

**LAND USE COMPARISON TABLE**  
**16-374Z – Creeks on Virginia**

Type Use	(Existing) AG	(Proposed) SF5
<b><i>Residential Uses</i></b>		
Bed and breakfast (subject to Ch. 138, Art. IV)	S	S
Boardinghouse or roominghouse (17)		
Dormitories		
Independent Living Facility (retirement community) (56)		
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	P
Two-family dwelling (duplex) (119)		
Watchman or caretaker quarters	P	
<b><i>Educational and Institutional Uses</i></b>		
Assisted living facility, nursing home, or rest home (10)		
Cemetery	S	
Church or rectory, including church-operated day-care facilities and pre-schools (25)	P	P
Clinic (28)		
College or university	S	
Day-care (34)		S
Fraternal organization, lodge, civic club (47)		
Halfway house		
Hospital (53)		
Museum, library, art gallery (public) (73)	S	P
School, business or trade (99)		
School, public, private or parochial (100)	S	P
<b><i>Accessory, Utility and Incidental Uses</i></b>		
Accessory building or use (1)	P	P
Electrical generating plant		
Home occupation (See 146-133) (52)	P	P
Local utility line or utility distribution lines; Telephone exchange (no garage or shop)	P	P
Public building (shop or yard) (90)	S	
Servant's quarters (102)	P	
Sewage treatment plant		
Utility business office		
Utility shop or yard	S	
Utility substation or regulating station	S	S
Water storage tank	S	P

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Water treatment plant	S	
<b>Recreational &amp; Entertainment Uses</b>		
Amusement, commercial (indoor) (4)		
Amusement, commercial (outdoor) (5)		
Carnival or circus (temporary)	T	
Country club (31)	S	P
Fitness club, gymnasium, exercise area or similar use		
Golf course (public)	P	P
Golf course (private)	S	P
Park or playground (public) (81)	P	P
Playfield or stadium (public) (88)	P	P
Private club (subject to Ch. 138, Art. II, Sec. 146-41) (89)		
Recreation area (private) (91)	P	P
Recreation center (public) (92)	P	P
Sexually oriented business (subject to Ch. 138, Art. V)		
Swim or tennis club (112)	P	
Swimming pool (public)	P	P
Swimming pool (private) (113)	P	P
Theater (indoor)		
Theater (outdoor)		
<b>Transportation, Automobile, and Related Uses</b>		
Airport or landing field, and aircraft hangar		
Auto painting or body shop		
Auto parts sales (indoor)		
Automobile, trailer, light truck, tool rental		
Automobile, motorcycle, boat (sales, repair, or storage)		
Bus station		
Car Wash (See Sec 146-41(11a)) (23)		
Garage, auto repair (50)		
Garage or lot, parking (private)	P	P
Garage or lot, parking (commercial)		
Heliport or helistop	T	
Motor freight terminal		
Parking, incidental to main use	P	P
Parking lot (truck) (83)		
Private street development (See Ch. 142, Art. VII)		S
Railroad freight station		
Railroad team truck		
Railroad track or right-of-way	P	P

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Type Use	(Existing) AG	(Proposed) SF5
Recreational vehicle sales		
Service station or motor vehicle fuel sales (subject to section 146-84 (103)		
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>		
Bait shop	P	
Bakery or confectionery (retail)		
Bakeries (wholesale)		
Banks and financial institutions		
Barber or beauty shops		
Building materials sales or monument sales		
Carpentry or sign shop		
Cleaning Plant (laundry)		
Cleaning and pressing (small shop and pickup) (27)		
Department or discount store		
Drug-store or pharmacy		
Exterminator		
Farmers market (40)	P	
Florist or garden shop		
Field office (43) or real estate sales office	T	T
Food stores, groceries		
Frozen food lockers		
Funeral homes and mortuaries		
Furniture sales		
Greenhouse or plant nursery		
Hardware store (paint, plumbing, and related sales)		
Heavy machinery sales and storage		
Hotel or motel (54)		
Household appliance sales (55)		
Laboratories (medical, dental, science)		
Mimeograph or letter shop		
Mobile home display and sales		
Office building		
Offices with showrooms		
Office use	P	
Office supplies		

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Paint and related sales		
Pawnshops		
Personal service (86)		
Pet store, kennel, animal boarding (no outside runs)		
Pet store, kennel, animal boarding (outside runs)	P	
Psychic/paranormal readings		
Radio or TV broadcast studio		
Retail store (indoor)		
Restaurant or cafeteria (carry-out only) (95)		
Restaurant or cafeteria (indoor service) (96)		
Restaurant or cafeteria (including drive-through window) (97a)		
Restaurant or cafeteria (drive-in service) (97b)		
Studios, photo, music, art, health, etc.		
Tattoo Parlor		
Travel agent		
Upholstery shop		
Veterinarian (no outside runs)		
Veterinarian (with outside runs)	P	
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)		
Open storage (79)		
Paper or pulp manufacture		

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Type Use	(Existing) AG	(Proposed) SF5
Printing plant		
Refining or storage (petroleum 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
Community Garden (29)	P	P
Creamery (dairy products)		
Fairgrounds or rodeo	S	
Farm implement sales and service		
Farm, orchard or truck garden (40)	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