			
(b) Setbacks. Set 551-3 and 551-4. 551-3 and 551-4. Requirement ABUTTING STREET Buildings All uses Accessory Structures Accessory Structures Accessory to Single Family, Two Family, and Multiple Family and Multiple Family	backs within the IC zor TABLE S SETBA Table 551-3: Standard Min. 5 ft. Min. 5 ft. Min. 5 ft.	Applicable to accessory structures not mor than 4 ft. in height. Applicable to accessory structures greater than 4 ft. in height.			
(b) Setbacks. Set 551-3 and 551-4. 551-3 and 551-4. Requirement ABUTTING STREET Buildings All uses All uses Accessory to Single Family, Two Family, and Multiple Family, and Multiple Family Accessory to all other uses Vehicle Use Areas All uses	backs within the IC zor TABLE 5 SETBA Table 551-3: Standard Min. 5 ft. None Min. 5 ft.	Applicable to accessory structures not mor than 4 ft. in height. Applicable to accessory structures greater than 4 ft. in height.			
(b) Setbacks. Set 551-3 and 551-4. 551-3 and 551-4. Requirement ABUTTING STREET Buildings All uses Accessory Structures Accessory Structures Accessory to Single Family, Two Family, and Multiple Family and Multiple Family	backs within the IC zor TABLE S SETBA Table 551-3: Standard Min. 5 ft. Min. 5 ft. Min. 5 ft.	Applicable to accessory structures not mor than 4 ft. in height. Applicable to accessory structures greater than 4 ft. in height.			

Requirement	Standard	Limitations & Qualifications
Single Family and Two Family	None	
Multiple Family	Min. 15 ft.	Required landscaping shall meet the Type standard set forth in SRC Chapter 807.
All other uses	Zone-to-Zone Setback (Table 551-4)	
Accessory Structures		
Accessory to Single Family and Two Family	Min. 5 ft.	
Accessory to Multiple Family	Min. 15 ft.	Required landscaping shall meet the Type standard set forth in SRC Chapter 807.
Accessory to all other uses	Zone-to-Zone Setback (Table 551-4)	
Vehicle Use Areas	· · · · · · · · · · · · · · · · · · ·	·
Single Family and Two Family	Per SRC Chapter 806	
Multiple Family	Min. 15 ft.	Required landscaping shall meet the Type standard set forth in SRC Chapter 807.
All other uses	Zone-to-Zone Setback (Table 551-4)	
NTERIOR SIDE		
Buildings		
Single Family and Two Family	None	
1 uning		
Multiple Family	Min. 15 ft.	Required landscaping shall meet the Type standard set forth in SRC Chapter 807.
Multiple Family All other uses	Min. 15 ft. Zone-to-Zone Setback (Table 551-4)	
Multiple Family	Zone-to-Zone Setback	standard set forth in SRC Chapter 807.
Multiple Family All other uses	Zone-to-Zone Setback	
Multiple Family All other uses Accessory Structures	Zone-to-Zone Setback (Table 551-4)	standard set forth in SRC Chapter 807. Applicable to accessory structures having at least one wall which is an
Multiple Family All other uses Accessory Structures Accessory to Single Family and Two Family Accessory to Multiple Family	Zone-to-Zone Setback (Table 551-4) None Min. 5 ft. Min. 15 ft.	standard set forth in SRC Chapter 807. Applicable to accessory structures having at least one wall which is an integral part of a fence. Applicable to all other accessory
Multiple Family         All other uses         Accessory Structures         Accessory to Single         Family and Two Family         Accessory to Multiple         Family         Accessory to all other         uses	Zone-to-Zone Setback (Table 551-4) None Min. 5 ft.	standard set forth in SRC Chapter 807. Applicable to accessory structures having at least one wall which is an integral part of a fence. Applicable to all other accessory structures. Required landscaping shall meet the Type
Multiple Family         All other uses         Accessory Structures         Accessory to Single         Family and Two Family         Accessory to Multiple         Family         Accessory to all other         uses         Vehicle Use Areas	Zone-to-Zone Setback (Table 551-4) None Min. 5 ft. Min. 15 ft. Zone-to-Zone Setback	standard set forth in SRC Chapter 807. Applicable to accessory structures having at least one wall which is an integral part of a fence. Applicable to all other accessory structures. Required landscaping shall meet the Type
Multiple Family         All other uses         Accessory Structures         Accessory to Single         Family and Two Family         Accessory to Multiple         Family         Accessory to all other         uses	Zone-to-Zone Setback (Table 551-4) None Min. 5 ft. Min. 15 ft. Zone-to-Zone Setback	standard set forth in SRC Chapter 807. Applicable to accessory structures having at least one wall which is an integral part of a fence. Applicable to all other accessory structures. Required landscaping shall meet the Type of

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	Table 551-3:	Setbacks		
Requirement	Standard	Lim	itations & Qual	ifications
All other uses	Zone-to-Zone Setback (Table 551-4)			
INTERIOR REAR				
Buildings				
Single Family and Two Family	None			
Multiple Family	Min. 15 ft.	·	dscaping shall m Forth in SRC Cha	• •
All other uses	Zone-to-Zone Setback (Table 551-4)			
Accessory Structures				
	None	Applicable to than 9 ft. in h	accessory struc	tures not more
Accessory to Single Family and Two Family	Min. one foot for each one-foot of height over 9 ft.	Applicable to than 9 ft. in h	accessory struc eight.	tures greater
	Min. 1 ft.	an alley, unle	accessory struc ess a greater setb height of the acc	ack is required
Accessory to Multiple Family	Min. 15 ft.	Required land	dscaping shall m Forth in SRC Cha	neet the Type C
Accessory to all other uses	Zone-to-Zone Setback (Table 551-4)			
Vehicle Use Areas				
Single Family and Two Family	Per SRC Chapter 806			
Multiple Family	Min. 15 ft.		dscaping shall m Forth in SRC Cha	
All other uses	Zone-to-Zone Setback (Table 551-4)			
	TABLE 5 ZONE-TO-ZONE	SETBACKS		
	Table 551-4: Zone-to	-Zone Setback	XS	<b>T</b> 1 ·
Abutting Zone	Type of Imp		Setback <sup>(1)</sup>	Landscaping Screening
EFU	Buildings and Acce Structures Vehicle Use Areas	essory	Min. 5 ft.	Type A
Residential Zone	Buildings and Acce Structures Vehicle Use Areas	essory	Min. 30 ft.	Type C
Mixed-Use Zone	Buildings and Acce Structures	essory	Min. 5 ft.	Type A

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Abutting Zone	Type of Improveme	ent Setback <sup>(1)</sup>	Landscaping Screening
	Vehicle Use Areas		
0 17	Buildings and Accessory		
Commercial Zone	Structures Vehicle Use Areas	Min. 5 ft.	Type A
	Buildings and Accessory		
Public Zone	Structures	Min. 5 ft.	Type A
	Vehicle Use Areas		- 5 F
Industrial and Employment	Buildings and Accessory	None	N/A
Zone: EC, IC, IBC, and IP	Structures		
	Vehicle Use Areas	Min. 5 ft.	Type A
Industrial and Employment	Buildings and Accessory		<b>— — —</b>
Zone:	Structures	Min. 10 ft.	Type C
IG and II	Vehicle Use Areas Limitations and Qualificat	tions	
(1) Zone-to-Zone setbacks are no			
(c) Lot Coverage: H	<b>abt</b> Buildings and access	ory structures within	the IC zone
	eight. Buildings and access	2	
	t coverage and height stand TABLE 551-5	ards set forth in Tabl	
shall conform to the lo	t coverage and height stand TABLE 551-5 LOT COVERAGE; HEI	ards set forth in Tabl	
shall conform to the lo	t coverage and height stand TABLE 551-5	ards set forth in Tabl	
shall conform to the lo Requirement	t coverage and height stand TABLE 551-5 LOT COVERAGE; HEI	ards set forth in Tabl	le 551-5.
shall conform to the lo Requirement LOT COVERAGE	t coverage and height stand TABLE 551-5 LOT COVERAGE; HEI Table 551-5: Lot Coverage;	ards set forth in Tabl GHT Height	le 551-5.
shall conform to the lo Requirement LOT COVERAGE Buildings and Accessory	t coverage and height stand TABLE 551-5 LOT COVERAGE; HEI Table 551-5: Lot Coverage;	ards set forth in Tabl GHT Height	le 551-5.
shall conform to the lo Requirement LOT COVERAGE Buildings and Accessory Structures	t coverage and height stand TABLE 551-5 LOT COVERAGE; HEI Table 551-5: Lot Coverage;	ards set forth in Tabl GHT Height	le 551-5.
shall conform to the lo Requirement LOT COVERAGE Buildings and Accessory	t coverage and height stand TABLE 551-5 LOT COVERAGE; HEI Table 551-5: Lot Coverage;	ards set forth in Tabl GHT Height	le 551-5.
shall conform to the lo Requirement LOT COVERAGE Buildings and Accessory Structures	t coverage and height stand TABLE 551-5 LOT COVERAGE; HEI Table 551-5: Lot Coverage; Standard	ards set forth in Tabl GHT Height	le 551-5.
shall conform to the lo Requirement LOT COVERAGE Buildings and Accessory Structures All uses HEIGHT Buildings	t coverage and height stand TABLE 551-5 LOT COVERAGE; HEI Table 551-5: Lot Coverage; Standard No Max.	ards set forth in Tabl GHT Height	le 551-5.
shall conform to the lo Requirement LOT COVERAGE Buildings and Accessory Structures All uses HEIGHT Buildings All uses	t coverage and height stand TABLE 551-5 LOT COVERAGE; HEI Table 551-5: Lot Coverage; Standard	ards set forth in Tabl GHT Height	le 551-5.
shall conform to the lo Requirement LOT COVERAGE Buildings and Accessory Structures All uses HEIGHT Buildings All uses All uses All uses	t coverage and height stand TABLE 551-5 LOT COVERAGE; HEI Table 551-5: Lot Coverage; Standard No Max.	ards set forth in Tabl GHT Height	le 551-5.
shall conform to the lo Requirement LOT COVERAGE Buildings and Accessory Structures All uses HEIGHT Buildings All uses All uses Accessory Structures Accessory to Single Family	t coverage and height stand TABLE 551-5 LOT COVERAGE; HEI Table 551-5: Lot Coverage; Standard No Max.	ards set forth in Tabl GHT Height	le 551-5.
shall conform to the lo Requirement LOT COVERAGE Buildings and Accessory Structures All uses HEIGHT Buildings All uses All uses Accessory Structures Accessory to Single Family and Two Family	t coverage and height stand TABLE 551-5 LOT COVERAGE; HEI Table 551-5: Lot Coverage; Standard No Max. Max. 70 ft. Max. 15 ft.	ards set forth in Tabl GHT Height	le 551-5.
shall conform to the lo Requirement LOT COVERAGE Buildings and Accessory Structures All uses HEIGHT Buildings All uses All uses Accessory Structures Accessory to Single Family	t coverage and height stand TABLE 551-5 LOT COVERAGE; HEI Table 551-5: Lot Coverage; Standard No Max. Max. 70 ft.	ards set forth in Tabl GHT Height	le 551-5.
shall conform to the lo Requirement LOT COVERAGE Buildings and Accessory Structures All uses HEIGHT Buildings All uses All uses Accessory Structures Accessory to Single Family and Two Family	t coverage and height stand TABLE 551-5 LOT COVERAGE; HEI Table 551-5: Lot Coverage; Standard No Max. Max. 70 ft. Max. 15 ft.	ards set forth in Tabl GHT Height	le 551-5.
shall conform to the log         Requirement         LOT COVERAGE         Buildings and Accessory         Structures         All uses         HEIGHT         Buildings         All uses         All uses         Accessory Structures         Accessory Structures         Accessory to Single Family and Two Family         Accessory to all other uses         (d) Landscaping.	t coverage and height stand TABLE 551-5 LOT COVERAGE; HEI Table 551-5: Lot Coverage; Standard No Max. Max. 70 ft. Max. 15 ft.	ards set forth in Tabl	le 551-5.
Requirement   LOT COVERAGE   Buildings and Accessory   Structures   All uses   HEIGHT   Buildings   All uses   Accessory Structures   Accessory to Single Family   and Two Family   Accessory to all other uses   (d) Landscaping. (1) Setbacks. Red	t coverage and height stand TABLE 551-5 LOT COVERAGE; HEI Table 551-5: Lot Coverage; Standard No Max. Max. 70 ft. Max. 15 ft. Max. 70 ft.	ards set forth in Tabl	le 551-5.

1	(2) Vehicle Use Areas. Vehicle use areas shall be landscaped as provided under
2	SRC Chapter 806 and SRC Chapter 807.
3	(3) Development Site. A minimum of 15 percent of the development site shall be
4	landscaped. Landscaping shall meet the Type A standard set forth in SRC Chapter
5	807. Other required landscaping under the UDC, such as landscaping required for
6	setbacks or vehicular use areas, may count towards meeting this requirement.
7	(e) Industrial Performance Standards. Within the IC zone, no land or structure shall
8	be used or occupied unless maintained and operated in continuing compliance with all
9	applicable standards adopted by the Oregon Department of Environmental Quality
10	(DEQ), including the holding of all licenses and permits required by DEQ regulations,
11	local ordinance, and state and federal law.
12	(f) Additional Standards for Manufactured Homes. Manufactured homes shall, in
13	addition to the development standards generally applicable in the IC zone, comply with
14	the following:
15	(1) Manufactured homes shall be multi-sectional and enclose a space of not less
16	than 860 square feet.
17	(2) Manufactured homes shall be placed on an excavated and back-filled
18	foundation, and enclosed continuously at the perimeter with material comparable to
19	the predominant materials used in foundations of surrounding dwellings.
20	(3) Manufactured homes shall have a pitched roof, with a slope not less than a
21	nominal 3 feet in height for each 12 feet in width.
22	(4) Manufactured homes shall have exterior siding and roofing which in color,
23	material, and appearance is similar to the exterior siding and roofing commonly
24	used on residential dwellings within the community, or which is comparable to the
25	predominant materials used on surrounding dwellings.
26	(5) Manufactured homes shall be certified by the manufacturer to have an exterior
27	thermal envelope meeting performance standards equivalent to the performance
28	standards required of single-family dwellings constructed under the State Building
29	Code as defined in ORS 455.010.
30	(6) Manufactured homes shall have a garage or carport constructed of like

1	materials.					
2	(g) Development	t Standards for Continued Uses.				
3	(1) Buildings	(1) Buildings. Buildings housing a continued use may be structurally altered or				
4	enlarged, or re	enlarged, or rebuilt following damage or destruction, provided such alteration,				
5	enlargement,	or rebuilding conforms to development standards of the Single Family				
6	Residential (R	(S) zone set forth in SRC Chapter 511 and to all other applicable				
7	provisions of	the UDC, except the lot size and dimensions standards in SRC				
8	Chapter 511.					
9	(2) Accessory	<b>Structures.</b> Existing accessory structures to a continued use may be				
10	structurally al	tered or enlarged, or rebuilt following damage or destruction, and new				
11	accessory stru	ctures to a continued use may be constructed, provided such				
12	alteration, enl	argement, rebuilding, or new accessory structure construction				
13	conforms to th	ne development standards of the Single Family Residential (RS) zone				
14	set forth in SF	C Chapter 511, except the lot size and dimensions standards, and to				
15	all other appli	cable provisions of the UDC.				
16	(3) Option to	Rebuild in Same Location. Notwithstanding SRC				
17	551.010(g)(1)	&(2), any building or accessory structure rebuilt following damage or				
18	destruction ma	ay either be located on the same location on the lot as the original				
19	building or str	ructure, or in compliance with the setbacks of the Single Family				
20	Residential (R	(S) zone set forth in SRC 511.010(b).				
21						
22	SRC 553.005	is amended to read as follows:				
23	553.005. Uses. The permi	tted (P), special (S), conditional (C), and prohibited (N) uses in the IP				
24	zone are set forth in Table	553-1.				
25	TABLE 553-1					
26		USES				
27		Table 553-1: Uses				
28	Use	Status Limitations & Qualifications				
29	Household Living	Dwelling unit for a caretaker on the premises being cared				
30	Single Family	P Bwennig unit for a caretaker on the premises being carea for or guarded.				
	<b>DRAFT</b> ORDINANCE – F	Page 72 COUNCIL OF THE CITY OF SALEM, OREGON				

		Cable 553-1: Uses
Use	Status	Limitations & Qualifications
	S	Manufactured home as a dwelling for a caretaker, subje to SRC 700.030.
	N	All other Single Family.
Two Family	N	
Multiple Family	Ν	
Group Living		
Room and Board	N	
Residential Care	N	
Nursing Care	N	
Lodging		
Short-Term Commercial Lodging	Р	
Long-Term Commercial Lodging	N	
Non-Profit Shelters	N	
Retail Sales and Service		
Eating and Drinking	Р	
Establishments	1	
Retail Sales	Р	<ul> <li>The following Retail Sales activities:</li> <li>News dealers and newsstands.</li> <li>Tobacco stores and stands.</li> <li>Cotomer</li> </ul>
	N	Caterers.
Personal Services	N N	All other Retail Sales.
Tersonal Services		Banks, credit unions, and other customer-oriented
Postal Services and Retail	Р	facilities for financial institutions.
Financial Services	N	All other Postal Services and Retail Financial Services.
<b>Business and Professional Set</b>		The other robust bervices and robust rindhead bervices.
Dusiness and Trotessional Ser		The following Office activities:
		<ul> <li>Photofinishing laboratories.</li> <li>Headquarters of banks and other financial institutio</li> <li>Insurance carriers and brokers.</li> <li>Real estate.</li> </ul>
		Communication services.
		<ul> <li>Engineering, architectural, and surveying services.</li> <li>Accounting services.</li> </ul>
Office	Р	<ul><li>Management and public relations services.</li><li>Technical services provided by independent authors</li></ul>
		and artists.
		<ul><li>Research.</li></ul>
		<ul><li>Music publishing.</li></ul>
		<ul> <li>Actuarial consulting.</li> <li>Environmental consultants.</li> <li>Call centers.</li> </ul>
		<ul><li>Call centers.</li><li>Vocational trade schools.</li></ul>
		- vocational trade schools.

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		Cable 553-1: Uses
Use	Status	Limitations & Qualifications
	N	All other Office.
Audio/Visual Media	Р	
Production	1	
Laboratory Research and	Р	
Testing		
Motor Vehicle, Trailer, and M	anufactured	1 Dwelling Sales and Services
Motor Vehicle and		
Manufactured Dwelling and	Ν	
Trailer Sales		
		The following Motor Vehicle Services activities:
Motor Vehicle Services	Р	<ul> <li>Motorcycle repair.</li> </ul>
		<ul> <li>Gasoline service stations.</li> </ul>
	Ν	All other Motor Vehicle Services.
Commercial Parking	Р	
Park-and-Ride Facilities	Р	
Taxicabs and Car Services	Ν	
Heavy Vehicle and Trailer	Ν	
Sales	11	
Heavy Vehicle and Trailer	Р	
Service and Storage		
Recreation, Entertainment, an	d Cultural S	
Commercial Entertainment –	Р	Health clubs, gyms, and membership sports and recre
Indoor	1	clubs.
Indoor	Ν	All other Commercial Entertainment – Indoor.
Commercial Entertainment –	Ν	
Outdoor	19	
Major Event Entertainment	Ν	
Recreational and Cultural	N	
Community Services	Ν	
Parks and Open Space	Р	
Non-Profit Membership	NT	
Assembly	Ν	
Religious Assembly	N	
Health Services	•	
Medical Centers/Hospitals	N	
Outpatient Medical Services		
and Laboratories	Ν	
Educational Services		
	Р	Child day care services.
Day Care	N	All other Day Care.
Basic Education	N	
Post-Secondary and Adult	P	Vocational trade schools.
Education	N	All other Post-Secondary and Adult Education.
Civic Services	1 - 1	

		Cable 553-1: Uses		
Use	Status	Limitations & Qualifications		
Governmental Services	Ν			
Social Services	Ν			
Governmental Maintenance	Р			
Services and Construction	1			
Public Safety				
Emergency Services	Р			
Detention Facilities	Ν			
Military Installations	Ν			
Funeral and Related Services				
Cemeteries	Ν			
Funeral and Cremation Services	Ν			
<b>Construction Contracting, Repa</b>	ir, Mainte	nance, and Industrial Services		
General Repair Services	Р			
Building and Grounds Services	Р			
and Construction Contracting	r			
Cleaning Plants	Р			
Industrial Services	Р			
Whole Sales, Storage, and Distr	ibution			
General Wholesaling	Р			
Heavy Wholesaling	С	<ul> <li>The following Heavy Wholesaling activities:</li> <li>Petroleum And Petroleum Products wholesalers.</li> <li>Chemicals and allied products wholesalers.</li> <li>Firearms wholesalers.</li> <li>Wood products and timber wholesalers.</li> </ul>		
	N	All other Heavy Wholesaling.		
Warehousing and Distribution	P			
Self-Service Storage	P			
Manufacturing				
General Manufacturing	Р			
General Manufacturing	1	The following Heavy Manufacturing activities:		
Heavy Manufacturing	Ν	<ul> <li>Petroleum and coal products manufacturing.</li> <li>Primary metal manufacturing.</li> <li>Cement and concrete product manufacturing.</li> <li>Lime and gypsum product manufacturing.</li> </ul>		
	С	All other Heavy Manufacturing activities.		
Printing	Р			
<b>Transportation Facilities</b>				
Aviation Facilities	C	Helicopter landing areas, with or without passenger and freight terminal facilities.		
	Ν	All other Aviation Facilities.		
Passenger Ground Transportation Facilities	Р			
Marine Facilities	N			
Utilities				
Basic Utilities	Р			

Facilities       Allowed       SRC Chapter 703.         Drinking Water Treatment       C         Facilities       C         Power Generation Facilities       P         Fuel Dealers       N         P       Recycling depots.         Waste-Related Facilities       C         Solid waste transfer stations.       N         All other Waste-Related Facilities       N         Mining and Natural Resource Extraction       Pertoleum and Natural Gas         Production       C         Surface Mining       N         Farming, Forestry, and Animal Services         Agriculture       N         Marijuana Production         Services         Agriculture and Forestry         P         Agriculture and Forestry         N         Services         Keeping of Livestock and Other         C         Animal Services         Home Occupations         S         Home Occupations         S         Home Occupations         S         Home Occupations, subject to SRC 700.020.         Accessory Dwelling Units         S         Accessory Dwelling Units		T	able 553-1: Uses
Facilities       Allowed       SRC Chapter 703.         Drinking Water Treatment       C         Facilities       C         Power Generation Facilities       C         Data Center Facilities       P         Recycling depots.       N         Waste-Related Facilities       P         Recycling depots.       N         Waste-Related Facilities       P         Mining and Natural Resource Extraction       Production         Perroleum and Natural Gas       C         Production       C         Surface Mining       N         Agriculture       P         All other Agriculture       P         Agriculture       P         Agriculture and Forestry       P         Agriculture and Forestry       N         Animal Services       C         Other Uses       C         Home Occupations       S         Accessory Dwelling Units       S         Accessory Dwelling Units       S         Accessory Dwelling Units       S         Accessory Dwelling or structures housing a continued use may be structurally altered outentared uses.         (1) Building or structures housing a continued use may be structurally altered outentared, or rebuilt following damage	Use	Status	Limitations & Qualifications
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Facilities       C         Power Generation Facilities       P         Puel Dealers       N         Fuel Dealers       N         Waste-Related Facilities       P         Recycling depots.       N         Mining and Natural Resource Extraction         Perroleum and Natural Gas       C         Production       C         Surface Mining       N         Marijuana Production       Farming, Forestry, and Animal Services         Agriculture       P         Agriculture       P         Agriculture and Forestry       N         Services       N         Animal Services       C         Other Uses       C         Home Occupations, subject to SRC 700.020.         Accessory Dwelling Units       S         Accessory Dwelling Units       S <t< td=""><td></td><td>Allowed</td><td>SRC Chapter 703.</td></t<>		Allowed	SRC Chapter 703.
Facilities       C         Data Center Facilities       P         Fuel Dealers       N         Waste-Related Facilities       P         Recycling depots.       N         Waste-Related Facilities       C         Solid waste transfer stations.       N         Petroleum and Natural Resource Extraction       Petroleum and Natural Gas         Petroleum and Natural Gas       C         Production       C         Surface Mining       N         Agriculture       N         Marijuana Production       C         Surface Mining       N         Agriculture       P         Agriculture       P         Agriculture and Forestry       P         Agriculture and Forestry       P         Agriculture and Forestry       N         Services       C         Minial Services       C         Other Uses       C         Home Occupations       S         Home Occupations       S         Accessory Dwelling Units       S         Accessory Dwelling Units       S         Accessory Dwelling Units       S         Accessory Dwelling Units       S         Access		С	
Data Center Facilities         P           Fuel Dealers         N           Waste-Related Facilities         C           Solid waste transfer stations.         N           Mining and Natural Resource Extraction         Petroleum and Natural Gas           Petroleum and Natural Gas         C           Production         P           Surface Mining         N           Agriculture         N           Marijuana Production         P           Agriculture         N           Marijuana Production         P           Agriculture and Forestry         P           Agriculture and Forestry         P           Agriculture and Forestry         N           Services         C           Mininal Services         C           Other Uses         C           Home Occupations         S           Accessory Dwelling Units         S           Accessory Dwelling Units         S           Accessory Dwelling Units         S           Accessory Dwelling Units         S           Accessory Dwelling Units, subject to SRC 700.020.           (b) Continued Uses. Existing single family and two family uses, other than manufactured dwellings, within the IP zone constructed prior to February 1, 1983, b </td <td></td> <td></td> <td></td>			
Fuel Dealers       N         Waste-Related Facilities       P       Recycling depots.         Waste-Related Facilities       N       All other Waste-Related Facilities         Mining and Natural Resource Extraction       Production       Solid waste transfer stations.         Pertoleum and Natural Gas       C       Solid waste-Related Facilities         Production       C       Surface Mining       N         Farming, Forestry, and Animal Services       Surface Mining       N       Marijuana Production         Forestry       P       All other Agriculture       Solid waste transfer stations.       Solid waste transfer stations.         Forestry       P       All other Agriculture       Solid waste transfer stations.       Solid waste transfer stations.         Forestry       P       All other Agriculture       All other Agriculture       Solid waste transfer stations.         Forestry       P       All other Agriculture       Solid waste transfer stations.       Solid waste transfer stations.         Keeping of Livestock and Other       C       Animals       Animals         Animals       S       Home Occupations, subject to SRC 700.020.         Accessory Dwelling Units       S       Accessory Dwelling Units, subject to SRC 700.006.         (b)       Continued Uses.       E			
P         Recycling depots.           Waste-Related Facilities         C         Solid waste transfer stations.           Mining and Natural Resource Extraction         N         All other Waste-Related Facilities           Production         C         Surface Mining         N           Surface Mining, Forestry, and Animal Services         Fordiction         N         Marijuana Production           Agriculture         P         All other Agriculture         P         All other Agriculture           Forestry         P         Agriculture and Forestry         N         Services           Agriculture and Forestry         P         Agriculture and Forestry         N           Services         N         Services         C           Animals         C         Animals         Services           Home Occupations         S         Home Occupations, subject to SRC 700.020.           Accessory Dwelling Units         S         Accessory Dwelling Units, subject to SRC 700.020.           (b) Continued Uses.         Existing single family and two family uses, other than manufactured dwellings, within the IP zone constructed prior to February 1, 1983, b which would otherwise be made non-conforming by this Chapter, are hereby deeme continued uses.           (1) Building or structures housing a continued use may be structurally altered or enlarged, or rebuilt following damage or destr			
Waste-Related Facilities       C       Solid waste transfer stations.         Mining and Natural Resource Extraction         Petroleum and Natural Gas       C         Production       C         Surface Mining       N         Farming, Forestry, and Animal Services         Agriculture       P         P       All other Agriculture         Forestry       P         Agriculture and Forestry       P         Agriculture and Forestry       N         Services       C         Animals       C         Animals       C         Animals       C         Animals       C         Other Uses       C         Home Occupations, subject to SRC 700.020.         Accessory Dwelling Units       S			Recycling depots
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Petroleum and Natural Gas       C         Production       N         Surface Mining       N         Farming, Forestry, and Animal Services         Agriculture       N         Marijuana Production         Forestry       P         Agriculture and Forestry       P         Agriculture and Forestry       N         Services       C         Animals       C         Animals       C         Animal Services       C         Other Uses       C         Home Occupations       S         Home Occupations, subject to SRC 700.020.         Accessory Dwelling Units       S         Accessory Dwelling Units       S         Accessory Dwelling Units, subject to SRC 700.006.         (b) Continued Uses. Existing single family and two family uses, other than manufactured dwellings, within the IP zone constructed prior to February 1, 1983, b which would otherwise be made non-conforming by this Chapter, are hereby deeme continued uses.         (1) Building or structures housing a continued use may be structurally altered or enlarged, or rebuilt following damage or destruction, provided such alteration, enlargement, or rebuilding complies with the standards set forth in SRC 553.010         (2) Cease of occupancy of a building or structure for a continued use shall not preclude future use of the building or structure to a non-residential use; p			
Production         C           Surface Mining         N           Farming, Forestry, and Animal Services           Agriculture         N           Marijuana Production           Forestry         P           Agriculture and Forestry         P           Agriculture and Forestry         N           Services         N           Kceping of Livestock and Other C           Animals           Animals           C           Mome Occupations, subject to SRC 700.020.           Accessory Dwelling Units         S           Home Occupations         S           Home Occupations, subject to SRC 700.020.           Accessory Dwelling Units         S           Accessory Dwelling Units, subject to SRC 700.020.           (b) Continued Uses. Existing single family and two family uses, other than manufactured dwellings, within the IP zone constructed prior to February 1, 1983, b which would otherwise be made non-conforming by this Chapter, are hereby deeme continued uses.           (1) Building or structures housing a continued use may be structurally altered or enlarged, or re		Extraction	
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Agriculture       P       All other Agriculture         Forestry       P         Agriculture and Forestry       N         Services       N         Keeping of Livestock and Other       C         Animal Services       C         Other Uses       C         Home Occupations       S         Home Occupations       S         Accessory Dwelling Units       S         Accessory Dwelling Units       S         Accessory Dwelling Units       S         Accessory Dwelling Units       S         Accessory Dwelling Units, subject to SRC 700.020.         Accessory Dwelling Units       S         Accessory Dwelling Units, subject to SRC 700.006.         (b) Continued Uses. Existing single family and two family uses, other than manufactured dwellings, within the IP zone constructed prior to February 1, 1983, b which would otherwise be made non-conforming by this Chapter, are hereby deeme continued uses.         (1) Building or structures housing a continued use may be structurally altered or enlarged, or rebuilt following damage or destruction, provided such alteration, enlargement, or rebuilding complies with the standards set forth in SRC 553.010         (2) Cease of occupancy of a building or structure for a continued use shall not preclude future use of the building or structure for a non-residential use; provided, however, conversion of the building or structure to a non-residential use shall	Farming, Forestry, and Animal	Services	
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Services       IN         Keeping of Livestock and Other Animals       C         Animal Services       C         Other Uses       C         Home Occupations       S         Home Occupations       S         Accessory Dwelling Units       S         Accessory Dwelling Units       S         Accessory Dwelling Units       S         Accessory Dwelling Units, subject to SRC 700.020.         Accessory Dwelling Units       S         Accessory Dwelling Units, subject to SRC 700.006.         (b) Continued Uses. Existing single family and two family uses, other than manufactured dwellings, within the IP zone constructed prior to February 1, 1983, b which would otherwise be made non-conforming by this Chapter, are hereby deeme continued uses.         (1) Building or structures housing a continued use may be structurally altered or enlarged, or rebuilt following damage or destruction, provided such alteration, enlargement, or rebuilding complies with the standards set forth in SRC 553.010 (2) Cease of occupancy of a building or structure for a continued use shall not preclude future use of the building or structure for a residential use; provided, however, conversion of the building or structure to a non-residential use shall	•	Р	
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<ul> <li>manufactured dwellings, within the IP zone constructed prior to February 1, 1983, b which would otherwise be made non-conforming by this Chapter, are hereby deeme continued uses.</li> <li>(1) Building or structures housing a continued use may be structurally altered or enlarged, or rebuilt following damage or destruction, provided such alteration, enlargement, or rebuilding complies with the standards set forth in SRC 553.010</li> <li>(2) Cease of occupancy of a building or structure for a continued use shall not preclude future use of the building or structure for a residential use; provided, however, conversion of the building or structure to a non-residential use shall</li> </ul>	Accessory Dwelling Units	<u>S</u>	Accessory Dwelling Units, subject to SRC 700.006.
<ul> <li>which would otherwise be made non-conforming by this Chapter, are hereby deeme continued uses.</li> <li>(1) Building or structures housing a continued use may be structurally altered or enlarged, or rebuilt following damage or destruction, provided such alteration, enlargement, or rebuilding complies with the standards set forth in SRC 553.010</li> <li>(2) Cease of occupancy of a building or structure for a continued use shall not preclude future use of the building or structure for a residential use; provided, however, conversion of the building or structure to a non-residential use shall</li> </ul>		U	
<ul> <li>continued uses.</li> <li>(1) Building or structures housing a continued use may be structurally altered or enlarged, or rebuilt following damage or destruction, provided such alteration, enlargement, or rebuilding complies with the standards set forth in SRC 553.010</li> <li>(2) Cease of occupancy of a building or structure for a continued use shall not preclude future use of the building or structure for a residential use; provided, however, conversion of the building or structure to a non-residential use shall</li> </ul>		-	
<ul> <li>(1) Building or structures housing a continued use may be structurally altered or enlarged, or rebuilt following damage or destruction, provided such alteration, enlargement, or rebuilding complies with the standards set forth in SRC 553.010</li> <li>(2) Cease of occupancy of a building or structure for a continued use shall not preclude future use of the building or structure for a residential use; provided, however, conversion of the building or structure to a non-residential use shall</li> </ul>	which would otherwis	se be made	non-conforming by this Chapter, are hereby deemed
<ul> <li>enlarged, or rebuilt following damage or destruction, provided such alteration, enlargement, or rebuilding complies with the standards set forth in SRC 553.010</li> <li>(2) Cease of occupancy of a building or structure for a continued use shall not preclude future use of the building or structure for a residential use; provided, however, conversion of the building or structure to a non-residential use shall</li> </ul>	continued uses.		
<ul> <li>enlargement, or rebuilding complies with the standards set forth in SRC 553.010</li> <li>(2) Cease of occupancy of a building or structure for a continued use shall not preclude future use of the building or structure for a residential use; provided, however, conversion of the building or structure to a non-residential use shall</li> </ul>	(1) Building or structures housing a continued use may be structurally altered or		
(2) Cease of occupancy of a building or structure for a continued use shall not preclude future use of the building or structure for a residential use; provided, however, conversion of the building or structure to a non-residential use shall			
preclude future use of the building or structure for a residential use; provided, however, conversion of the building or structure to a non-residential use shall	enlargement, or re	building co	omplies with the standards set forth in SRC 553.010(g
however, conversion of the building or structure to a non-residential use shall	(2) Cease of occupancy of a building or structure for a continued use shall not		
	preclude future us	e of the bu	ilding or structure for a residential use; provided,
thereafter prevent conversion back to a residential use	however, conversi	ion of the b	building or structure to a non-residential use shall
defeater provent conversion back to a residential use.	thereafter prevent	conversion	n back to a residential use.

2 Section 20. SRC 554.005 is amended to read as follows:

3 554.005. Uses. The permitted (P), special (S), conditional (C), and prohibited (N) uses in the IG zone are set forth in Table 554-1. 4

**TABLE 554-1** 

USES 6 7 Table 554-1: Uses 8 Use Status **Limitations & Qualifications** Household Living 9 Dwelling unit for a caretaker on the premises being cared Ρ 10 for or guarded. Manufactured home as a dwelling for a caretaker, subject Single Family 11 S to SRC 700.030. 12 Ν All other Single Family. Two Family Ν 13 Multiple Family Ν Group Living 14 Room and Board Ν 15 **Residential Care** Ν Nursing Care Ν 16 Lodging 17 Short-Term Commercial Ν Lodging 18 Long-Term Commercial Ν 19 Lodging Non-Profit Shelters Ν 20 **Retail Sales and Service** 21 Eating and Drinking Ρ Establishments 22 The following Retail Sales activities: Photocopying, duplicating, and blueprinting services. 23 Ρ **Retail Sales** • Retail nurseries and lawn and garden supply stores. 24 • Lumber and other building materials dealers. All other Retail Sales. Ν 25 The following Personal Services activities are permitted: Laundromats. 26 Ρ Personal Services Drycleaners. 27 All other Personal Services. Ν Banks, credit unions, and other customer-oriented 28 Postal Services and Retail Ρ facilities for financial institutions. **Financial Services** 29 Ν All other Postal Services and Retail Financial Services. **Business and Professional Services** 

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1

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1		Ta	able 554-1: Uses			
2	Use	Status	Limitations & Qualifications			
3 4 5			<ul> <li>The following Office activities are permitted:</li> <li>Headquarters of banks and other financial institutions.</li> <li>Direct mail advertising services.</li> <li>Commercial art and photography.</li> </ul>			
			<ul> <li>Secretarial and court reporting services.</li> </ul>			
6		_	<ul><li>Photo finishing laboratories.</li><li>Management and public relations services.</li></ul>			
7	Office	Р	<ul> <li>Outdoor advertising services.</li> </ul>			
8			<ul> <li>Professional, business, or political membership</li> </ul>			
			organizations.			
9			<ul><li>Arrangement of transportation.</li><li>Vocational trade schools.</li></ul>			
10			<ul> <li>Research.</li> </ul>			
11			<ul> <li>Telecommunication services.</li> </ul>			
11		Ν	All other Office.			
12	Audio/Visual Media Production	Р				
13	Laboratory Research and Testing	Р				
14	Motor Vehicle, Trailer, and Manufactured Dwelling Sales and Services					
15 16 17	Motor Vehicle and Manufactured Dwelling and	N	<ul> <li>The following Motor Vehicle and Manufactured</li> <li>Dwelling and Trailer Sales activities:</li> <li>Automobile sales.</li> <li>Manufactured dwelling sales.</li> <li>Recreational vehicle sales, when the sales display</li> </ul>			
17	Trailer Sales		area is greater than 5 acres in size.			
19		Р	All other Motor Vehicle and Manufactured Dwelling and Trailer Sales.			
	Motor Vehicle Services	Ν	Gasoline service stations.			
20		Р	All other Motor Vehicle Services.			
21	Commercial Parking	P				
22	Park-and-Ride Facilities	P				
	Taxicabs and Car Services Heavy Vehicle and Trailer Sales	<u>Р</u> Р				
23	Heavy Vehicle and Trailer	 N	Truck stops.			
24	Service and Storage	 P	All other Heavy Vehicle and Trailer Service and Storage.			
	Recreation, Entertainment, and Cultural Services and Facilities					
25	Commercial Entertainment -	P	Health clubs, gyms, and membership sports and recreation clubs.			
26	Indoor	N	All other Commercial Entertainment – Indoor.			
27	Commercial Entertainment - Outdoor	N				
28		С	Race tracks.			
29	Major Event Entertainment	Ν	All other Major Event Entertainment.			
30	Recreational and Cultural Community Services	Ν				
	Parks and Open Space	Р				

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Use	Status	Limitations & Qualifications
Non-Profit Membership	Р	
Assembly		
Religious Assembly	Р	
Health Services		
Medical Centers/Hospitals	Ν	
Outpatient Medical Services and Laboratories	Ν	
Educational Services		
	Р	Child day care services.
Day Care	Ν	All other Day Care.
Basic Education	Ν	
Post-Secondary and Adult	Р	Vocational trade schools.
Education	Ν	All other Post-Secondary and Adult Education.
Civic Services	_ ,	
Governmental Services	N	
Social Services	N	
Governmental Maintenance		
Services and Construction	Р	
Public Safety		
Emergency Services	Р	
Detention Facilities	N N	
Military Instillations	N N	
Funeral and Related Services	11	
Cemeteries	N	
Funeral and Cremation Services	N	
Construction Contracting, Repai		nance and Industrial Services
General Repair Services	P	
Building and Grounds Services		
and Construction Contracting	Р	
Cleaning Plants	Р	
Industrial Services	r D	
Wholesale Sales, Storage, and Di	r stribution	
General Wholesaling	P	
General wholesalling	P S	Scrap and waste material wholesalers, subject to SR
Heavy Wholesaling		700.060.
	<u>C</u>	Chemicals and allied products wholesalers.
	P	All other Heavy Wholesaling.
Warehousing and Distribution	Р	
Self-Service Storage	Р	
Manufacturing		
General Manufacturing	Р	
<u> </u>	С	
Heavy Manufacturing		
Printing	Р	

Jse		able 554-1: Uses
	Status	Limitations & Qualifications
	С	Helicopter landing areas, with or without passenger and
Aviation Facilities		freight terminal facilities.
	N	All other Aviation Facilities.
Passenger Ground Fransportation Facilities	Р	
Marine Facilities	Р	<ul><li>The following Marine Facilities:</li><li>Water transportation of passengers.</li><li>Services incidental to water transportation services.</li></ul>
	N	All other Marine Facilities.
Utilities		1
Basic Utilities	Р	
Wireless Communication	Allowed	Wireless Communication Facilities are allowed, subject to SRC Chapter 703.
Drinking Water Treatment Facilities	Р	
Power Generation Facilities	Р	
Data Center Facilities	N	
Fuel Dealers	Р	
	Р	Recycling depots.
Waste-Related Facilities	С	Solid waste transfer stations.
	N	All other Waste-Related Facilities.
Mining and Natural Resource E	xtraction	1
Petroleum and Natural Gas	С	
Production		
Surface Mining	C	
Farming, Forestry, and Animal	1	
Agriculture	S	Marijuana Production subject to SRC 700.034
6	P	All other Agriculture
Forestry	Р	
Agriculture and Forestry Services	Р	
Keeping of Livestock and Other Animals	C	
Animal Services	Р	
Other Uses		1
Home Occupations	S	Home Occupations, subject to SRC 700.020.
Accessory Dwelling Units	S	Accessory Dwelling Units, subject to SRC 700.006.

1	(1) Building or structures housing a continued use may be structurally altered or
2	enlarged, or rebuilt following damage or destruction, provided such alteration,
3	enlargement, or rebuilding complies with the standards set forth in SRC 554.010(f).
4	(2) Cease of occupancy of a building or structure for a continued use shall not
5	preclude future use of the building or structure for a residential use; provided,
6	however, conversion of the building or structure to a non-residential use shall
7	thereafter prevent conversion back to a residential use.
8	
9	Section 21. SRC 700.005 is amended to read as follows:
10	700.005. Special Uses, Generally.
11	(a) A special use is a use that, while allowed in certain zones and overlay zones, has
12	the potential for creating impacts that merit special standards beyond those that would
13	otherwise apply to uses generally in that zone or overlay zone. A use that is designated
14	as a special use in one zone or overlay zone may be a permitted use in another zone or
15	overlay zone.
16	(b) The special use standards set forth in this Chapter apply only where a use is
17	designated as a special use. and are in addition to the standards that apply to uses
18	generally within a zone or overlay zone.
19	(c) A special use that complies with the standards set forth in this Chapter and with the
20	applicable standards of the UDC does not require approval beyond that required for a
21	use that is a permitted use.
22	(d) The special use standards set forth in this Chapter may be modified, unless
23	otherwise specially provided in this Chapter. Modification to a special use standard
24	shall be made pursuant to Conditional Use approval, as provided in SRC Chapter 240.
25	In no case shall Conditional Use approval allow a standard that it less restrictive than
26	the development standards established in the zone or overlay zone.
27	(e) Notwithstanding SRC 700.005(d), modifications to a special use standard for
28	accessory dwelling units shall be made pursuant to Adjustment approval, as provided in
29	SRC Chapter 250, or Variance approval, as provided in SRC Chapter 245.
30	

1	Section 22. The following is added to and made part of the Salem Revised Code, Title III,					
2	Chapter 700, as follows:					
-3	<b>700.006.</b> Accessory Dwelling Unit. Where designated as a special use, accessory dwelling					
4	units shall comply with the standards set forth in this section. Where the standards in this section					
5	conflict with other standards in the UDC, the standards in this section shall be the applicable					
6	standard. Standards for accessory structures elsewhere in the UDC shall not apply to accessory					
7	dwelling units.					
8	(a) All Accessory Dwelling Units. The standards set forth in this subsection shall					
o 9						
	apply to all accessory dwelling units.					
10	(1) Number. Only one accessory dwelling unit shall be allowed per lot.					
11	(2) Size. Accessory dwelling units shall not exceed 900 square feet, or 75 percent					
12	of the main building gross area, whichever is less.					
13	(3) Types of Structures Allowed. Accessory dwelling units shall only be allowed					
14	in lawfully-built dwelling units that meet building code requirements. Accessory					
15	dwelling units shall not be allowed in:					
16	(A) A recreational vehicle, travel trailer, or similar structure;					
17	(B) A motor vehicle;					
18	(C) Any structure not intended for permanent human occupancy.					
19	(4) Condominium Ownership. Accessory dwelling units shall not be separated in					
20	ownership from the underlying property on which it and the main house to which it					
21	is accessory are located. Attached accessory dwelling units shall not be separated in					
22	ownership from the main house to which it is accessory.					
23	(5) Other Uses. Accessory dwelling units shall be prohibited from being used as					
24	short-term rentals or accessory short-term rentals.					
25	(6) Exemptions. Accessory dwelling units are exempt from the following					
26	standards required elsewhere in the UDC:					
27	(A) Dwelling unit density requirements, including requirements for a					
28	minimum or maximum number of dwelling units;					
29	(B) Development standards, design review guidelines, and design review					
30	standards within overlay zones;					
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	DIAFT ONDINANCE - 1 age 02 COUNCIL OF THE CITT OF SALEM, UNEGON					

1	(C) Requirements to	build garages			
2	(b) Detached Accessory Dwelling Units. The standards set forth in this subsection				
2	shall apply to all detached accessory dwelling units and are in addition to the standards				
4	in subsection 700.006(a).				
5		accessory dwelling	units shall be located in the side yard or		
6	rear yard.	accessory uwenning	units sharr be rocated in the side yard or		
7		for datached access	ory dwelling units shall be provided as		
8	· ·	tor detached access	ory dwenning units shall be provided as		
0 9	set forth in Table 700-1.				
-		Table 700-1: Setbad	ks		
10	Requirement	Standard	Limitations & Qualifications		
11	ABUTTING STREET				
12	Detached Accessory Dwelling Unit	<u>Min. 12 ft.</u>	<u>Applicable along local streets.</u> <u>Applicable along collector or arterial</u>		
13	Detached Accessory Dwennig Ont	<u>Min. 20 ft.</u>	streets.		
14	INTERIOR SIDE	Min 2.6			
15	Detached Accessory Dwelling Unit INTERIOR REAR	<u>Min. 3 ft.</u>			
16		<u>Min. 5 ft.</u>			
17	Detached Accessory Dwelling Unit	<u>Min. 1 ft.</u>	Applicable to detached accessory dwelling units adjacent to an alley		
18					
19		-	r buildings, accessory structures, and		
20	accessory dwelling units	shall not exceed a r	naximum lot coverage of 60 percent.		
21	(4) Height. Detached act	cessory dwelling ur	hits shall be no more than 25 feet in		
22	height.				
23					
24	Section 23. SRC 700.035 is amended	to read as follows:			
25	700.035. Non-Residential Uses in a l	Mixed-Use Project	. Where designated as a special use,		
26	non-residential uses in a mixed-use pro-	oject shall comply v	with the additional standards set forth in		
27	this section.				
28	(a) Additional Permitted U	J <b>ses.</b> Notwithstandi	ing the permitted, special, conditional,		
29	or prohibited uses in the zone	e, the non-residentia	al uses set forth in Table 700- <u>2</u> 1 are		
30	additional Permitted (P) uses	within a mixed-use	e project.		
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			<i>,</i>		

1		TABI	LE 700- <u>12</u>		
2	ADDITIONAL PERMITTED USES IN A MIXED-USE PROJECT				
3	Table 700-2 <del>1</del> : Add	ditional Per	mitted Uses in a Mixed-Use Project		
4	Use	Status	Limitations & Qualifications		
5	Lodging				
6	Short-Term Commercial Lodging	Р			
7	Long-Term Commercial Lodging	Р			
8	Retail Sales and Service				
9	Eating and Drinking Establishments	Р			
10	Retail Sales	Р			
11	Personal Services	Р			
12	Postal Services and Retail Financial Services	Р			
13	<b>Business and Professional Serv</b>				
15	Office	P			
14	Audio/Visual Media Production	P	Jamiess and Easilities		
15	<b>Recreation, Entertainment, and</b> Commercial Entertainment –		services and Facilities		
16	Indoor	Р			
-	Recreational and Cultural	Р			
17	Community Services	-			
18	Health Services				
19	Outpatient Medical Services and Laboratories	Р			
20					
21	(b) A mix of residential a	nd non-resi	idential uses shall be provided. A mixed-use		
22	project shall include a mir	nimum of 2	5 dwelling units.		
	(c) A minimum of 50 per	cent of the	floor area of each building within a mixed-use		
23	project shall include dwel	ling units; e	except that Eating and Drinking Establishments		
24	1 0	-	without dwelling units if the floor area of all non-		
25	•	-	project, including Eating and Drinking		
26			50 percent of the total floor area of the mixed-use		
27			b percent of the total hoor area of the hinxed-use		
28	project.				
29	(d) Except for Office use	s, all non-re	esidential uses shall be limited to the ground floor		
	of a building or buildings	within a mi	ixed-use project. Office uses may be located on		
30	upper floors.				
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1	(e) Uses within a mixed-use project shall not include:
2	(1) Rendering, processing, or cleaning of animals, fish, seafood, fowl, poultry,
3	fruits, vegetables, or dairy products except for consumption on the premises.
4	(2) Packaging of products for retail sale, except for purchases made by a retail
5	customer at the time of purchase.
6	(3) Outdoor display or storage of merchandise or materials.
7	
8	Section 24. SRC 700.050 is amended to read as follows:
9	700.050. Religious Assembly. Where designated as a special use, Religious Assembly shall
10	comply with the additional standards set forth in this section.
11	(a) Where a development site is located in two or more zones, the entire development
12	site shall comply with the more restrictive development standards of the zones
13	involved.
14	(b) Notwithstanding SRC Chapter 270, existing non-conforming religious assemblies
15	that are substantially damaged or destroyed by any cause may be rebuilt provided that
16	the degree of non-conformity is not increased. For purposes of this section, "existing
17	non-conforming religious assemblies" are religious assemblies that were non-
18	conforming on February 25, 1993.
19	(c) Seating Capacity. The seating capacity of the largest space within a religious
20	assembly shall not exceed the standards set forth in Table 700- <u>3</u> 2. Where seating is
21	provided in the form of fixed individual seating, one fixed individual seat equals one
22	seat. Where seating is provided in the form of fixed benches, two feet of fixed bench
23	length equals one seat. In areas where portable seating is provided, 15 square feet of
24	floor area equals one seat. Maximum seating capacity cannot be modified through
25	Conditional Use approval.
26	
27	TABLE 700- <u>32</u>
28 20	SEATING CAPACITY
29 20	
30	
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	Zone	Standard	Limitations & Qualifications
		Max. 375	<ul> <li>Applicable to:</li> <li>Lots abutting a local street.</li> <li>Lots abutting a collector or arterial street with le than 250 feet of frontage on such street.</li> </ul>
RA	Zone	No Max.	<ul> <li>Applicable to:</li> <li>Lots abutting a collector or arterial street with 2 feet or more of frontage on such street.</li> <li>Lots located at the intersection of a collector an arterial street, two collector streets, or two arteristreets.</li> <li>Double frontage lots with both frontages on collector or arterial streets.</li> </ul>
RS	Zone	Max. 375	Applicable to lots abutting local, collector, and art streets.
RD	Zone	Max. 500	Applicable to lots abutting local, collector, and artestreets.
		Max. 500	<ul> <li>Applicable to:</li> <li>Lots abutting a local street.</li> <li>Lots abutting a collector or arterial street with le than 250 feet of frontage on such street.</li> </ul>
RM Zoi	I-I, RM-II, and RH nes	No Max.	<ul> <li>Applicable to:</li> <li>Lots abutting a collector or arterial street with 2 feet or more of frontage on such street.</li> <li>Lots located at the intersection of a collector and arterial street, two collector streets, or two arteristreets.</li> <li>Double frontage lots with both frontages on collector or arterial streets.</li> </ul>
СО	Zone	Max. 500	<ul> <li>Applicable to:</li> <li>Lots abutting a local street.</li> <li>Lots abutting a collector or arterial street, but w are not located at the intersection of a collector arterial street, two collector streets, or two arteristreets.</li> </ul>
		No Max.	Applicable to lots located at the intersection of a collector and arterial street, two collector streets, or two arterial streets.
_	( <b>d</b> ) Locational Sector in Table 700- <u>4</u> 3.	andards. Relig	tious assemblies shall be located on streets as set
		TA	BLE 700- <u>4</u> 3
		LOCATIC	NAL STANDARDS

Zone	Street Type	Standard
	Local Street	Allowed for seating capacity of 375 seats or less.
		Allowed for seating capacity of 375 seats or less,
		located on lot with less than 250 feet of frontage of
		collector or arterial street.
		Allowed, regardless of seating capacity, when:
RA Zone	Collector or	<ul> <li>Located on a lot with 250 feet or more of fro on a collector or arterial street.</li> </ul>
	Arterial Street	<ul> <li>Located at the intersection of a collector and</li> </ul>
		arterial street, two collector streets, or two ar
		streets.
		<ul> <li>Double frontage lots with both frontages on</li> </ul>
		collector or arterial streets.
	Local Street	Allowed for seating capacity of 375 seats or less.
RS Zone	Collector or	Allowed for seating capacity of 375 seats or less.
	Arterial Street Local Street	Allowed for seating capacity of 500 seats or less.
RD Zone	Collector or	
	Arterial Street	Allowed for seating capacity of 500 seats or less.
	Local Street	Allowed for seating capacity of 500 seats or less.
		Allowed for seating capacity of 500 seats or less,
		located on lot with less than 250 feet of frontage
		collector or arterial street.
RM-I, RM-II, and RH		Allowed, regardless of seating capacity, when: • Located on a lot with 250 feet or more of from
Zones	Collector or	on a collector or arterial street.
	Arterial Street	<ul> <li>Located at the intersection of a collector and</li> </ul>
		arterial street, two collector streets, or two an
		streets.
		• Double frontage lots with both frontages on
	I 10, ,	collector or arterial streets.
	Local Street	Allowed for seating capacity of 500 seats or less. Allowed for seating capacity of 500 seats or less,
		not located at the intersection of a collector and a
CO Zone	Collector or	street, two collector streets, or two arterial streets
	Arterial Street	Allowed, regardless of seating capacity, when loc
		at the intersection of a collector and arterial street
		collector streets, or two arterial streets.
(e) Access. A	ccess to religious as	ssemblies may be provided from local, collector
	-	
arterial streets.	Access provided fr	rom a local street shall conform to the standard
forth in Table 7	700- <u>5</u> 4.	
	TA	BLE 700- <u>5</u> 4
<b>DRAFT</b> ORDINANCE	– Page 87 C	OUNCIL OF THE CITY OF SALEM, ORE

LOCAL STREET ACCESS				
Table 700- <u>5</u> 4: Local Street Access				
Zone		Standard		
RA and RS Zones	Only one access point allowed.			
RD, RM-I, RM-II, RH, and		all be located not more than 125 feet		
CO Zones	from a collector	or arterial street.		
(f) Lot Standards. Ma	aximum lot area a	and minimum street frontage requirements for		
religious assemblies are	set forth in Table	e 700- <u>65</u> . The lot standards identified in Table		
700- <u>6</u> 5 apply to an indiv	idual lot, or cont	iguous lots when two or more lots under a		
single ownership are cor	nbined to accomi	modate the development. For purposes of this		
subsection, contiguous le	ots shall include	lots that are separated by an alley.		
	TABLE 7	700- <u>6</u> 5		
	LOT STAN	DARDS		
	2019111			
	Table 700- <u>6</u> 5: L	ot Standards		
Requirement	Standard	Limitations & Qualifications		
MAXIMUM LOT AREA				
	Max. 2 acres	<ul> <li>Applicable to:</li> <li>Lot abutting a local street.</li> <li>Lot abutting a collector or arterial street with less than 250 feet of frontage on such street.</li> </ul>		
RA Zone	No Max.	<ul> <li>Applicable to:</li> <li>Lot abutting a collector or arterial street with 250 feet or more of frontage on such street.</li> <li>Lot located at the intersection of a collector and arterial street, two collector streets, or two arterial streets.</li> <li>Double frontage lot with both frontages on collector or arterial streets.</li> </ul>		
RS Zone	Max. 2 acres			
RD Zone	Max. 3.5 acres			
	Max. 3.5 acres	<ul> <li>Applicable to:</li> <li>Lot abutting a local street.</li> <li>Lot abutting a collector or arterial street with less than 250 feet of frontage on such street.</li> </ul>		
RM-I, RM-II, and RH Zones	No Max.	<ul> <li>Applicable to:</li> <li>Lot abutting a collector or arterial street with 250 feet or more of frontage on such street.</li> <li>Lot located at the intersection of a collector and arterial street, two collector streets, or</li> </ul>		

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Requirement	Standard	Limitations & Qualifications
		• Double frontage lot with both frontages collector or arterial streets.
CO Zone	Max. 3.5 acres	<ul> <li>Applicable to:</li> <li>Lot abutting a local street.</li> <li>Lot abutting a collector or arterial street, which is not located at the intersection of collector and arterial street, two collector streets, or two arterial streets.</li> </ul>
	No Max.	Applicable to lot located at the intersection collector and arterial street, two collector streets, or two arterial streets.
STREET FRONTAGE		
RA and RS Zones	Min. 100 ft. per street	
RD, RM-I, RM-II, RH, and CO Zones	Min. 150 ft. per street	
700- <u>7</u> 6.	TABLE 70 SETBAC	-
700- <u>7</u> 6.	SETBAC Table 700- <u>7</u> 6:	CKS
Requirement	SETBAC	CKS
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RH, and CO Zones       Min. 15 ft.       Applicable when abutting a residential         INTERIOR REAR         Buildings and Accessory Structures         Buildings and Accessory Structures       Min. 12 ft.       Applicable to buildings and accessory structures not more than 25 ft. in heigh         RA, RS, RD, RM-I, RM-II, and RH Zones       Min. 12 ft., plus two feet for each five feet of height over 25 ft.       Applicable to building and accessory structures greater than 25 ft. in height.         CO Zone       Min. 50 ft.       Applicable only where buildings and accessory structures are located on a lo abutting a residential zone.         Vehicle Use Areas       Min. 5 ft.       Applicable when abutting a residential zone.         (h) Lot Coverage; Height.       Buildings and accessory structures for religious assemblies shall conform to the lot coverage and height standards set forth in Ta		Min 5 ft	
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RA, RS, RD, RM-I, RM-II, RH, and CO Zones       Min. 5 ft.         Min. 15 ft.       Applicable when abutting a residential         (h) Lot Coverage; Height. Buildings and accessory structures for religious assemblies shall conform to the lot coverage and height standards set forth in Ta	Vehicle Use Areas		
RH, and CO Zones       Min. 15 ft.       Applicable when abutting a residential         (h) Lot Coverage; Height. Buildings and accessory structures for religious assemblies shall conform to the lot coverage and height standards set forth in Ta		Min 5 ft	
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	Vehicle Use Areas RA, RS, RD, RM-I, RM-II, RH, and CO Zones	Min. 5 ft. Min. 15 ft.	accessory structures are located or abutting a residential zone.
700- <u>8</u> 7.	assemblies shall confor	m to the lot coverag	e and height standards set forth in T
	700-87.		
	<u>,</u>		

	LOT COVERAG	е; неіднт
]	fable 700- <u>8</u> 7: Lot C	overage; Height
Requirement	Standard	Limitations & Qualifications
LOT COVERAGE Buildings and Accessory Strue	<b>4</b>	
RA, RS, RD, RM-I, RM-II, RH, and CO Zones	Max. 40%	Applicable to an individual lot, or contiguous lots when multiple lots are combined under a single ownership to accommodate the development. For the purpose of this requirement, contiguous shall include lots that are separated by an alley
HEIGHT		
Buildings and Accessory Strue	Max. 35 ft.	
RA and RS Zones	Max. 50 ft.	Applicable to spires, steeples, and towers without usable floor space.
(i) Off-Street Parking	ξ.	
(1) Location.	-	
	parking may be loc	ated on-site or off-site. When parking is
	e, it shall be locate	
-		ntiguous to the lot containing the main
building or		iniguous to the lot containing the main
C		containing the main building or use, on a lot
(ii) Within	600 feet of the lot	
( <b>ii</b> ) Within lots within	a 600 feet of the lot a non-residential z	one.
<ul><li>(ii) Within lots within</li><li>(B) For the pure</li></ul>	a 600 feet of the lot a non-residential z poses of this parag	one. raph, contiguous shall include a lot or lots th
<ul><li>(ii) Within</li><li>lots within</li><li>(B) For the pur are separated from</li></ul>	a 600 feet of the lot a non-residential z poses of this parag om the lot containi	rone. raph, contiguous shall include a lot or lots th ng the main building or use by an alley.
<ul> <li>(ii) Within lots within</li> <li>(B) For the pur are separated from (2) Screening. Of</li> </ul>	a 600 feet of the lot a non-residential z poses of this parag om the lot containi	rone. raph, contiguous shall include a lot or lots th ng the main building or use by an alley.
<ul> <li>(ii) Within lots within</li> <li>(B) For the purare separated from (2) Screening. Of zoned property.</li> </ul>	a 600 feet of the lot a non-residential z poses of this parag om the lot containi f-street parking are	raph, contiguous shall include a lot or lots th ng the main building or use by an alley. eas shall be screened from abutting residentia
<ul> <li>(ii) Within lots within</li> <li>(B) For the purare separated from (2) Screening. Of zoned property.</li> <li>(j) Landscaping. All</li> </ul>	a 600 feet of the lot a non-residential z poses of this parag om the lot containi f-street parking are lot area not develo	raph, contiguous shall include a lot or lots th ng the main building or use by an alley. eas shall be screened from abutting residentia ped for buildings, structures, parking, loadin
<ul> <li>(ii) Within lots within</li> <li>(B) For the purare separated from (2) Screening. Of zoned property.</li> <li>(j) Landscaping. All</li> </ul>	a 600 feet of the lot a non-residential z poses of this parag om the lot containi f-street parking are lot area not develo	raph, contiguous shall include a lot or lots th ng the main building or use by an alley. eas shall be screened from abutting residentia
<ul> <li>(ii) Within lots within</li> <li>(B) For the purare separated from (2) Screening. Of zoned property.</li> <li>(j) Landscaping. All or driveways shall be lated and separated by lated and separated and separated by lated and separated a</li></ul>	a 600 feet of the lot a non-residential z poses of this parag om the lot containi f-street parking are lot area not develo andscaped as provi	raph, contiguous shall include a lot or lots th ng the main building or use by an alley. eas shall be screened from abutting residentia ped for buildings, structures, parking, loading
<ul> <li>(ii) Within lots within</li> <li>(B) For the purare separated from (2) Screening. Of zoned property.</li> <li>(j) Landscaping. All or driveways shall be lat (k) Related Uses. Sch</li> </ul>	a 600 feet of the lot a non-residential z poses of this parag om the lot containi f-street parking are lot area not develo andscaped as provi	none. raph, contiguous shall include a lot or lots the ng the main building or use by an alley. was shall be screened from abutting residentia ped for buildings, structures, parking, loadin, ded in SRC Chapter 807. lities, kindergartens, meeting facilities for
<ul> <li>(ii) Within lots within</li> <li>(B) For the purare separated from (2) Screening. Of zoned property.</li> <li>(j) Landscaping. All or driveways shall be lat (k) Related Uses. Scher clubs and organizations</li> </ul>	a 600 feet of the lot a non-residential z poses of this parag om the lot containi f-street parking are lot area not develo andscaped as provi hools, day care faci s, and other similar	none. raph, contiguous shall include a lot or lots th ng the main building or use by an alley. was shall be screened from abutting residentia ped for buildings, structures, parking, loading ded in SRC Chapter 807.

the purpose of religious instruction, worship, government of the church, or the fellowship of its congregation, the activities shall be allowed only if they are an allowed use in the zone.

Section 25. SRC 700.055 is amended to read as follows:

**700.055. Residential Facility.** Where designated as a special use, Residential Facilities, as defined under ORS 197.660, shall comply with the additional standards set forth in this section.

(a) **Setbacks**. Setbacks for Residential Facilities shall be provided as set forth in Table 700-98.

## TABLE 700-<u>9</u>8

## SETBACKS

12	Table 700- <u>9</u> 8: Setbacks				
13	Requirement	Standard	Limitations & Qualifications		
14	ABUTTING STREET				
	Buildings and Accessory Structures	Min. 20 ft.			
15	Vehicle Use Areas	Per SRC Chapter 806			
16	INTERIOR FRONT				
	Buildings and Accessory Structures	Min. 20 ft.			
17	Vehicle Use Areas	Min. 5 ft.			
18	INTERIOR SIDE				
10	Buildings and Accessory Structures	Min. 20 ft.			
19	Vehicle Use Areas	Min. 5 ft.			
	INTERIOR REAR				
20	Buildings and Accessory Structures	Min. 20 ft.			
21	Vehicle Use Areas	Min. 5 ft.			

(b) Lot Coverage. Buildings and accessory structures shall not exceed a maximum lot coverage of 40 percent.

(c) Landscaping. All lot area not developed for buildings, structures, parking,

loading, or driveways shall be landscaped as provided in SRC chapter 807.

(d) Screening. Off-street parking and loading areas shall be screened from adjacent uses by a
 sight-obscuring fence, wall, or hedge.

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<sup>29</sup> Section 26. SRC 806.005 is amended to read as follows:

<sup>30</sup> 806.005. Off-Street Parking; When Required.

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1	(a) General Applicability. Off-street parking shall be provided and maintained as						
2	required under this Chapter for:						
3	(1) Each proposed new use or activity.						
4	(2) Any change of use or activity, when such change of use or activity results in a						
5	parking ratio requiring a greater number of spaces than the previous use or activity.						
6	(3) Any intensification, expansion, or enlargement of a use or activity.						
7	(b) Applicability to Downtown Parking District. Within the Downtown Parking						
8	District, off street parking shall only be required and maintained for uses or activities						
9	falling under Household Living.						
10	(c) Applicability to Nonconforming Off-Street Parking Areas.						
11	(1) When off-street parking is required to be added to an existing off-street						
12	parking area that has a nonconforming number of spaces, the number of spaces						
13	required under this Chapter for any new use or activity, any change of use or						
14	activity, or any intensification, expansion, or enlargement of a use or activity shall						
15	be provided, in addition to the number of spaces required to remedy the existing						
16	deficiency.						
17	(2) Notwithstanding subsection (1) of this section, when a property is changed in						
18	use to any of the following uses or activities, or any of the following uses or						
19	activities are added to a property, any existing deficiency in the number of off-						
20	street parking spaces shall not be required to be remedied and only those						
21	additional spaces required for the change of use or addition of the new use shall						
22	be required:						
23	(A) Accessory dwelling unit.						
24							
25	Section 27. SRC 806.015 is amended to read as follows:						
26	806.015. Amount Off-Street Parking.						
27	(a) Minimum Required Off-Street Parking. Unless otherwise provided under the						
28	UDC, off-street parking shall be provided in amounts not less than those set forth in						
29	Table 806-1.						
30	<b>TABLE 806-1</b>						
	<i>DRAFT</i> ORDINANCE – Page 93 COUNCIL OF THE CITY OF SALEM, OREGON						

Cable 806-1: Minimum Off-Street Parking         Minimum Number of Spaces Required <sup>(1)</sup> 2         1         2 per dwelling unit         1 per dwelling unit	Limitations & Qualifications Applicable to all Single Family, unless noted bel Applicable to Single Fam located within the CSDP Applicable to all Two Fa unless noted below.
2 1 2 per dwelling unit	Qualifications Applicable to all Single Family, unless noted belo Applicable to Single Fam located within the CSDP Applicable to all Two Fa unless noted below.
1 2 per dwelling unit	Family, unless noted belo Applicable to Single Fam located within the CSDP Applicable to all Two Fa unless noted below.
1 2 per dwelling unit	Family, unless noted belo Applicable to Single Fam located within the CSDP Applicable to all Two Fa unless noted below.
2 per dwelling unit	
	unless noted below.
1 per dwelling unit	Applicable to Two Famil
	located within the CSDP
3	Applicable to Two family shared dwellings.
2 per dwelling unit	Applicable to Multiple Fa consisting of 3 dwelling u
1 per dwelling unit	Applicable to Multiple Fa consisting of 3 dwelling u located within the CSDP
1.5 per dwelling unit	Applicable to Multiple Fa consisting of 4 or more dwelling units.
1 per dwelling unit	Applicable to Multiple Fa consisting of 4 or more dwelling units located wi the CSDP area.
1 per 4 dwelling units	Applicable to low income elderly housing.
1 per guest room or suite	
1 per 350 sq. ft.	
1 per 3 beds	
1 per guest room or suite	
1 per 350 sq. ft.	
1 per 250 sq. ft.	
ge 94 COUNCIL OF THE CITY	Y OF SALEM, OREGO
	2 per dwelling unit         1 per dwelling unit         1.5 per dwelling unit         1 per dwelling unit         1 per dwelling units         1 per 4 dwelling units         1 per guest room or suite         1 per 350 sq. ft.         1 per 350 sq. ft.         1 per 250 sq. ft.

ales	1 per 900 sq. ft.	<ul> <li>Applicable to the following Retail Sales activities:</li> <li>Building materials, hardware, nurseries, and lawn and garden supply stores.</li> <li>Auto supply stores.</li> <li>Furniture and home furnishing stores.</li> <li>Household appliance an radio, television, music,</li> </ul>
		and consumer electronic
1	1 per 250 sq. ft.	stores. Applicable to all other Reta Sales.
Services	1 per 1,000 sq. ft.	Applicable to laundry, dry cleaning, and garment services.
	1 per 350 sq. ft.	Applicable to all other Personal Services.
Postal Services and Retail Financial Services 1 per 500 sq. ft.		
g Center	1 per 250 sq. ft.	
s and Professional Servi	ces	
isual Media on ory Research and omplex	1 per 350 sq. ft.	
	nufactured Dwelling Sales and Service	
ehicle and etured Dwelling and ales ehicle Services and Car Services 'ehicle and Trailer 'ehicle and Trailer and Storage	1 per 900 sq. ft.	
cial Parking	N/A	
ehie ehie and	cle and Trailer cle and Trailer Storage	cle and Trailer cle and Trailer Storage

Use	Minimum Number of Spaces Required <sup>(1)</sup>	Limitations & Qualifications
Park-and-Ride Facilities		<b>x</b>
Recreation, Entertainment,	and Cultural Services and Facilities	
	1 per 5 seats or 10 feet of bench length	Applicable to theaters.
Commercial Entertainment – Indoor	3 per court, plus additional 1 per 5 seats or 10 feet of bench length	Applicable to tennis, racquetball, and handball courts.
	1 per 300 sq. ft.	Applicable to all Commercial Entertainmen Indoor.
~	3 per court, plus additional 1 per 5 seats or 10 feet of bench length	Applicable to tennis, racquetball, and handball courts.
Commercial Entertainment – Outdoor	4 per tee	Applicable to golf courses
	1 per 2,000 sq. ft. of gross site area	Applicable to all other Commercial Entertainmen Outdoor.
Major Event Entertainment	The greater of the following: 1 per 5 seats or 10 feet of bench length; or 1 per 25 sq. ft. of floor area of assembly space.	
	4 per tee	Applicable to golf courses
Recreational and Cultural	1 per 350 sq. ft.	Applicable to all other inde Recreational and Cultural Community Services.
Community Services	1 per 2,000 sq. ft. of gross site area	Applicable to all other outdoor Recreational and Cultural Community Servi
Parks and Open Space	None	
Non-Profit Membership Assembly	1 per 350 sq. ft.	
Religious Assembly	1 per 5 seats or 10 feet of bench length within the principle worship area; or 1 per 80 sq. ft. within the principal worship	
Kengious Assenioly	area, when no fixed seating or benches are provided.	
Health Services		
Medical Centers/Hospitals	1.5 per bed	
Outpatient Medical Services and Laboratories	1 per 350 sq. ft.	
<b>Education Services</b>		

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Use	Minimum Number of	Limitations & Qualifications		
	1 Day Care serving 1 to 12 persons			
Day Care	2 Day	y Care serving 13 to 18 persons	Parking requirement applied in addition to spaces	
Day Care	3	y Care serving 19 to 26 persons	required for any dwelling.	
	4 Day	y Care serving 27 or more persons		
	2 per classroom		Applicable to elementary schools.	
			Applicable to secondary schools.	
Basic Education	1 per 6 students		The number of students sh be calculated based on the total number of students th school is designed to accommodate.	
	1 per 350 sq. ft.		Applicable to vocational a trade schools.	
Post-Secondary and Adult			Applicable to all other Pos Secondary and Adult Education.	
Education			The number of students sh be calculated based on the total number of students th school is designed to accommodate.	
Civic Services				
Governmental Services	1 per 50	1 per 500 sq. ft.		
Social Services	1 per 350 sq. ft. The greater of the following:			
Governmental Maintenance Services and Construction	0.75 per employee; or 1 per 5,000 sq. ft. (Less than 50,000 sq. ft.) 1 per 10,000 sq. ft. (50,000 to 100,000 sq. ft.)			
Dall's Gat 4		1 per 15,000 sq. ft. (Greater than 100,000 sq. ft.)		
Public Safety	1	- 1.1.(	A	
Emergency Services	1 per employee, plus 1 ambula		Applicable to ambulance stations.	
	1 per 50	-	Applicable to all other Emergency Services.	
Detention Facilities	1 per 2,00	00 sq. ft.		

Use	Minimum Number of Spaces Required <sup>(1)</sup>	Limitations & Qualifications
Military Installations	1 per 500 sq. ft.	
Funeral and Related Servic	ces	
Cemeteries	1per 350 sq. ft.	
Funeral and Cremation Services	1 per 5 seats or 10 feet of bench length in the chapel	
Services	the enaper	
0,	Repair, Maintenance, and Industrial Services	
Building and Grounds	The greater of the following:	
Services and Construction	0.75 per employee; or	
Contracting	1 per 5,000 sq. ft. (Less than 50,000 sq. ft.)	
	1 per 10,000 sq. ft. (50,000 to	
Industrial Services	100,000 sq. ft.)	
	1 per 15,000 sq. ft. (Greater than	
	100,000 sq. ft.)	
General Repair Services	1 per 350 sq. ft.	
Cleaning Plants	1 per 1,000 sq. ft.	
Wholesale Sales, Storage, a	nd Distribution	
General Wholesaling	1 per 1,500 sq. ft.	
Heavy Wholesaling	1 per 1,500 sq. tt.	
Warehousing and	The greater of the following:	
Distribution	0.75 per employee; or:	
	1 per 5,000 sq. ft. (Less than 50,000 sq. ft.)	
0.100 . 04	1 per 10,000 sq. ft. (50,000 to 100,000 sq.	
Self Service Storage	ft.)	
	1 per 15,000 sq. ft. (Greater than 100,000 sq. ft.)	
Manufacturing	5q. it.)	
5		
General Manufacturing	The greater of the following: 0.75 per employee or:	
Heavy Manufacturing	1 per 5,000, sq. ft. (Less than 50,000 sq. ft.)	
	1 per 10,000 sq. ft. (50,000 to	
Drinting	100,000 sq. ft.)	
Printing	1 per 15,000 sq. ft. (Greater than	
	100,000 sq. ft.)	
<b>Transportation Facilities</b>		
Aviation Facilities	The greater of the following:	
	0.75 per employee or:	

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I per 5,000 sq. ft. (Less than 50,000 sq. ft.) I per 10,000 sq. ft. (Greater than 100,000 sq. ft.)       Applicable to marinas.         Passenger Ground Transportation Facilities;       I per boat berth or docking space. The greater of the following: 0.75 per employee or: 1 per 5,000 sq. ft.)       Applicable to marinas.         Marine Facilities       I per boat berth or docking space. 1 per 5,000 sq. ft. (Greater than 100,000 sq. ft.)       Applicable to all other Marine Facilities         Utilities       The greater of the following: 0.75 per employee or: 1 per 10,000 sq. ft.)       Applicable to all other Marine Facilities.         Drinking Water Treatment Facilities       The greater of the following: 0.75 per employee or: 1 per 5,000 sq. ft. (Greater than 100,000 sq. ft.)       Applicable to all other Marine Facilities.         Vieweless Communication Facilities       The greater of the following: 0.75 per employee or: 1 per 15,000 sq. ft. (Greater than 100,000 sq. ft.)       I per 15,000 sq. ft.         Waste Related Facilities       I per 200 sq. ft.       I per 200 sq. ft.         Wireless Communication Facilities       The greater of the following: 0.75 per employee or: 1 per 5,000 sq. ft.)       The greater of the following: 0.75 per employee or: 1 per 5,000 sq. ft.)         Surface Mining       The greater of the following: 0.75 per employee or: 1 per 10,000 sq. ft.)       I per 10,000 sq. ft.)         Surface Mining       The greater of the following: 0.75 per employee or: 1 per 10,000 sq. ft.)       I per 10,000 sq. ft.)         Surface Mining<	Use	Minimum Number of Spaces Required <sup>(1)</sup>	Limitations & Qualifications
Passenger Ground Transportation Facilities;       1 per boat berth or docking space.       Applicable to marinas.         Marine Facilities       1 per boat berth or docking space.       Applicable to marinas.         Marine Facilities       1 per 5,000 sq. ft. (Less than 50,000 sq. ft.) 1 per 10,000 sq. ft.)       Applicable to all other Marine Facilities.         Utilities       1 per 10,000 sq. ft. (Greater than 100,000 sq. ft.)       Applicable to all other Marine Facilities.         Drinking Water Treatment Facilities       The greater of the following: 0.75 per employee or: 1 per 5,000 sq. ft. (Less than 50,000 sq. ft.)         Dower Generation Facilities       1 per 10,000 sq. ft. (S0,000 to 1 por 5,000 sq. ft.)         Power Generation Facilities       1 per 10,000 sq. ft. (Greater than 100,000 sq. ft.)         Waste Related Facilities       1 per 10,000 sq. ft.         Wireless Communication Facilities       1 per 200 sq. ft.         Wing and Natural Resource Extraction       Marine Facilities         Petroleum and Natural Gas Production       The greater of the following: 0.75 per employee or: 1 per 5,000 sq. ft. (Jess than 50,000 sq. ft.)         Surface Mining       The greater of the following: 0.75 per employee or: 1 per 5,000 sq. ft. (Greater than 100,000 sq. ft.)         Surface Mining       The greater of the following: 0.75 per employee or: 1 per 5,000 sq. ft. (Greater than 100,000 sq. ft.)         Surface Mining       The greater of the following: 0.75 per employee or: 1		1 per 10,000 sq. ft. (50,000 to 100,000 sq. ft.) 1 per 15,000 sq. ft. (Greater than	Quanications
Transportation Facilities;I per boat berth or docking space.Applicable to marinas.Marine FacilitiesI per boat berth or docking space.Applicable to marinas.Marine FacilitiesI per 5,000 sq. ft. (Less than 50,000 sq. ft.)I per 10,000 sq. ft.)1 per 15,000 sq. ft. (Greater than 100,000 sq. ft.)I per 10,000 sq. ft.)Applicable to all other Marine Facilities.Basic UtilitiesThe greater of the following: 0.75 per employee or: 1 per 5,000 sq. ft. (Greater than 100,000 sq. ft.)Marine Facilities.Drinking Water Treatment FacilitiesThe greater of the following: 0.75 per employee or: 1 per 5,000 sq. ft. (Greater than 100,000 sq. ft.)I per 10,000 sq. ft.)Power Generation FacilitiesI per 10,000 sq. ft. (Greater than 100,000 sq. ft.)I per 15,000 sq. ft.Waste Related FacilitiesI per 10,000 sq. ft. (Greater than 100,000 sq. ft.)I per 10,000 sq. ft.Wireless Communication FacilitiesI per 200 sq. ft.IMining and Natural ResourceExtractionPetroleum and Natural Gas ProductionThe greater of the following: 0.75 per employee or: 1 per 5,000 sq. ft.)I per 10,000 sq. ft.)Surface MiningI per 10,000 sq. ft.)I per 10,000 sq. ft.)	Passenger Ground		
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100,000 sq. ft.)       Farming, Forestry, and Animal Services       Agriculture     5     Applicable when retail	Surface Mining		
Farming, Forestry, and Animal Services         Agriculture       5         Applicable when retail			
	Farming, Forestry, and An		
	0	- 5	Applicable when retail sa are involved.

Use		imum Off-Street Parkin er of Spaces Required <sup>(1)</sup>	Limitations & Qualifications
		of the following:	Quantications
	0	employee or:	
A ani aultume and Equestion		Less than 50,000 sq. ft.)	
Agriculture and Forestry Services	1 per 10,000	sq. ft. (50,000 to	
Services		000 sq. ft.)	
		q. ft. (Greater than 000 sq. ft.)	
Keeping of Livestock and Other Animals	1 per	: 400 sq. ft.	
Animal Services	1 pei	: 400 sq. ft.	
Other Uses		•	
Temporary Uses	Per SRC	C Chapter 701	
			Parking requirement appli
Home Occupations	1 per non-re	esident employee	in addition to spaces required for the dwelling unit.
Accessory Dwelling Units		None	
(1) Unless otherwise provided,	when required off-stre	et parking is expressed in ter	ms of a number of spaces per
square footage, the square f			1 1
<ul> <li>(c) Carpool and street parking space classifications, are a minimum of 5 parking.</li> <li>(d) Maximum C</li> </ul>	Vanpool Parking, ces, and falling wit d the Business and percent of their total Off-Street Parking.	hin the Public Services Professional Services u l off-street parking spac	ith 60 or more required o and Industrial use use category, shall designates for carpool or vanpool ided under the UDC, off-
		BLE 806-2	
	MAXIMUM OF	S-STREET PARKING	ł
		ximum Off-Street Parking	
Minimum Number ( Parking Spaces Req 806-1)		Maximum Number of Spaces A	0
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1	20 Spaces or Less 2.5 times minimum number of spaces required.
2	More than 20 Spaces 1.75 times minimum number of spaces required.
3 4	
4 5	(e) Reductions to Required Off-Street Parking through Alternative Modes of
6	Transportation.
7	(1) <b>Construction of Transit Related Improvements.</b> When adjacent to transit
8	service, minimum required off-street parking may be reduced by up to 10 percent for redevelopment of an existing off-street parking area for transit-related
9	improvements, including transit stops, pullouts and shelters, park and ride lots,
10	transit-oriented developments, and similar facilities.
11	(2) Satisfaction of Off-Street Parking through Implementation of a Plan for
12	(2) Satisfaction of On-Street 1 arking through implementation of a 1 fail for Alternative Modes of Transportation. Minimum required off-street parking for
13	uses or activities other than Household Living may be reduced through
14	implementation of a plan providing for the use of alternative modes of
15	transportation to decrease the need for off-street parking. The plan shall be
16	reviewed as a Class 2 Adjustment under SRC Chapter 250.
17	To the wear as a class 2 majastinent ander Site Chapter 250.
18	Section 28. SRC 806.025 is amended to read as follows:
19	806.025. Off-Street Parking and Vehicle Storage Area Development Standards for Single
20	Family and Two Family Uses or Activities. Unless otherwise provided under the UDC, off-
21	street parking and vehicle storage areas for Single Family and Two Family uses or activities shall
22	be developed and maintained as provided in this section.
23	(a) Location within Yards.
24	(1) Front Yard Abutting Street. Within a front yard abutting a street, off-street
25	parking and vehicle storage shall be allowed only:
26	(A) Within a garage or carport; or
27	(B) On a driveway leading to:
28	(i) A garage or carport;
29	(ii) A garage that has been legally converted to another use subsequent to
30	its construction as a garage
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1	(ii)(iii) A screened off-street parking area; or
2	(iii)(iv) A screened vehicle storage area.
3	(2) Side and Rear Yards Abutting Street. Within side and rear yards abutting a
4	street, off-street parking and vehicle storage shall be allowed only:
5	(A) Within a garage or carport;
6	(B) Within an off-street parking area or vehicle storage area that is screened as
7	set forth in SRC 806.025(f); or
8	(C) On a driveway leading to:
9	(i) A garage or carport;
10	(ii) A garage that has been legally converted to another use subsequent to
11	its construction as a garage
12	(ii)(iii) A screened off-street parking area; or
13	(iii)(iv) A screened vehicle storage area.
14	(3) Interior Front, Side, and Rear Yards. Within interior front, side, and rear
15	yards, off-street parking and vehicle storage shall be allowed only:
16	(A) Within a garage or carport;
17	(B) Within an off-street parking area or vehicle storage area that is screened as
18	set forth in SRC 806.025(f); or
19	(C) On a driveway leading to:
20	(i) A garage or carport;
21	(ii) A garage that has been legally converted to another use subsequent to
22	its construction as a garage
23	(ii)(iii) A screened off-street parking area; or
24	(iii)(iv) A screened vehicle storage area.
25	(b) Garage or Carport Vehicle Entrance Setback Abutting Street or Flag Lot
26	Accessway. The vehicle entrance of a garage or carport facing a street or flag lot
27	accessway shall be setback a minimum of 20 feet.
28	(c) <b>Dimensions.</b> Off-street parking spaces shall conform to the minimum dimensions
29	set forth in Table 806-3.
30	<b>TABLE 806-3</b>
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l	MINIMU	A OFF-STRE	ET PARKING SP	ACE DIMEN	SIONS
2	Table 8	06-3: Minimu	m Off-Street Parking	g Space Dimen	sions
3		e of Space	Width	Depth	
1		ompact tandard	8 ft. 9 ft.	15 ft. 19 ft.	
5					
5		0	ess to off-street park	C	•
7			of 24 feet shall be pr	ovided betwee	n the back of the
3	parking space an		-		
)	(e) Surfacing.	Any area that i	s used for off-street	parking shall	be paved with a hard
)	surface material	meeting the Pu	blic Works Design	Standards. Ve	chicle storage areas are
l	not required to b	e paved.			
2	(f) Screening. (	Off-street parki	ing areas and vehicl	e storage areas	s shall be screened as
3	follows:				
1	(1) Off-stree	t parking areas	s located within a ga	rage or carpor	t or on a driveway are
5	not required	to be screened.	All other off-stree	t parking areas	shall be screened
5	from all publ	ic areas, public	c streets, and abuttin	g residential u	ses by a minimum 6-
7	foot-tall sigh	-obscuring fer	nce, wall, or hedge.		
3	(2) Vehicle s	torage areas w	vithin an enclosed st	ructure or on a	a driveway are not
)	required to be	e screened. Al	l other vehicle stora	ge areas shall	be screened from all
)	public areas,	public streets,	and abutting resider	ntial uses by a	minimum 6-foot-tall
L	sight-obscuri	ng fence, wall,	, or hedge.		
2					
3	Section 29. SRC 806.055	is amended to	read as follows:		
1	806.055. Amount of Bicy	cle Parking.	Unless otherwise pr	ovided under	the UDC, bicycle
5	parking shall be provided	in amounts not	t less than those set	forth in Table	806-8.
5			<b>TABLE 806-8</b>		
7		MINIMU	M BICYCLE PAR	KING	
3		Table 806-8	8: Minimum Bicycle	Parking	
)	Use	Minimum N	umber of Spaces Re	quired <sup>(1)</sup>	Limitations & Qualifications
	Household Living				
	<b>DRAFT</b> ORDINANCE – <b>OREGON</b>	Page 103	COUNCIL OF 7	THE CITY O	F SALEM,

Use		Minimum Number of Spaces Required <sup>(1)</sup>	Limitations & Qualifications
Single F		None	
Two Far	nily		
Multiple	e Family	The greater of 4 spaces or 0.1 spaces per dwelling unit.	
Group 1			
Room ar	nd Board Facilities	The greater of 4 spaces or 1 space per 50 rooms.	
		The greater of the following: 4 spaces; or 1 per 3,500 sq. ft. for first 50,000 sq. ft.;	
Resident	tial Care	plus 1 per 7,000 sq. ft. for 50,000 to 100,000 sq.	
		ft.;	
		plus 1 per 14,000 sq. ft. for remaining square footage over 100,000 sq. ft.	
Nursing	Care	1 per 30 beds	
Lodging			
	erm Commercial		
Lodging		The greater of 4 spaces or 1 space per 50	
Long-Te Lodging	erm Commercial	rooms.	
		The greater of the following:	
		4 spaces; or 1 per 3,500 sq. ft. for first 50,000 sq. ft.;	
		plus	
Non-Pro	fit Shelters	1 per 7,000 sq. ft. for 50,000 to 100,000 sq. ft.;	
		plus	
		1 per 14,000 sq. ft. for remaining square footage over 100,000 sq. ft.	
Retail S	ales and Service	1000000 0101 100,000 54.11.	
	nd Drinking	The greater of 4 spaces or 1 space per 1,000	
Establis		sq. ft.	
		The greater of the following:	
		4 spaces; or 1 per 10,000 sq. ft. for first 50,000 sq. ft.;	
		plus	
Retail Sa	ales	1 per 20,000 sq. ft. for 50,000 to 100,000 sq.	
		ft.;	
		plus 1 per 30,000 sq. ft. for remaining square	
		footage over 100,000 sq. ft.	
		100mg0 0101 100,000 sq. 1t.	

Use	Minimum Number of Spaces Required <sup>(1)</sup>	Limitations & Qualifications
Personal Services	1 per 10,000 sq. ft.	Applicable to laundry, dry cleaning, and garment services.
	The greater of 4 spaces or 1 space per 3,500 sq. ft.	Applicable to all other Personal Services.
Postal Services and Retail Financial Services	The greater of 4 spaces or 1 space per 3,000 sq. ft.	
	The greater of the following:	
	4 spaces; or 1 per 10,000 sq. ft. for first 50,000 sq. ft.;	
Shopping Center	plus 1 per 20,000 sq. ft. for 50,000 to 100,000 sq.	
Shopping Center	ft.;	
	plus 1 per 30,000 sq. ft. for remaining square	
	footage over 100,000 sq. ft.	
Business and Profession		
Office	The greater of the following: 4 spaces; or	
Laboratory Research and	1 per 3,500 sq. ft. for first 50,000 sq. ft.;	
Testing;	plus 1 per 7,000 sq. ft. for 50,000 to 100,000 sq.	
	ft.; plus	
Office Complex	1 per 14,000 sq. ft. for remaining square footage over 100,000 sq. ft.	
	The greater of the following: 4 spaces; or	
	1 per 10,000 sq. ft. for first 50,000 sq. ft.;	
	plus 1 per 20,000 sq. ft. for 50,000 to 100,000 sq.	Applicable to broadcasting
Audio/Visual Media	ft.;	studios.
Production	plus 1 per 30,000 sq. ft. for remaining square	
	footage over 100,000 sq. ft.	
	The greater of 4 spaces or 1 per 3,500 sq. ft.	Applicable to all other Audio/Visual Media Production.
	and Manufactured Dwelling Sales and Service	

Use	Table 806-8: Minimum Bicycle ParkingMinimum Number of Spaces Required <sup>(1)</sup>	Limitations & Qualifications
Motor Vehicle and Manufactured Dwelling and Trailer Sales		Quantications
Motor Vehicle Services	1 per 9,000 sq. ft.	
Taxicabs and Car Services		
Heavy Vehicle and Trailer Sales		
Heavy Vehicle and Trailer Service and Storage		
Commercial Parking;		
Park-and-Ride Facilities	1 per 30 vehicle parking spaces	
Recreation, Entertainment	, and Cultural Services and Facilities	
	The greater of 4 spaces or 1space per 50 seats or 100 feet of bench length	Applicable to theaters.
Commercial Entertainment – Indoor	The greater of 4 spaces or 1 space per court.	Applicable to tennis, racquetball, and handball courts.
	The greater of 4 spaces or 1 space per 500 sq. ft.	Applicable to all other Commercial Entertainment – Indoor.
	The greater of 4 spaces or 1 space per court	Applicable to tennis, racquetball, and handball courts.
Commercial Entertainment	4	Applicable to golf courses.
– Outdoor	None	Applicable to drive-in mov theaters.
	The greater of 4 spaces or 1 space per 30 vehicle parking spaces	Applicable to all other Commercial Entertainment – Outdoor.
Major Event Entertainment	The greater of 4 spaces or 1 space per 50 seats or 100 ft. of bench length	
	4	Applicable to golf courses.
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Use	Minimum Number of Spaces Required <sup>(1)</sup>	Limitations & Qualifications
Recreational and Cultural Community Services	The greater of the following: 4 spaces; or 1 per 3,500 sq. ft. for first 50,000 sq. ft.; plus 1 per 7,000 sq. ft. for 50,000 to 100,000 sq. ft.; plus 1 per 14,000 sq. ft. for remaining square footage over 100,000 sq. ft.	Applicable to all other indo Recreational and Cultural Community Services.
	The greater of 4 spaces or 1 space per 30 vehicle parking spaces.	Applicable to all other outdoor Recreational and Cultural Community Services.
Parks and Open Space	The greater of 4 spaces or 1 space per 30 vehicle parking spaces.	
Non-Profit Membership Assembly Religious Assembly	1 per 30 vehicle parking spaces.	
Health Services		
Medical Centers/Hospitals	The greater of 4 spaces or 1 per 30 beds	
Outpatient Medical Services and Laboratories	The greater of 4 spaces or 1 per 3,500 sq. ft.	
<b>Education Services</b>		
Day Care	4	
Basic Education	2 per classroom	Applicable to Elementary Schools
	4 per classroom	Applicable to all other Basi Education.
	The greater of the following: 4 spaces; or 1 per 3,500 sq. ft. for first 50,000 sq. ft.; plus	Applicable to vocational an
Post-Secondary and Adult Education	1 per 7,000 sq. ft. for 50,000 to 100,000 sq. ft.; plus 1 per 14,000 sq. ft. for remaining square footage over 100,000 sq. ft.	trade schools.
	Applicable to al	Applicable to all other Post Secondary and Adult Education.
Civic Services Governmental Services	1 per 5,000 sq. ft.	

Use	Minimum Number of Spaces Required <sup>(1)</sup>	Limitations & Qualifications
	The greater of the following:	<b>X</b>
	4 spaces; or	
	1 per 3,500 sq. ft. for first 50,000 sq. ft.;	
Social Services	plus	
Social Services	1 per 7,000 sq. ft. for 50,000 to 100,000 sq. ft.;	
	plus	
	1 per 14,000 sq. ft. for remaining square	
	footage over 100,000 sq. ft.	
Governmental Maintenance	4	
Services and Construction	· · · · · · · · · · · · · · · · · · ·	
Public Safety		A 1 11 / 1 1
Emergency Services	None	Applicable to ambulance stations.
	1 per 5,000 sq. ft.	Applicable to all other
Detention Facilities	1 per 50 beds.	Emergency Services.
Military Installations	1 per 5,000 sq. ft.	
Funeral and Related Servio	A A	
	The greater of the following:	
	4 spaces; or	
	1 per 3,500 sq. ft. for first 50,000 sq. ft.;	
~ .	plus	
Cemeteries	1 per 7,000 sq. ft. for 50,000 to 100,000 sq. ft.;	
	plus 1 per 14,000 sq. ft. for remaining square	
	footage over 100,000 sq. ft.	
Funeral and Cremation	1 per 50 seats or 100 feet of bench length in	
Services	the chapel.	
<b>Construction Contracting</b> ,	Repair, Maintenance, and Industrial Services	
Building and Grounds		
Services and Construction	4	
Contracting;		
	The greater of the following:	
	4 spaces; or 1 per 3,500 sq. ft. for first 50,000 sq. ft.;	
	plus	
General Repair Services	1 per 7,000 sq. ft. for 50,000 to 100,000 sq.	
1.	ft.;	
	plus 1 per 14,000 sq. ft. for remaining square	
	footage over 100,000 sq. ft.	
Cleaning Plants	1 per 10,000 sq. ft.	
<u> </u>	<b>T ( ) ()() () ()(</b>	
<i>DRAFT</i> ORDINANCE – OREGON	Page 108 COUNCIL OF THE CITY	Y OF SALEM,

Use	Minimum Number of Spaces Required <sup>(1)</sup>	Limitations & Qualifications
	The greater of the following:	
	4 spaces; or 1 per 10,000 sq. ft. for first 50,000 sq. ft.;	
	plus	
Industrial Services	1 per 20,000 sq. ft. for 50,000 to 100,000 sq.	
	ft.; plus	
	1 per 30,000 sq. ft. for remaining square	
	footage over 100,000 sq. ft.	
Wholesale Sales, Storage	, and Distribution	
General Wholesaling; Heavy Wholesaling	— 1 per 15,000 sq. ft.	
neavy wholesamig	The greater of the following:	
	4 spaces; or:	
	1 per 10,000 sq. ft. for first 50,000 sq. ft.;	
Warehousing and	plus 1 per 20,000 sq. ft. for 50,000 to 100,000 sq.	
Distribution	ft.;	
	plus	
	1 per 30,000 sq. ft. for remaining square footage over 100,000 sq. ft.	
Self Service Storage	None	
Manufacturing		
General Manufacturing		
	The greater of the following:	
	4 spaces; or: 1 per 10,000 sq. ft. for first 50,000 sq. ft.;	
Heavy Manufacturing	plus	
	1 per 20,000 sq. ft. for 50,000 to 100,000 sq.	
	ft.;	
	plus 1 per 30,000 sq. ft. for remaining square	
	footage over 100,000 sq. ft.	
Printing		
Transportation Facilities		
Aviation Facilities	The greater of the following: 4 spaces; or:	
Aviation Facilities	1 per 10,000 sq. ft. for first 50,000 sq. ft.;	
DRAFT ORDINANCE OREGON	- Page 109 COUNCIL OF THE CITY C	JF SALENI,

		Table 806-8: Minimum Bicycle Parking						
	Use	Minimum Number of Spaces Required <sup>(1)</sup>	Limitations & Qualifications					
ľ		plus						
		1 per 20,000 sq. ft. for 50,000 to 100,000 sq.						
	Passenger Ground Transportation Facilities	ft.; plus						
	Transportation Facilities	1 per 30,000 sq. ft. for remaining square						
		footage over 100,000 sq. ft.						
	Marine Facilities	2	Applicable to marinas.					
		The greater of the following: 4 spaces; or:						
		1 per 10,000 sq. ft. for first 50,000 sq. ft.;						
		plus	Applicable to all other					
		1 per 20,000 sq. ft. for 50,000 to 100,000 sq. ft.;	Marine Facilities.					
		plus						
		1 per 30,000 sq. ft. for remaining square						
		footage over 100,000 sq. ft.						
ĺ	Utilities							
	Basic Utilities	The greater of the following:						
	Drinking Water Treatment	4 spaces; or:						
	Facilities	1 per 10,000 sq. ft. for first 50,000 sq. ft.;						
ł	Power Generation Facilities	plus 1 per 20,000 sq. ft. for 50,000 to 100,000 sq.						
	Data Center Facilities Waste Related Facilities	ft.;						
	waste Related Facilities	plus						
	Fuel Dealers	1 per 30,000 sq. ft. for remaining square						
l		footage over 100,000 sq. ft.						
	Wireless Communication Facilities	None						
	Mining and Natural Resource	rca Extraction						
	Winning and Matural Resour							
	Petroleum and Natural Gas							
	Production;							
		4						
		+						
	Surface Mining							
l	-							
ļ	Farming, Forestry, and An	imal Services						
	Agriculture	2						
ų	Agriculture	L						

2	Use	Minimum Number of Spaces Required <sup>(1)</sup>	Limitations & Qualifications				
3	Forestry		Applicable when retail sales are involved.				
4 5		The greater of the following: 4 spaces; or:					
5 6		1 per 10,000 sq. ft. for first 50,000 sq. ft.;					
7	Agriculture and Forestry Services	plus 1 per 20,000 sq. ft. for 50,000 to 100,000 sq. ft.;					
8 9		plus 1 per 30,000 sq. ft. for remaining square footage over 100,000 sq. ft.					
0	Keeping of Livestock and Other Animals	2	Applicable when retail sales are involved.				
1	Animal Services		are myorved.				
2	Other Uses	1					
3	Temporary Uses	None					
4	Home Occupations	None					
	Accessory Dwelling Unit	None					
5		<ol> <li>when required bicycle parking is expressed in terms footage shall equal the gross floor area.</li> </ol>	s of a number of spaces per a				
8 9 0	<ul> <li><u>Section 30.</u> SRC 806.075 is amended to read as follows:</li> <li><b>806.075.</b> Amount of Off-Street Loading. Unless otherwise provided under the UDC, off-street loading shall be provided in amounts not less than those set forth in Table 806-9.</li> </ul>						
1		<b>TABLE 806-9</b>					
2	MINI	MUM OFF-STREET LOADING; DIMEN	ISIONS				
3							
4 5							
5 6							
7							
8							
9							
0							
	<i>DRAFT</i> ORDINANCE – OREGON	Page 111 COUNCIL OF THE CIT	Y OF SALEM,				

Las Category/Las	Minimum Number of Spaces Required <sup>(1)</sup>		Dimensions			Limitations &	
Use Category/Use			Width Length		Height	Qualifications	
Use: Single Family Two Family Commercial Parking Park-and-Ride Facility Parks and Open Space Cemeteries Basic Utilities Wireless Communication Facilities Agriculture Forestry Temporary Uses Home Occupations Accessory Dwelling Units		None	N/A	N/A	N/A		
	None	0 to 49 dwelling units	N/A	N/A	N/A		
<u>Use:</u> • Multiple Family	1	50 to 99 dwelling units	12 ft.	19 ft.	12 ft.	If a recreational or service building is	
	2	100 to 199 dwelling units	12 ft.	19 ft.	12 ft.	provided, at least on the required loading	
	3	200 or more dwelling units	12 ft.	19 ft.	12 ft.	spaces shall be locat in conjunction with recreational or servic building.	
Use Category:	None	Less than 5,000 sq. ft.	N/A	N/A	N/A		
<ul> <li>Business and Professional Services</li> </ul>	1	5,000 to 60,000 sq. ft.	12 ft.	19 ft.	12 ft.		
<u>Use:</u> • Outpatient Medical Services and Laboratories	2	60,001 to 250,000 sq. ft.	12 ft.	19 ft.	12 ft.		
<ul><li>Governmental Services</li><li>Social Services</li></ul>		Creater tha				For each additional 100,000 square feet,	
<ul><li>Keeping of Livestock and Other Animals</li><li>Animal Services</li></ul>	Additional Spaces Required	Greater than 250,000 sq. ft.	12 ft.	19 ft.	12 ft.	any portion thereof, building area over 250,000 sq. ft., one additional loading sp is required.	
Use Category: Group Living Lodging	None	Less than 5,000 sq. ft.	N/A	N/A	N/A		

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1	Table 806-9: Minimum Off-Street Loading; Din						ns
2	Use Category/Use	Minimum Number of Spaces Required <sup>(1)</sup>		Dimensions Width Length Height			Limitations &
3	<ul> <li>Retail Sales and Service</li> </ul>	Spaces	_	Width	Length	Height	Qualifications
4	<ul><li>Education Services</li></ul>	1	5,000 to 60,000 sq. ft.	12 ft.	30 ft.	14 ft.	
5	<u>Use:</u>						
6	<ul> <li>Commercial Entertainment – Indoor</li> </ul>						
7	<ul> <li>Commercial</li> </ul>	2	60,001 to 250,000 sq.	12 ft.	30 ft.	14 ft.	
8	Entertainment – Outdoor Major Event	_	ft.		0010	1.100	
9	Entertainment						
10	<ul> <li>Recreation and Cultural Community Services</li> </ul>						
11	<ul> <li>Non-Profit Membership</li> </ul>						
12	Assembly • Religious Assembly						For each additional
12	<ul><li>Religious Assembly</li><li>Medical</li></ul>	Additiona	Greater than				100,000 square feet, or
	Centers/Hospitals	1	250,000 sq.	12 ft.	30 ft.	14 ft.	any portion thereof, of building area over
14	<ul><li>Emergency Services</li><li>Funeral and Cremation</li></ul>	Spaces Required	ft.				250,000 sq. ft., one
15	Services	-					additional loading space is required.
16	<ul><li>General Repair Services</li><li>Agriculture and Forestry</li></ul>						
17	Services		Less than				
18	Use Category: ■ Wholesale Sales, Storage,	None	5,000 sq. ft.	N/A	N/A	N/A	
19	and Distribution	1	5,000 to	12 ft.	40 ft.	14 ft.	
20	<ul><li>Manufacturing</li><li>Transportation Facilities</li></ul>	1	100,000 sq. ft.	12 II.	40 II.	14 11.	
21	<ul> <li>Mining and Natural</li> </ul>	2	100,001 to	12 6	10 5	14 4	
22	Resource Extraction	3	240,000 sq. ft.	12 ft.	40 ft.	14 ft.	
23	Use: ■ Motor Vehicle and	F	240,001 to	10.6	10 6	14 6	
24	Manufactured Dwelling	5	320,000 sq. ft.	12 ft.	40 ft.	14 ft.	
25	<ul><li>and Trailer Sales;</li><li>Motor Vehicle Services;</li></ul>		320,001 to	10.0	10.5	14.0	
	<ul> <li>Taxicabs and Car</li> </ul>	6	400,000 sq. ft.	12 ft.	40 ft.	14 ft.	
26	Services; • Heavy Vehicle and Trailer	_	400,000 to		46.5		
27	Sales;	7	490,000 sq. ft.	12 ft.	40 ft.	14 ft.	
28	<ul> <li>Heavy Vehicle and Trailer Service and Storage</li> </ul>		490,001 to				
29	<ul><li>Governmental</li></ul>	8	580,000 sq. ft.	12 ft.	40 ft.	14 ft.	
30			16.	L	I	1	

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Ua	o Cotogowy/II.co	Minimu	m Number of	Dimensions			Limitations &
	Use Category/Use		Spaces Required <sup>(1)</sup>		Width Length H		Qualifications
Maint	enance Services and	0	580,001 to	10.6	10.0	14.0	
- D	ruction tion Facilities	9	670,000 sq. ft.	12 ft.	40 ft.	14 ft.	
)	ry Installations	10	670,001 to	10.6	10.0	14.0	
• Buildi	ng and Grounds	10	760,000 sq.	12 ft.	40 ft.	14 ft.	
	es and Construction						
Contra Clean	ing Plants						For each additional
Indust	rial Services						100,000 square feet, or
	ing Water	Additional	Buildings	10.6	10.0	14.0	any portion thereof, of
Treatr	Generation	Spaces Required	greater than 760,000 sq. ft.	12 ft.	40 ft.	14 ft.	building area over 760,000 sq. ft., one
Facilit		Required	700,000 sq. it.				additional loading
Data C	Center Facilities						space is required.
= Weste	Dealers -Related Facilities						
		when require	ed loading is exp	essed in	terms of	a number	of spaces per a square
foot	(1) Unless otherwise provided, when required loading is expressed in terms of a number of spaces per a square footage, the square footage shall equal the gross floor area.						
(a) Off	Street Parking Us	ed for Lo	ading An off	_street 1	narkina	area me	eting the requirement
	(a) Off-Street Parking Used for Loading. An off-street parking area meeting the requirements						
of this C	of this Chapter may be used in place of a required off-street loading space when the use or						
activity does not require a delivery vehicle which exceeds a maximum combined vehicle and							
load rati	load rating of 8,000 pounds and the off-street parking area is located within 25 feet of the						
building	building or the use or activity that it serves.						
)							
				2			
Section	<u>31.</u> Codification.	In prepari	ng this ordinar	nce for	publicat	ion and	distribution, the City
Recorde	Recorder shall not alter the sense, meaning, effect or substance of this ordinance, but within such						
limitatio	limitations, may:						
	(a) Renumber sections and parts of sections of the ordinance;						
	(b) Rearrange sections;						
	-						
· · · ·	(c) Change reference numbers to agree with renumbered chapters, sections or other parts;						
′        (	(d) Delete references to repealed sections;						
	(e) Substitute the proper subsection, section or chapter, or other division numbers;						
	(f) Change capitalization and spelling for the purpose of uniformity;						
	t) ( 'hange canifali'			շ բաբօ		monnin	y,
3	(f) Change capitaliz		sp <b>o</b> 8 .or m				

1	(g) Add headings for purposes of grouping like sections together for ease of reference;
2	and
3	(h) Correct manifest clerical, grammatical or typographical errors.
4	
5	Section 32. Severability. Each section of this ordinance, and any part thereof, is severable, and
6	if any part of this ordinance is held invalid by a court of competent jurisdiction, the remainder of
7	this ordinance shall remain in full force and effect.
8	
9	PASSED by the City Council this day of, 2017.
10	ATTEST:
11	
12	City Recorder
13	Approved by City Attorney:
14	
15	Checked by: E. Kim
16	
17	
18	
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