

**LAND USE COMPARISON TABLE**  
**17-002Z – Eldorado Parkway Rezone**

| Type Use   | (Existing)<br>PD | (Proposed)<br>PD |
|--|------------------|------------------|
| <b><i>Residential Uses</i></b>   |                  |                  |
| Bed and breakfast (subject to Ch. 138, Art. IV)  |                  |                  |
| Boardinghouse or roominghouse (17)   | P                | S                |
| Dormitories  | P                | P                |
| Independent Living Facility (retirement community) (56)                                  | S                | 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)  |                  |                  |
| 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)                                | P                | P                |
| Cemetery   |                  |                  |
| 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 (34)  | P                | P                |
| Fraternal organization, lodge, civic club (47)   | P                | P                |
| Halfway house  | P                | S                |
| Hospital (53)  | P                | P                |
| Museum, library, art gallery (public) (73)   | P                | P                |
| School, business or trade (99)   | P                | P                |
| School, public, private or parochial (100)   | P                | 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                |                  |
| Local utility line or utility distribution lines; Telephone exchange (no garage or shop) | P                | P                |
| Public building (shop or yard) (90)  |                  |                  |
| Servant's quarters (102)   |                  |                  |
| Sewage treatment plant   |                  |                  |
| Utility business office  | P                | P                |
| Utility shop or yard   |                  |                  |
| Utility substation or regulating station   | S                | S                |
| Water storage tank   | P                | P                |

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| Water treatment plant  |                  |                  |
| <b>Recreational &amp; Entertainment Uses</b>                 |                  |                  |
| Amusement, commercial (indoor) (4)                           | P                | P                |
| Amusement, commercial (outdoor) (5)                          |                  | S                |
| Carnival or circus (temporary)                               | T                | T                |
| Country club (31)  | P                | S                |
| Fitness club, gymnasium, exercise area or similar use        | P                | P                |
| Golf course (public)   | P                | S                |
| Golf course (private)  |                  | S                |
| 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) | S                | S                |
| 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                | P                |
| Swimming pool (public)                                       | P                | P                |
| Swimming pool (private) (113)                                | P                | P                |
| Theater (indoor)   | P                | P                |
| 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)                                    | P                | S                |
| Automobile, trailer, light truck, tool rental                | P                |                  |
| Automobile, motorcycle, boat (sales, repair, or storage)     | P                |                  |
| Bus station  | P                | S                |
| Car Wash (See Sec 146-41(11a)) (23)                          | P                | S                |
| Garage, auto repair (50)                                     | P                | S                |
| Garage or lot, parking (private)                             | P                | P                |
| Garage or lot, parking (commercial)                          | P                | P                |
| 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)           |                  |                  |
| Railroad freight station                                     |                  |                  |
| Railroad team truck  |                  |                  |
| Railroad track or right-of-way                               | P                | P                |

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

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

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