

**LAND USE COMPARISON TABLE**  
**14-297Z – McKinney Ranch Estates**

Type Use	(Existing) AG	(Existing) PD	(Proposed) C2	(Proposed) SO
<b>Residential Uses</b>				
Bed and breakfast (subject to Ch. 138, Art. IV)	S			
Boardinghouse or roominghouse (17)			S	
Dormitories			P	
Independent Living Facility (retirement community) (56)			S	
Mobile home dwelling (68)				
Mobile home park (subject to Ch 138, Art. III) (69)				
Multiple family dwelling (apartment) (71)				
Multiple family dwelling, senior (senior apartment) (72)				
Single family dwelling (attached) (104)				
Single family dwelling (detached) (105)	P			
Two-family dwelling (duplex) (119)				
Watchman or caretaker quarters	P		S	
<b>Educational and Institutional Uses</b>				
Assisted living facility, nursing home, or rest home (10)			P	S
Cemetery	S			
Church or rectory, including church-operated day-care facilities and pre-schools (25)	P		P	
Clinic (28)		P	P	
College or university	P		P	
Day-care for children (34)			P	
Fraternal organization, lodge, civic club (47)			P	
Halfway house			S	
Hospital (53)			P	S
Museum, library, art gallery (public) (73)	S		P	P
School, business or trade (99)		P	P	
School, public, private or parochial (100)	S	P	P	P
<b>Accessory, Utility and Incidental Uses</b>				
Accessory building or use (1)	P	P	P	P
Electrical generating plant				

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Home occupation (See 146-133) (52)	P			
Local utility line or utility distribution lines; Telephone exchange (no garage or shop)	P	P	P	P
Public building (shop or yard) (90)	S			
Radio, Television, Microwave Towers				
Servant's quarters (102)	P			
Sewage treatment plant				
Utility business office		P	P	
Utility shop or yard	S			
Utility substation or regulating station	P	P	P	P
Water storage tank	S	P	P	P
Water treatment plant	S			
<b>Recreational &amp; Entertainment Uses</b>				
Amusement, commercial (indoor) (4)		P	P	
Amusement, commercial (outdoor) (5)			S	
Carnival or circus (temporary)	T	T	T	
Country club (31)	S	P	S	S
Fitness club, gymnasium, exercise area or similar use			P	S
Golf course (public)	P	P	S	S
Golf course (private)	S		S	S
Park or playground (public) (81)	P	P	P	P
Playfield or stadium (public) (88)	P	P	P	P
Private club (subject to Ch. 138, Art. II, Sec. 146-41) (89)			S	
Recreation area (private) (91)	P	P	P	P
Recreation center (public) (92)	P	P	P	P
Sexually oriented business (subject to Ch. 138, Art. V)				
Swim or tennis club (112)	P	P	P	S
Swimming pool (public)	P	P	P	P
Swimming pool (private) (113)	P	P	P	P
Theater (indoor)			P	S
Theater (outdoor)				
<b>Transportation, Automobile, and Related Uses</b>				

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Airport or landing field, and aircraft hangar				
Auto painting or body shop				
Auto parts sales (indoor)			S	
Automobile, trailer, light truck, tool rental				
Automobile, motorcycle, boat (sales, repair, or storage)				
Bus station			S	
Car Wash (See Sec 146-41(11a)) (23)			S	
Garage, auto repair (50)			S	
Garage or lot, parking (private)	P	P	P	P
Garage or lot, parking (commercial)		P	P	S
Heliport or helistop	T	T		
Motor freight terminal				
Parking, incidental to main use	P	P	P	P
Parking lot (truck) (83)				
Private street development (See Ch. 142, Art. VII)				
Railroad freight station				
Railroad team track				
Railroad track or right-of-way	P	P	P	P
Recreational vehicle sales				
Service station or motor vehicle fuel sales (subject to section 146-84 (103))			S	
Taxi or shuttle service				
Tire recapping				
Truck Fueling Station (117)				
Truck sales, storage, or repair				
Truck Stop (118)				
<b>Commercial Type, Retail, and Service Uses</b>				
Antique Shop				
Apparel and Accessory Stores				
Art Supplies				
Bait shop	P		P	
Bakery or confectionery (retail)			P	
Bakeries (wholesale)			P	
Banks and financial institutions		P	P	P
Barber or beauty shops		P	P	

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Building materials sales or monument sales				
Carpentry or sign shop				
Cleaning Plant (laundry)				
Cleaning and pressing (small shop and pickup) (27)			P	
Department or discount store			P	
Drug-store or pharmacy			P	
Exterminator			P	
Farmers market (40)	P		P	S
Florist or garden shop			P	
Field office (43) or real estate sales office	T	T	T	T
Food stores, groceries			P	
Frozen food lockers				
Funeral homes and mortuaries			S	
Furniture sales			P	
Greenhouse or plant nursery			P	
Hardware store (paint, plumbing, and related sales)			P	
Heavy machinery sales and storage				
Hotel or motel (54)			S	S
Household appliance sales (55)			P	
Laboratories (medical, dental, science)		P	P	S
Mimeograph or letter shop		P		
Mobile home display and sales				
Office building		P	P	P
Offices with showrooms			P	
Office use	P	P	P	P
Office supplies		P	P	
Paint and related sales			P	
Pawnshops				
Personal service (86)		P	P	S
Pet store, kennel, animal boarding (no outside runs)			P	
Pet store, kennel, animal boarding (outside runs)	P		S	
Psychic/paranormal readings			S	
Radio or TV broadcast studio		P	P	S
Retail store (indoor)			P	

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Restaurant or cafeteria (carry-out only) (95)			P	
Restaurant or cafeteria (indoor service) (96)		S	P	S
Restaurant or cafeteria (including drive-through window) (97a)			P	
Restaurant or cafeteria (drive-in service) (97b)			S	
Studios, photo, music, art, health, etc.		P	P	S
Tattoo Parlor				
Travel agent		P	P	P
Upholstery shop			S	
Veterinarian (no outside runs)			P	
Veterinarian (with outside runs)	P		S	
Wholesale establishments				
<b>Industrial and Manufacturing Uses</b>				
Concrete or asphalt batch plant				
Contractor's yard				
Dirt or topsoil extraction; sand and gravel mining or storage	S			
Fat rendering, animal reduction				
Food processing				
Forestry, mining and oil/gas drilling uses	P			
Forge plant				
Indoor Gun Range (57)				
Industrial and manufacturing plants (apparel, drugs and pharmaceuticals, electronic, plastic, or similar products manufacture)				
Industrial and manufacturing plants (acid, cement, chemicals, fertilizer, gypsum, lime, paper or pulp, or similar products manufacture)				
Junk or salvage yard (58)				
Machine shop or welding				
Metal fabrication				
Mini-warehouse (See Sec. 146-41)			S	
Open storage (79)				
Paper or pulp manufacture				
Printing plant				
Refining or storage (petroleum				

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products, gas, butane, propane)				
Sanitary landfill				
Smelting of ores or metals				
Soft drink bottling plant				
Warehousing				
<b><i>Agricultural and Related Uses</i></b>				
Agricultural and ranching uses	P	P	P	P
Community Garden (29)	P		P	P
Creamery (dairy products)				
Fairgrounds or rodeo	S			
Farm implement sales and service				
Farm, orchard or truck garden (40)	P	P	P	P
Hatchery (poultry), egg farm, feed lot	P			
Livestock auction (62)	P			
Stable, commercial (106)	P			
Stable, private	P			
Stockyards or slaughterhouse				

**The following is the legend for interpreting Schedule of Uses (Appendix F, Sec. F-4):**

P	Use is permitted by right
	Use is prohibited
S	Use is permitted with a Specific Use Permit under Sec. 146-41
T	Use is permitted with a Temporary Use Permit