

Sec. 34-934. - Use regulations table.

Use regulations for planned development districts are as follows:

TABLE 34-934. USE REGULATIONS FOR PLANNED DEVELOPMENT DISTRICTS

	Special Notes or Regulations	RPD	MHPD	RVPD	Compact PD	CFPD	CPD	IPD Note (37)	AOPD	MPD	MEPD
Accessory uses and structures	Note (1), 34-1171 et seq., 34-2441 et seq., 34-1863, 34-2141 et seq., 34-3106	P	P	P	—	P	P	P	P	P	—
Accessory apartment	Note (2), (21), & (28), 34-1177	P	—	—	—	—	—	—	—	P	—
Administrative offices	Note (1)	P	P	P	—	P	P	P	P	P	—
Agricultural services: office/base operations		—	—	—	—	—	—	P	P	P	—
Agricultural uses and agricultural accessory uses		—	—	—	—	—	—	P	P	P	—
Aircraft food services and catering		—	—	—	—	—	—	—	P	P	—

Aircraft landing facilities, private	34-1231 et seq.	P	P	P	—	P	P	P	P	P	—
Airport operations facilities		—	—	—	—	—	—	—	P	—	—
Amateur radio antennas and satellite earth stations	34-1175	Refer to 34-1175 for regulations.									
Amusement park		—	—	—	—	—	P	—	—	P	—
Animals:											
Clinic or kennel	34-1321 et seq.	—	—	—	—	—	P	P	P	P	—
Control center (including Humane Society)		—	—	—	—	P	P	—	P	P	—
Keeping and breeding of Class I or Class II animals (df)	34-1291 et seq.	—	—	—	—	SE	SE	—	—	SE	—
Assisted living facility	Note (35) & (47) 34-1491 et seq., 34-1411	P(3)	—	—	—	P	P	—	—	P	—
ATM (automatic teller machine)					—		P	P	P	P	—
Auto parts store	34-1353	P(4)	P(4)	—	—	—	P	—	P	P	—
Automobile repair and service (34-622(c)(2)), all	34-1351, 34-1353	—	—	—	—	—	P	P	P	P	—

groups	Note (41)											
Automobile service station	Note (41), 34-1351, 34-1353	P(4)	P(4)	—	—	—	P	P	P	P	—	
Bait and tackle shop	Note (49)	P(4)	P(4)	—	—	—	P	P	P	P	—	
Banks and financial establishments (34-622(c)(3)):												
Group I		P(4)	P(4)	—	—	—	P	—	P	P	—	
Group II		—	—	—	—	—	P	—	P	P	—	
Bar or cocktail lounge	34-1261 et seq.	—	—	—	—	—	P	P	P	P	—	
Bed and Breakfast (df)	Note (28), 34-1494	P	—	—	—	—	P	—	—	P	—	
Boarding house	Note (28)	P	—	—	—	—	P	—	—	P	—	
Boats:												
Boat parts store		P(4)	P(4)	—	—	—	P	P	P	P	—	
Boat ramps and dockage (not marinas)		P	P	P	—	P	P	P	—	P	—	
Boat rental		P(4)	P(4)	—	—	—	P	P	P	P	—	
Boat repair and service	34-1352, 34-3001 et seq.	—	—	—	—	—	P	P	P	P	—	
Boat sales		—	—	—	—	—	P	—	P	P	—	

Boat storage, dry		—	—	—	—	—	P	—	P	P	—
Boatyard	Note (5)	—	—	—	—	—	—	P	—	P	—
Broadcast studio, commercial radio and television	34-1441 et seq.	—	—	—	—	—	P	P	P	P	—
Building material sales (34-622(c)(4))	34-3001 et seq.	—	—	—	—	—	P	P	P	P	—
Business services (34-622(c)(5)):											
Group I		P(4)	P(4)	—	—	—	P	P	P	P	—
Group II	Note (12), 34-1352	—	—	—	—	—	P	P	P	P	—
Bus station/depot	34-1381 et seq.	—	—	—	—	P	P	P	P	P	—
Camping cabins	Note (28)	—	—	P(6)	—	—	—	—	—	P	—
Caretaker's residence	Note (34)	—	P	P	—	P	P	P	—	P	—
Car wash	34-1353	—	—	—	—	—	P	—	P	P	—
Cemetery, columbarium, mausoleum		—	—	—	—	P	—	—	—	P	—
Cleaning and maintenance services (34-622(c)(7))		—	—	—	—	—	P	P	P	P	—
Clothing stores, general (34-		—	—	—	—	—	P	—	P	P	—

622(c)(8))												
Clubs:												
Country		P	P	P	—	—	P	—	—	P	—	
Commercial		—	—	—	—	—	P	—	P	P	—	
Fraternal, membership organization	34-2111	—	—	—	—	—	P	—	P	P	—	
Private	34-2111	P	P	P	—	—	P	—	P	P	—	
Cold storage, pre-cooling, warehouse and processing plant		—	—	—	—	—	—	P	P	P	—	
Commercial fishery		—	—	—	—	—	P	P	—	P	—	
Commercial use of beachfront seaward of the coastal construction control line	Note (7), 34-3151	P	P	—	—	—	P	—	—	P	—	
Communication facility, wireless	34-1441 et seq. Note (22)	Refer to 34-1441 et seq. for regulations.										
Community gardens	34-1716	AA	AA	AA	—	AA	AA	—	—	AA		
Community residential home	Note (35)	P	P	—	—	—	P	—	—	P	—	
Compact community	Note (48)				P							

Computer and data processing services		—	—	—	—	—	—	P	P	P	—
Consumption on premises	34-1261 et seq., Note (49)	P(4)	P(4)	P(8)	—	—	P	P(9)	P	P	—
Continuing care facilities	Note (28), 34-1414	P	—	—	—	P	—	—	—	P	—
Contractors and builders (34-622(c)(9)), all groups	34-1352, 34-3001 et seq.	—	—	—	—	—	P	P	P	P	—
Convenience food and beverage store	34-1353	P(4), (27)	P(4), (27)	—	—	—	P	P	P	P(27)	—
Correctional facility	Note (28)	—	—	—	—	P	—	—	—	P	—
Cultural facilities (34-622(c)(10))		—	—	—	—	P	P	—	P	P	—
Day care center, child, adult	Note (28)	P(4)	P(4)	P(8)	—	P	P	P	P	P	—
Department store		—	—	—	—	—	P	—	P	P	—
Dormitory	Note (28)	P	—	—	—	—	P	—	—	P	—
Drive-through facility for any permitted use		P(4)	P(4)	—	—	—	P	P	P	P	—
Drugstore, pharmacy		P(4)	P(4)	—	—	—	P	—	P	P	—
Dwelling unit:											

Live-work	34-1773	—	—	—	—	—	P	—	—	P	—
Single-family	Note (29)	P	P	—	—	—	EO	—	—	P	—
Duplex	Note (29) & (43)	P	—	—	—	—	EO	—	—	P	—
Two-family attached	Note (28) & (43)	P	—	—	—	—	—	—	—	P	—
Townhouse, multiple-family building	Note (28)	P	—	—	—	—	P(10)	—	—	P	—
Mobile home	Note (29)	—	P	—	—	—	—	—	—	P	—
Zero lot line	Note (28)	P	—	—	—	—	—	—	—	P	—
Entrance gates and gatehouse	34-1741 et seq.	P(3)	P(3)	P	—	P	P	P	P	P	—
Emergency operations center		—	—	—	—	P	P	P	P	P	—
EMS, fire or sheriff's station		P(3), (4)	P(3), (4)	—	—	P	P	P	P	P	—
Essential services	Note (1), 34-1611 et seq., 34-1741 et seq.	P	P	P	—	P	P	P	P	P	—
Essential service facilities (34-622(c)(13)):											
Group I	Note (1), 34-1611 et seq., 34-1741 et	P	P	P	—	P	P	P	P	P	—

	seq., 34-2141 et seq.											
Group II	Note (1) & (45), 34-1611 et seq., 34-1741 et seq., 34-2141 et seq.	P	P	P	—	P	P	P	P	P	—	
Group III	Note (1), 34-1611 et seq., 34-1741 et seq., 34-2141 et seq.	—	—	—	—	P	—	P	—	P	—	
Excavation:												
Mining	Note (44); 12-101 et seq.	—	—	—	—	—	—	—	—	—	P	
Water retention	34-1651	P	P	P	—	P	P	P	P	P	P	
Oil or gas	34-1651	P(4)	P(4)	P	—	P	P	P	—	P	P	
Excess spoil removal	Note (42), 10-329	P	P	P	—	—	P	P	P	P	—	
Factory outlets (point of manufacture only)		—	—	—	—	—	P	P	P	P	—	
Farm equipment, sales, storage,		—	—	—	—	—	P	P	P	P	—	

rental or service												
Farm labor housing	Note (33), 34-1891 et seq.	P	P	—	—	—	—	—	—	P	—	
Feed or fertilizer, mixing and sales		—	—	—	—	—	P	—	—	P	—	
Fences, walls	Note (1), 34-1741 et seq.	P	P	P	—	P	P	P	P	P	—	
Fish house, wholesale		—	—	—	—	—	P(11)	—	—	P	—	
Fishing piers		P(3)	P(3)	—	—	—	—	—	—	P	—	
Flea market:												
Open		—	—	—	—	—	P	P	—	P	—	
Indoor		—	—	—	—	—	P	—	—	P	—	
Food and beverage service, limited	Note (1)	P(4)	P(4)	—	—	—	P	—	P	P	—	
Food stores (34- 622(c)(16)):												
Group I	Note (49)	P(4)	P(4)	P	—	—	P	P(9)	P	P	—	
Group II	Note (49)	P(4)	P(4)	—	—	—	P	P(9)	P	P	—	
Forestry tower		—	—	—	—	P	P	—	—	P	—	
Fraternity house	Note (28)	P	—	—	—	—	P	—	—	P	—	
Freight and cargo handling		—	—	—	—	—	P	P	P	P	—	

establishments (34-622(c)(17))											
Funeral home and mortuary (with or without a crematory)		—	—	—	—	P(19)	P	—	—	P	—
Gasoline dispensing system, special		—	—	—	—	—	P	P	P	P	—
Gift and souvenir shop	Note (49)	—	—	—	—	—	P	—	P	P	—
Golf course		P	P	P	—	—	P	—	—	P	—
Golf driving range		P	P	—	—	P	P	P	—	P	—
Hardware store		P(4)	P(4)	—	—	—	P	—	P	P	—
Hatcheries, poultry		—	—	—	—	—	—	P	—	P	—
Health care facilities (34-622(c)(20)):											
Group I	Note (28) & (47)	P	—	—	—	P	P	—	P	P	—
Group II	Note (28) & (47)	P	—	—	—	P	P	—	P	P	—
Group III		P(4)	P(4)	—	—	P	P	P	P	P	—
Group IV	Note (28) & (47)	—	—	—	—	P	P	—	—	P	—
Heliport or helistop		P	P	—	—	P	P	P	P	P	—

Hobby, toy and game shops (34-622(c)(21))		P(4)	P(4)	—	—	—	P	—	P	P	—
Home care facility	Note (1) & (28)	P	P	—	—	—	P	—	—	P	—
Home occupation	Note (1) & (31), 34-1771 et seq.	P	P	—	—	—	P	—	—	P	—
Hospice	Note (28)	—	—	—	—	P	P	—	—	P	—
Hotel/motel	34-1801 et seq., Note (36)	—	—	—	—	—	P	P(13)	P	P	—
Household and office furnishings (34-622(c)(22)), all groups		—	—	—	—	—	P	—	P	P	—
Housing units for employees only	Note (33)	—	—	—	—	P	—	—	—	P	—
Impound yard	34-1831 et seq., 34-2443	—	—	—	—	—	—	P	P	—	—
Insurance companies (34-622(c)(23))		—	—	—	—	—	P	—	P	P	—
Laundry or dry cleaning (34-622(c)(24)):											
Group I		P(4)	P(4)	P	—	—	P	—	P	P	—

Group II		—	—	—	—	—	—	P	P	P	—
Lawn and garden supply stores	34-2081	—	—	—	—	—	P	—	P	P	—
Library	Note (28)	—	—	—	—	P	P	—	P	P	—
Maintenance facility (Government)		—	—	—	—	P	P	P	P	P	—
Manufacturing of:											
Apparel products (34-622(c)(1))	Note (5)	—	—	—	—	—	P	P	P	P	—
Boats	Note (5)	—	—	—	—	—	—	P	P	P	—
Chemical and allied products (34-622(c)(6))											
Group I	Note (5)	—	—	—	—	—	—	P	P	—	—
Group II	Note (5)	—	—	—	—	—	—	P	P	P	—
Electrical machinery and equipment (34-622(c)(11))	Note (5)	—	—	—	—	—	P	P	P	P	—
Fabricated metal products (34-622(c)(14)):											
Group I	Note (5)	—	—	—	—	—	—	P	P	—	—
Group II	Note (5)	—	—	—	—	—	—	P	P	P	—
Group III	Note (5)	—	—	—	—	—	P	P	P	P	—

Food and kindred products (34-622(c)(15)):												
Group I	Note (5)	—	—	—	—	—	—	P	—	P	—	
Group II	Note (5)	—	—	—	—	—	—	P	—	P	—	
Group III	Note (5)	—	—	—	—	—	P	P	P	P	—	
Furniture and fixtures (34-622(c)(18))	Note (5)	—	—	—	—	—	—	P	P	P	—	
Leather products (34-622(c)(25)):												
Group I	Note (5)	—	—	—	—	—	—	P	P	—	—	
Group II	Note (5)	—	—	—	—	—	P	P	P	P	—	
Lumber and wood products (34-622(c)(26)):												
Groups I, III, IV, V and VI	Note (5)	—	—	—	—	—	—	P	P	—	—	
Group II	Note (5)	—	—	—	—	—	P	P	P	P	—	
Machinery (34-622(c)(27)), all groups	Note (5)	—	—	—	—	—	—	P	P	—	—	
Measuring, analyzing and controlling instruments (34-622(c)(28))	Note (5)	—	—	—	—	—	P	P	P	P	—	

Novelties, jewelry, toys and signs (34-622(c)(29)), all groups	Note (5)	—	—	—	—	—	—	P	P	P	P	—
Paper and allied products (34-622(c)(31))												
Group I	Note (5)	—	—	—	—	—	—	—	P	—	—	—
Group II	Note (5)	—	—	—	—	—	—	—	P	P	P	—
Group III	Note (5)	—	—	—	—	—	—	—	P	P	P	—
Petroleum (34-622(c)(34))	Note (5)	—	—	—	—	—	—	—	P	—	—	—
Primary metal industries (34-622(c)(35))	Note (5)	—	—	—	—	—	—	—	P	—	—	—
Rubber and plastic products (34-622(c)(44)):												
Group I	Note (5)	—	—	—	—	—	—	—	P	P	—	—
Group II	Note (5)	—	—	—	—	—	—	P	P	P	P	—
Stone, clay, glass and concrete products (34-622(c)(48)):		—	—	—	—	—	—	—	—	—	—	—
Group I	Note (5)	—	—	—	—	—	—	—	P	P	P	—
Group II	Note (5)	—	—	—	—	—	—	—	P	—	—	—

	Group III	Note (5)	—	—	—	—	—	—	P	P	—	—
	Group IV	Note (5)	—	—	—	—	—	—	P	P	—	—
	Textile mill products (34-622(c)(50)), all groups	Note (5)	—	—	—	—	—	—	P	P	—	—
	Tobacco products (34-622(c)(51))	Note (5)	—	—	—	—	—	—	P	—	P	—
	Transportation equipment (34-622(c)(52)):											
	Group I	Note (5)	—	—	—	—	—	—	P	P	P	—
	Groups II, III and IV	Note (5)	—	—	—	—	—	—	P	P	—	—
	Marina	34-1862	P	P	—	—	—	P	P	—	P	—
	Medical office		P(4)	P(4)	—	—	—	P	P	P	P	—
	Mobile home dealers	34-1352	—	—	—	—	—	P	P	P	P	—
	Models:											
	Display center	34-1951 et seq.	P	P	P	—	—	P	—	—	P	—
	Model home	34-1951 et seq.	AA	AA	AA	—	—	AA	—	—	AA	—
	Model unit	34-1951 et seq.	AA	AA	AA	—	—	AA	—	—	AA	—

Motion picture production studio		—	—	—	—	—	P	P	P	P	—
Multislip docking facility		—	—	—	—	—	P	—	—	P	—
Nightclubs	34-1261 et seq.	—	—	—	—	—	P	P	P	P	—
Nonstore retailers (34-622(c)(30)), all groups		—	—	—	—	—	P	P	P	P	—
Parcel and express services		—	—	—	—	—	—	P	P	P	—
Package store	34-1261 et seq.	P(4)	P(4)	—	—	—	P	—	P	P	—
Paint, glass and wallpaper		—	—	—	—	—	P	—	P	P	—
Parks (34-622(c)(32)):											
Group I		P	P	P	—	P	P	P	P	P	
Group II		—	—	—	—	P	—	—	P	P	—
Park trailers	Note (28)	—	—	P(6)	—	—	—	—	—	P	
Parking lot:											
Accessory		P	P	P	—	P	P	P	P	P	—
Commercial		—	—	—	—	—	P	—	P	P	—
Garage, public		—	—	—	—	P	P	P	P	P	—
Park-and-ride	34-1388	P	—	—	—	P	P	P	P	P	—

Temporary	34-2022	—	—	—	—	P	P	P	P	P	—
Personal services (34-622(c)(33)):											
Group I	34-3021	P(4)	P(4)	P(8)	—	—	P	P	P	P	—
Group II		—	—	—	—	—	P	—	P	P	—
Group III		—	—	—	—	—	P	P	P	P	—
Group IV		P(4)	P(4)	—	—	—	P	—	P	P	—
Pet services		—	—	—	—	—	P	—	P	P	—
Pet shop		P(4)	P(4)	—	—	—	P	—	P	P	—
Pharmacy		P(4)	P(4)	—	—	—	P	—	P	P	—
Photofinishing laboratory	Note (5)	—	—	—	—	—	—	P	P	P	—
Place of worship	Note (28), 34-2051 et seq.	P	P	P	—	P	P	P	P	P	—
Plant nursery	34-2081	—	—	—	—	—	P	—	—	P	—
Post office		—	—	—	—	P	P	P	P	P	—
Printing and publishing (34- 622(c)(36))	Note (5)	—	—	—	—	—	P	P	P	P	—
Prison	Note (28)	—	—	—	—	P	—	—	—	—	—
Processing or packaging of agricultural or fish products	Note (5)	—	—	—	—	—	—	P	P	P	—

Processing and warehousing		—	—	—	—	—	P	P	P	P	—
Racetracks (34-622(c)(37)):											
Group I		—	—	—	—	—	P	—	—	—	—
Group II		—	—	—	—	—	P	—	—	—	—
Real estate sales office	Note (23), 34-1951 et seq., 34-3021	P	P	P	—	—	P	—	P	P	—
Recreation facilities:											
Commercial (34-622(c)(38)) Groups I, III		—	—	—	—	—	P	—	P	P	—
Commercial (34-622(c)(38)) Group IV		—	—	—	—	—	P	—	P	P	—
Group V		—	—	—	—	P	P	—	P	P	—
Personal	Note (1)	P	P	P	—	P	P	P	—	P	—
Private—On-site	Note (1)	P	P	P	—	P	P	P	—	P	—
Private—Off-site	Note (3)	P	P	P	—	P	P	P	—	P	—
Recreational vehicles	Note (28)	—	P(20)	P(14)	—	—	—	—	—	P	—
Recycling facility		—	—	—	—	P	P	P	P	P	—
Religious facilities	Note (28),	P(3)	P(3)	—	—	P	P	P	P	P	—

	34-2051 et seq.											
Rental or leasing establishment (34-622(c)(39)):												
Group I	34-1352, 34-3001 et seq., Note (49)	P(4)	P(4)	P(8)	—	—	P	—	P	P	—	
Group II	34-1201 et seq., 34-1352, 34-3001 et seq.	P(4)	P(4)	—	—	—	P	P	P	P	—	
Group III	34-1352, 34-3001 et seq.	—	—	—	—	—	P	P	P	P	—	
Group IV	34-1201 et seq., 34-1352, 34-3001 et seq.	—	—	—	—	—	P	P	P	P	—	
Repair shops (34-622(c)(40)):												
Group I		P(4)	P(4)	—	—	—	P	P	P	P	—	
Groups II, III, IV		—	—	—	—	—	P	P	P	P	—	
Group V		—	—	—	—	—	P	P	P	P	—	
Research and development laboratories												

(34-622(c)(41)):												
Group I		—	—	—	—	—	—	—	P	P	—	
Group II		—	—	—	—	—	P	P	P	P	—	
Group III		—	—	—	—	—	—	P	P	P	—	
Group IV		—	—	—	—	—	P	P	P	P	—	
Residential accessory uses (34-622(c)(42))	Note (1) & (31), 34-1171 et seq.	P	P	—	—	—	P	—	—	P	—	
Resource recovery facilities:		—	—	—	—	—	—	P	—	—	—	
Recovery facilities to produce energy	34-3001 et seq.	—	—	—	—	—	—	P	—	—	—	
Recovery facilities, other												
Restaurant, fast food	34-1353	—	—	—	—	—	P	—	P	P	—	
Restaurants (34-622(c)(43)):	Note (49)											
Groups I and III		P(4)	P(4)	—	—	—	P	P	P	P	—	
Group II		P(4)	P(4)	—	—	P(1)	P	P	P	P	—	
Group IV		—	—	—	—	—	P	P	P	P	—	
Retail and wholesale sales, when clearly incidental and subordinate to a permitted principal		—	—	—	—	—	P	P	P	P	—	

use on the same premises												
Rooming house	Note (28)	P	—	—	—	—	P	—	—	P	—	
Salvage and disposal of materials, including auto junkyards, refuse disposal and processing plants, incinerators, landfills and similar uses		—	—	—	—	—	—	P(5)	—	—	—	
Sanitary landfill	Note (5)	—	—	—	—	P	—	P	—	—	—	
Schools:												
Commercial (34-622(c)(45))	34-2381	—	—	—	—	—	P	P	P	P	—	
Noncommercial	Note (28), 34-2381	P	P	P	—	P	P	—	—	P	—	
Self-service fuel pumps	Note (24)	P(4)	P(4)	—	—	—	P	P	P	P	—	
Shredding and composting of vegetative matter	34-1831 et seq.	—	—	—	—	—	—	P	—	—	—	
Signs in accordance with chapter 30	Note (1)	P	P	P	—	P	P	P	P	P	—	
Social services (34-622(c)(46)):												

Group I		—	—	—	—	—	P	—	P	P	—
Group II		—	—	—	—	P	P	P	P	P	—
Group III	Note (28) & (47)	—	—	—	—	P	P	—	P(46)	P	—
Group IV	Note (28) & (47)	—	—	—	—	P	—	—	P(46)	P	—
Specialty retail shops (34-622(c)(47)):											
Group I		P(4)	P(4)	—	—	P(1)	P	—	P	P	—
Group II		P(4)	P(4)	—	—	—	P	—	P	P	—
Group III		—	—	—	—	—	P	—	P	P	—
Group IV		P(4)	P(4)	—	—	—	P	—	P	P	—
Stable:											
Boarding	34-1291 et seq.	P	P	P	—	—	—	—	—	P	—
Commercial	34-1291 et seq.	—	—	—	—	—	P	—	—	P	—
Private	34-1291 et seq.	P	P	P	—	—	—	—	—	P	—
Storage:											
Indoor only	Note (1), 34-3001 et seq.	P(4)	P(4)	P	—	P	P	P	P	P	—
Storage, open	Note (5),	—	—	P(15)	—	—	P	P	P	P	—

	34-3001 et seq. 34-1352											
Large-scale storage of noxious or hazardous materials (flammable, toxic, explosive, corrosive, etc.), including liquid petroleum, fractions and distillates thereof, and fuel gases	Note (5), 34-3001 et seq.	—	—	—	—	—	—	P	P(16)	—	—	
Studios (34-622(c)(49))		—	—	—	—	—	P	—	P	P	—	
Tactical training (df)	34-2471	—	—	—	—	P	—	—	P	—	—	
Temporary uses	Note (1), 34-3041 et seq.	P	P	—	—	P	P	—	P	P	—	
Tents, transient parks only	Note (28)	—	—	P	—	—	—	—	—	P	—	
Theater, indoor or outdoor (drive-in)	Note (32), 34-2471 et seq.	—	—	—	—	—	P	—	P	P	—	
Timeshare units	Note (28), 34-1494, 34-2020(a)	P	—	—	—	—	P	—	—	P	—	
Transportation												

services (34-622(c)(53)):												
Group I		—	—	—	—	—	P	P	—	P	—	
Group II		—	—	—	—	—	P	P	P	P	—	
Group III		—	—	—	—	P	P	P	P	P	—	
Group IV		—	—	—	—	—	P	P	P	P	—	
Truck stop, trucking terminal		—	—	—	—	—	P	P	P	P	—	
Used merchandise stores (34-622(c)(54)):												
Group I		P(4)	P(4)	—	—	P(46)	P	—	P	P	—	
Groups II, III and IV		—	—	—	—	—	P	—	P	P	—	
Variety store		P(4)	P(4)	—	—	—	P	—	P	P	—	
Vehicle and equipment dealers (34-622(c)(55)):												
Groups I, II, and III	34-1352	—	—	—	—	—	P	P	P	P	—	
Group IV	34-1352	—	—	P(17)	—	—	P	P	P	P	—	
Group V	34-1352	—	—	—	—	—	P	P	P	P	—	
Warehouse:												
High cube		—	—	—	—	—	—	P	P	P	—	

Mini-warehouse		—	—	—	—	—	P	P	P	P	—
Private		—	—	—	—	—	P	P	P	P	—
Public		—	—	—	—	—	P	P	P	P	—
Cold storage only		—	—	—	—	—	—	—	P	P	—
Wholesale establishments (34-622(c)(56)):											
Groups I, III and IV		—	—	—	—	—	P	P	P	P	—
Group II		—	—	—	—	—	P	P	—	—	—
Wrecking yard:											
Auto		—	—	—	—	—	—	P	—	—	—
Other		—	—	—	—	—	—	P	—	—	—

Notes:

- (1) If use or structure is customarily accessory to an approved permitted use it does not need to be shown on the master concept plan.
- (2) Permitted only when accessory to a lawfully permitted single-family dwelling unit.
- (3) If not shown on the master concept plan, but included in the approved list of enumerated uses, this use may be approved administratively, at the Director's discretion, or as a planned development amendment after approval of the master concept plan.
- (4) Subject to limitations for commercial uses set forth in section 34-937 .
- (5) If the use or activity does not conform to the criteria set-forth in section 34-938 , then it is subject to the setback requirements set forth in sections 34-935 (b)(4) and 34-2441 et seq.
- (6) Limited to nontransient parks only.

- (7) Uses anticipated include boat rentals (inflatables, sailboats, jet skis, windsurfers and the like) food stands, rental of cabanas and beach furniture, outdoor amusements including balloonist, seaplane rides, ski tows and similar activities, fishing and sightseeing piers and towers.
- (8) Permitted as an accessory use when designed and intended primarily for use by people staying at the recreational vehicle development.
- (9) Permitted only when accessory to an airport or other transportation facility, hotel or motel, or an office complex of 50,000 or more square feet.
- (10) Permitted only in conjunction with at least 50,000 square feet or more of commercial or industrial uses.
- (11) Not permitted within 500 feet of nearest residence.
- (12) Automobile auctions, on-site or internet, are permitted only when all vehicles are stored inside. Projects with outdoor storage will be considered vehicle and equipment dealers, group I, and must comply with section 34-1352 .
- (13) Reserved.
- (14) Park-trailers permitted in nontransient parks only.
- (15) Limited to recreational vehicles, trailers, boats, and other vehicles and goods belonging to park residents.
- (16) Limited to airplane fuels or other approved fuel storage terminals.
- (17) Limited to recreational vehicles only.
- (18) Reserved.
- (19) Only when clearly subordinate to a cemetery located on the same premises.
- (20) Recreational vehicle sites in mobile home planned developments (MHPD) must be designated on the approved master concept plan. All recreational vehicles approved as part of a MHPD are subject to the regulations in sections 34-762 through 34-766 and 34-1179 .
- (21) In RPDs, MHPDs, and residential areas of MPDs, a special exception is required.
- (22) Wireless communication facilities must be listed on the approved schedule of uses for the planned development; however, approval of a specific facility must be in accordance with section 34-1441 , et seq.

- (23) Real estate sales offices in residential areas are limited to sales of lots, homes or units within the development, except as may be permitted in section 34-1951 et seq. The location of, and approval for, the real estate sales office will be valid for a period of time not exceeding five years from the date the certificate of occupancy for the sales office is issued. The Director may grant one two-year extension at the same location.
- (24) Two pumps are permissible as an accessory use to businesses to provide fuel for their own fleet of vehicles and equipment. Additional pumps require approval of a special exception.
- (25) Reserved.
- (26) In the MPD district, use is limited to industrial areas only.
- (27) Limited to eight self service fuel pumps (df) unless a greater number is specifically approved as part of the planned development and depicted on the master concept plan. An existing business with more than eight lawfully permitted pumps as of January 31, 1998 will not be considered non-conforming. Existing pumps may be modernized, replaced, or relocated on the same premises but additional new pumps will not be permitted.
- (28) Not permitted in Airport Noise Zone B.
- (29) Not permitted in Airport Noise Zone B. See section 34-1004 for exceptions.
- (30) Reserved.
- (31) Not permitted in Airport Noise Zone B unless accessory to a lawful mobile home or single-family residence. See section 34-1004 .
- (32) Indoor theater only in Airport Noise Zone B.
- (33) Not permitted in Airport Noise Zone B.
- (34) Not permitted in Airport Noise Zones unless required to support a noise compatible use and constructed in compliance with limitations for dwelling unit type set forth in section 34-1006 (b)(2) as applicable.
- (35) Not permitted in Airport Noise Zone B unless pre-empted by state law.
- (36) Sound attenuating insulation should be considered for hotels and motels in Airport Noise Zone B.
- (37) In the Industrial Development land use category, offices and office complexes are only permitted when specifically related to adjoining industrial use(s). Prior to issuance of any local development order, the developer must record covenants and restrictions for the property that limit any office uses to those that are specifically related to adjoining industrial uses consistent with Policy 1.1.7 of the Lee County Comprehensive Plan.

(38) Reserved.

(39) Wireless communication facilities required by the Federal Aviation Administration and Florida Department of Transportation may be administratively approved, if it is a necessary safety component related to the physical aviation activity.

(40) Reserved.

(41) Limited to four pumps, unless a greater number is approved as part of a planned development.

(42) In an existing planned development, the Director has the discretion to require removal of excess spoil to be reviewed through the public hearing process.

(43) See sections 34-3107 and 34-3108 .

(44) The rights applicable to mining excavations approved prior to September 1, 2008, are set forth in section 12-121 .

(45) All new or expanded essential services group II uses must be approved as a planned development.

(46) Permitted only as part of an AOPD approval for Page Field General Aviation Airport. Use must be included in Lee Plan Table 5(b) and be located within the non-aviation development area as depicted on Lee Plan Map 3G.

(47) Not permitted in Coastal High Hazard areas unless in compliance with section 2-485 (b)(5)a.

(48) Land uses in the Compact PD district are governed by chapter 32 .

(49) See section 34-3152.

(Ord. No. 93-24, § 7(table 480.A), 9-15-93; Ord. No. 94-02, § 7, 1-19-94; Ord. No. 94-24, § 49, 8-31-94; Ord. No. 95-07, § 35, 5-17-95; Ord. No. 96-06, § 5, 3-20-96; Ord. No. 96-18, § 5, 9-18-96; Ord. No. 97-10, § 6, 6-10-97; Ord. No. 98-03, § 5, 1-13-98; Ord. No. 99-05, § 9, 6-29-99; Ord. No. 01-03, § 5, 2-27-01; Ord. No. 01-18, § 5, 11-13-01; Ord. No. 02-20, § 5, 6-25-02; Ord. No. 03-11, § 1, 4-8-03; Ord. No. 03-16, § 6, 6-24-03; Ord. No. 04-05, § 1, 4-27-04; Ord. No. 05-08, § 1, 5-24-05; Ord. No. 05-14, § 6, 8-23-05; Ord. No. 06-06, § 1, 4-11-06; Ord. No. 06-10, § 1, 6-12-06; Ord. No. 07-24, § 7, 8-14-07; Ord. No. 08-21, § 3, 9-9-08; Ord. No. 09-23, § 10, 6-23-09; Ord. No. 10-24, § 1, 6-8-10; Ord. No. 10-25, § 4, 6-8-10; Ord. No. 11-08, § 10, 8-9-11; Ord. No. 12-20, § 4, 9-11-12; Ord. No. 13-10, § 10, 5-28-13; Ord. No. 14-13, § 7, 6-17-14)