
Permitted Uses

The Old Town Bowie Development District includes properties classified in the M-U-I and I-1 Zones.

In the Old Town Development District, the uses of the underlying zone are the same as those in the Zoning Ordinance, except as modified by these Development District Standards.

Development District Standards may not allow uses prohibited in the underlying zone (see CB-8-2000). Certain uses have been modified by the Development District Standards in accordance with Sections 27-548.22(b) and 27-548.25(d) of the Zoning Ordinance to limit uses that are incompatible with, or detrimental to, the goals of the Development District and purposes of the D-D-O Zone and to eliminate the need for special exceptions, which shall not apply to uses within a Development District.

Interpretation of this modified Table of Uses requires the use of this document in conjunction with the Zoning Ordinance Table of Uses (see Sections 27-441, 27-461, and 27-473). ***Only those uses that have been modified by the Old Town Bowie Development District are included in this document.*** Other uses may be permitted or prohibited within the M-U-I (Mixed-Use Infill) or I-1 (Light Industrial) Zones, as specified in the Zoning Ordinance. Consult Section 27-548.17 of the Zoning Ordinance for additional detail on uses in the M-U-I Zone. New special exception (SE) uses created via revisions to the Zoning Ordinance and which are not otherwise addressed by this modified Table of Uses shall be considered detailed site plan uses for the purposes of determining uses permitted within the Old Town Bowie Development District.

No use shall be allowed in the Old Town Bowie Development District, except as provided for in the Tables of Uses and as modified by these Development District Standards. In the tables, the following applies:

1. The letter “P” indicates that the use is permitted in the zone indicated.
2. The letters “DSP” indicate that the use is permitted but will require a detailed site plan process for approval. Those uses that have been changed from special exception (SE) to DSP uses are permitted, but are subject to the general special exception standards in Section 27-317(a)(1), (4), (5), and (6) and shall conform to the recommendations of the master plan.

3. The letter “X” indicates that the use is prohibited.
4. The letters “NA” indicate that the use does not apply to the underlying zone.
5. All uses not listed in the applicable Table of Uses for the underlying zone are prohibited.
6. Whenever the tables refer to an allowed use, that use is either permitted (P) or permitted but subject to additional requirements (PA; consult the Zoning Ordinance for Details), as listed in the zone in the tables.
7. The uses permitted in the M-U-I Zone are the same as those permitted by right or by special exception in the Commercial Shopping Center (C-S-C) Zone. However, for use category (3) Miscellaneous, and use category (6) Residential/Lodging, the uses allowed are those permitted in the medium-residential density R-18 Zone, except that hotel/motel uses are as permitted in the C-S-C Zone. Also, the master plan’s Development District Overlay Zone (DDOZ) further amends the range of uses permitted in the M-U-I Zone to those uses listed as permitted and prohibited below.

(CB-37-1988; CB-3-1989; CB-90-1992; CB-1-1994; CB-58-1990; CB-12-2001)

**TABLE 10
(A) COMMERCIAL USES**

USE	Village Street* M-U-I in DDOZ
(1) Commercial:	
(A) Eating or Drinking Establishments:	
Drive-in restaurant	X
Fast-food restaurant:	
(ii) Within an office building	DSP
(iii) Within a hotel	X
(v) Within, and sharing the same points of vehicular access as, an integrated shopping center having six individual businesses (including the fast-food restaurant) and a minimum 50,000 square foot gross floor area ¹⁰ (CB-29-1986)	X
(vi) Provided that the fast-food restaurant is part of an integrated shopping center, is not attached to a gas station, is limited to a maximum 2,000 square foot gross floor area, no more than 20 seats, and no drive-in or delivery service ¹⁶ (CB-126-1989)	X
(vii) All others	X
Eating or drinking establishment, with full drive-through service	X
Eating or drinking establishment of any type, including music and patron dancing past the hours of 1:00 a.m., excluding adult-oriented uses	DSP
Eating or drinking establishment of any type providing live adult-oriented performances	X
(B) Vehicle, Mobile Home, Camping Trailer, and Boat Sales and Service:	
Bus maintenance accessory to:	
(i) A private school or educational institution	DSP
(ii) A church or other place of worship	DSP
Boat sales, service, and repair, including outdoor storage of boats and boat trailers:	
(ii) All others	X
Car wash:	
(iii) All others (CB-76-1998)	X

*See Regulating Plan (Map 13, page 190) and Development District Standards.

	Village Street*
USE	M-U-I in DDOZ
Gas Station (in the C-M Zone, subject to Detailed Site Plan review in accordance with Section 27-358(a)(1), (2), (4), (5), (6), (7), (8), (9), and (10)) (CB-1-1989; CB-72-1999)	X
Incidental automobile service in a parking garage ³	DSP
Vehicle lubrication or tune-up facility, provided all sales and installation operations are conducted in a wholly enclosed building with no outdoor storage (CB-43-1987)	X
Vehicle, mobile home, or camping trailer repair and service station (CB-50-1993)	X
Vehicle, mobile home, or camping trailer sales lot, which may include dealer servicing and outdoor storage of vehicles awaiting sale; but shall exclude the storage or sale of wrecked or inoperable vehicles, except as accessory to the dealership for vehicles which the dealership will repair ³⁷ (CB-95-1987; CB-87-2000; CB-29-2002)	X
Vehicle or camping trailer rental (in the C-M Zone, subject to Section 27-417(a),(b)(2), and (c))	X
Vehicle parts or tire store including installation facilities, provided all sales and installation operations are conducted in a wholly enclosed building with no outdoor storage:	
(iii) All others (CB-21-1992)	X
Vehicle parts or tire store without installation facilities	P
(C) Offices:	
Bank, savings and loan association, or other savings or lending institution:	
(iii) All others	P
(D) Services:	
Animal hospital, animal training, kennel	DSP
Bicycle repair shop:	
(ii) All others	DSP
Catering establishment:	
(iv) All others (CB-94-1996, CB-34-1999)	DSP
Electric or gas appliance, radio, or television repair shop	P
Funeral parlor, undertaking establishment (CB-2-1989)	X

*See Regulating Plan (Map 13, page 190) and Development District Standards.

	Village Street*
USE	M-U-I in DDOZ
Lawn mower repair shop:	
(ii) All others, provided all repairs are performed within a wholly enclosed building	DSP
Limousine service:	
(i) Storage of up to 10 limousines (not to include buses and vans), may include routine vehicle repair or servicing within a wholly enclosed building, with no outdoor storage	X
Massage establishment	X
Methadone Treatment Center (CB-103-1993)	X
Newspaper publishing establishment	DSP
Printing shop:	
(ii) All others	X
(E) Trade (Generally Retail):	
Bicycle (sales) shop:	
(ii) All others	DSP
Bottled gas sales:	
(ii) All others	P
Bulk retailing:	
(i) Products allowed to be sold in a C-S-C Zone (CB-65-1989; CB-25-1999)	X
Department or variety store, excluding pawnshops	
(ii) Exceeding 125,000 square feet of gross floor area within the developed tier or a designated Revitalization Tax Credit Area	X
(iii) All others, 40 in accordance with Section 27-348.02 (CB-71-1993; CB-28-1997, CB-4-1999; CB-2-2002)	X
Drug store:	
(iii) All others	DSP
Food or beverage goods preparation for wholesale sales:	
(ii) Containing 1,501 to 3,000 square feet of gross floor area	DSP
Food or beverage store:	

*See Regulating Plan (Map 13, page 190) and Development District Standards.

	Village Street*
USE	M-U-I in DDOZ
(iii) In combination with a department or variety store on the same or adjacent site, in accordance with Section 27-348.02	DSP
Household appliance or furniture store:	
(i) Not exceeding 50,000 square feet of gross floor area	P
Lawn mower (sales) store	P
Outdoor display of merchandise for sale (except as otherwise specified) and excluding merchandise displayed on gasoline pump islands associated with gas stations which is allowed):	
(ii) More than 6 feet from main buildings (subject to Section 27-388)	X
Pawnshop:	
(ii) In accordance with Section 27-394.01 (CB-28-1997)	X
Seafood market:	
(iii) Unrestricted in size (CB-49-1987)	P
(2) Institutional/Educational:	
Adult day care center	X
Church or similar place of worship, convent, or monastery (CB-23-1988)	X
Day care center for children:	
(B) All others (CB-23-1988)	DSP
Hospital (may include a private spa)	X
Nursing or care home (may include a private spa)	X
School, Private:	
(D) Of business or trade, where the business or trade is permitted by Special Exception (SE) in the respective zone	DSP
(H) All others (CB-40-1988; CB-50-1988; CB-113-1994; CB-93-1996; CB-94-2000)	DSP

*See Regulating Plan (Map 13, page 190) and Development District Standards.

	Village Street*
USE	M-U-I in DDOZ
(3) Miscellaneous	The Commercial Use Listing Category (3) Miscellaneous is not applicable to the M-U-I Zone. Refer to Residential Use Listing Category (3) Miscellaneous, in Table 8B.
(4) Public/Quasi Public:	
Sanitary landfill or rubble fill ¹⁷ (CB-15-1990)	X
(5) Recreational/Entertainment/Social/Cultural:	
Amusement arcade:	
(B) All others	DSP
Amusement park:	
(A) Within a wholly enclosed shopping mall	X
Archery or baseball batting range	X
Athletic field:	
(B) With permanent bleacher-type seating for more than 100 spectators	X
Billiard or pool parlor	X
Bowling alley:	
(B) All others	X
Golf course or country club:	
(A) Accessory to a commercial use	X
(B) All others	X
Golf driving range	X
Marina (CB-72-1987)	X
Performance arts center, in accordance with Section 27-464.05 (CB-12-2001)	DSP
Recreational or entertainment establishment of a commercial nature, if not otherwise specified:	
(A) Abutting residential property or land residentially zoned	DSP

*See Regulating Plan (Map 13, page 190) and Development District Standards.

	Village Street*
USE	M-U-I in DDOZ
(B) All others (CB-72-1998)	DSP
Rifle, pistol, or skeet shooting range:	
(A) Indoor	X
Skating rink	X
Spa (public):	
(F) Unrestricted	X
Tennis, basketball, handball, or similar court:	
(A) Indoor (within a permanent wholly enclosed building)	DSP
(B) Outdoor	X
(C) With a temporary removable cover (bubble)	X
(6) Residential/Lodging:	With the exception of hotel or motel uses, the Commercial Use Listing Category (6) Residential/Lodging is not applicable to the M-U-I Zone. Refer to Residential Use Listing Category (6) Residential/Lodging in Table 8B.
Hotel or Motel:	
(A) Hotel or motel in general	X
(B) Including any use allowed in the C-S-C Zone (but not generally allowed in the C-M Zone, excluding those merited by Special Exception), when located within a hotel, provided the uses shall not be located above the ground floor; but not more than fifteen (15) percent of the gross floor area of the building shall be devoted to the uses; and not more than 3,000 square feet shall be allotted to any one use (CB-105-1985; CB-58-1990)	X
(7) Resource Production/Recovery:	
Agricultural use	
(A) Other than animal or poultry raising	X

*See Regulating Plan (Map 13, page 190) and Development District Standards.

	Village Street*
USE	M-U-I in DDOZ
(B) Animal or poultry raising (other than customary household pets)	
(i) on lots 20,000 square feet or more	X
(ii) on lots under 20,000 square feet	X
Sand and gravel wet-processing	X
Surface mining	X
(8) Transportation/Parking/Communications/Utilities:	
Airport, airpark, airfield, airstrip, heliport, helistop	X
Bus station or terminal	DSP
Monopoles and related equipment buildings and enclosures, in accordance with Section 27-464.03 (CB-65-2000)	X
Parking lot, commercial:	
(B) All others	DSP
Satellite dish antenna, in accordance with Section 27-451.01:	
(B) More than 10 feet in diameter to serve only 1 dwelling	X
Taxicab dispatching station:	
(B) With cab storage	X
Towers or poles (electronic, public utility when not otherwise permitted, radio, or television, transmitting or receiving):	
(D) All others (CB-8-1990; CB-41-1994; CB-123-1994; CB-65-2000)	DSP

*See Regulating Plan (Map 13, page 190) and Development District Standards.

Footnotes (NOTE: The numbering of the footnotes preserves the order of footnotes as listed in the appropriate Table of Uses in the Zoning Ordinance (27-441, 27-462, and 27-474). Consult the Zoning Ordinance for further detail).

- 2 Provided:
- (A) The mobile home is located on a lot having a net area of at least five acres;
 - (B) The use of the mobile home is in connection with another use on the property for which the County levies or collects an amusement tax;
 - (C) The occupants of the mobile home are employed by or reasonably connected with the other use; and
 - (D) The mobile home shall not be located on the property for more than one hundred twenty cumulative days per calendar year, except mobile homes used in connection with parimutuel racetracks when the use shall not exceed two hundred eighteen cumulative days per calendar year.
- 3 Provided:
- (A) The service shall be limited to supplying gasoline, oil, water, tire pressure, and washing;
 - (B) Only automobiles parking in the parking garage may be served;
 - (C) No signs visible from outside the structure shall indicate the presence of the service facilities; and
 - (D) The garage shall be wholly enclosed.
- 10 The requirement for at least 6 businesses and a 50,000 square feet minimum gross floor area does not apply to a fast-food restaurant which is legally existing or which is subsequently constructed pursuant to a building permit filed prior to May 6, 1986. (CB-29-1986)
- 13 Provided the health center is located on a minimum of twenty-five acres. (CB-55-1988)
- 16 Delivery service is permitted provided an additional parking space, over and above the required number of parking spaces, is provided for each vehicle used for delivery. No more than six vehicles shall be permitted for the delivery service. (CB-126-1989)
- 17 A sanitary landfill or rubble fill may include a rock crusher only if it is approved as part of the Special Exception. (CB-15-1990)
- 18 Provided both uses were existing as of January 1, 1991. (CB-11-1991)
- 26 Provided the property on which the use is located is under single ownership which includes the I-1 and C-M zones, where the uses on the C-M zoned portion are an expansion of the currently existing uses on the I-1 zoned portion of the property. (CB-39-1996)
- 37 Except for new vehicle sales lots, the use shall be located on a tract of land containing a minimum of 25,000 square feet. All such uses on property less than 25,000 square feet in existence on September 1, 2000, may not be certified as nonconforming uses and must cease operations on or before August 31, 2003. (CB-87-2000)
- 40 Permits for a store approved before January 15, 2002, without a special exception may continue in effect and be revised or amended, and such a store shall not be considered a nonconforming use. No permits for new food or beverage operations in such a store may be approved without a Special Exception. (CB-2-2002)

*See Regulating Plan (Map 13, page 190) and Development District Standards.

(B) RESIDENTIAL USES.

	Village Street*
USE	M-U-I in DDOZ
(1) Commercial:	The Residential Use Listing Category (2) Commercial is not applicable to the M-U-I Zone. Refer to Commercial Use Listing (1) Commercial, in Table 8A.
(2) Institutional/Educational:	The Residential Use Category (2) Institutional/Educational is not applicable to the M-U-I Zone. Refer to commercial Use Listing (1) Commercial, in Table 8A.
(3) Miscellaneous:	
Adaptive reuse of a surplus public school, when not otherwise allowed	DSP
Adaptive use of a Historic Site, when not otherwise allowed (CB-58-1987)	DSP
Animals, not customarily household pets (CB-117-1986; CB-55-1988)	X
Cemetery, crematory:	
(B) Cemetery, accessory to a church, convent, or monastery ⁴⁹	X
Increase in height of accessory building, used for:	
(A) Servant, household help living quarters ³⁰	X
(B) Agricultural purposes on a lot having a net area of less than 5 acres	X
(D) Office	DSP
Temporary structures and uses not otherwise allowed	DSP

*See Regulating Plan (Map 13, page 190) and Development District Standards.

	Village Street*
USE	M-U-I in DDOZ
(4) Public/Quasi Public:	The Residential Use Listing Category (4) Public/Quasi Public is not applicable to the M-U-I Zone. Refer to Commercial Use Listing (4) Public/Quasi Public in Table 8A.
(5) Recreational/Entertainment/Social/Cultural:	The Residential Use Listing Category (5) Recreational/Entertainment/Social/Cultural is not applicable to the M-U-I Zone. Refer to Commercial Use Listing (5) Recreational/Entertainment/Social/Cultural in Table 8A.
(6) Residential/Lodging:	
Apartment housing for elderly or handicapped families in a building other than a surplus public school building (with provisions for increased density and reduced lot size in Multifamily Zones) (CB-85-1988; CB-91-1991; CB-44-1992; CB-46-1999)	DSP
Apartment housing for elderly or handicapped families in a surplus public school building	X
Artists' residential studios, in accordance with Section 27-445.09 (CB-12-2001)	DSP
Congregate living facility for more than eight elderly or physically handicapped residents (CB-90-1985)	P
Congregate living facility for not more than eight elderly or physically handicapped residents (CB-90-1985)	DSP
Conversion of one-family detached dwelling to a building containing up to three dwelling units (not considered as a two-family, three-family, or multifamily dwelling). ⁵⁷	
(B) Prior to November 29, 1949, if the owner of the building does not reside in the building, or a valid Use and Occupancy permit was not in effect on July 1, 1986	X

*See Regulating Plan (Map 13, page 190) and Development District Standards.

	Village Street*
USE	M-U-I in DDOZ
(C) Prior to November 18, 1980, but on or after November 29, 1949	X
Country Inn	X
Dwelling, multifamily:	
(B) Subject to applicable bedroom percentages	DSP
(C) In excess of applicable bedroom percentages	DSP
Dwelling, one-family attached, for the elderly ⁵⁸ (CB-71-1996)	P ²
Dwelling, quadruple-attached (CB-83-1997)	X
Dwelling, three-family	X
Fraternity or sorority house:	
(B) All others	X
Group residential facility for more than 8 mentally handicapped dependent persons, or for five or more other dependent persons	DSP
Motel	Hotel and motel uses in the M-U-I Zone are permitted as in the C-S-C Zone.**
Planned retirement community (CB-55-1996, CB-21-1999)	DSP
Tourist cabin camp	X
Tourist homes	DSP
Townhouse, all others (CB-55-1996)	DSP
(7) Resource Production/Recovery:	The Residential Use Listing Category (7) Resource Production/Recovery is not applicable to the M-U-I Zone. Refer to Commercial Use Listing (7) Resource Production/Recovery in Table 8A.

* See Regulating Plan (Map 13, page 190) and Development District Standards.

** Refer to Residential Use Listing Category (6) Residential/Lodging in Table 9A.

	Village Street*
USE	M-U-I in DDOZ
(8) Transportation/Parking/Communications/Utilities:	<p>The Residential Use Listing Category (8) Transportation/Parking/Communications/Utilities is not applicable to the M-U-I Zone. Refer to Commercial Use Listing (8) Transportation/Parking/Communications/Utilities in Table 8A.</p>

Footnotes: (NOTE: The numbering of the footnotes preserves the order of footnotes as listed in the appropriate Table of Uses in the Zoning Ordinance (27-441, 27-462, and 27-474). Consult the Zoning Ordinance for further detail.)

- 2 Subject to all requirements applicable to the R-T Zone (except as specifically modified for the R-20 Zone).
- 30 Only in connection with one-family detached dwellings.
- 49 Provided both uses were existing as of January 1, 1991.
(CB-11-1991)
- 57 Conversion shall not occur until:
 - (A) The building is structurally modified to include the additional dwelling units; and
 - (B) The additional dwelling units are occupied.
(CB-73-1996)
- 58 For the purposes of this Section, a dwelling for the elderly shall be housing which is operated in accordance with State and Federal Fair Housing laws.
(CB-71-1996)

*See Regulating Plan (Map 13, page 190) and Development District Standards.

(C) INDUSTRIAL USES.

USE	Industrial Street* I-1 ³³ in DDOZ
(1) Commercial:	
(A) Eating or Drinking Establishments:	
(ii) Within a hotel	X
(iii) Within a motel	X
(v) Within an industrial park:	
(aa) Of at least 100 acres, fast food restaurant	X
(bb) Of at least 100 acres, all others	X
(cc) Of between 25 and 99 acres	X
(dd) Of less than 25 acres, except as provided above	X
(ff) Of between 25 and 100 acres, including a fast-food restaurant. (CB-97-2004)	X
(viii) All others (CB-21-1987; CB-34-1987; CB-57-1994; CB-37-1998)	X
(B) Vehicle, Mobile Home, Camping Trailer, and Boat Sales and Service:	
Gas station (CB-1-1989; CB-57-1994; CB-40-1998)	X
(C) Offices: NO CHANGES	See Zoning Ordinance
(D) Services:	
Massage Establishment	X
Methadone Treatment Center (CB-103-1993)	X
(E) Trade (Generally Retail):	
Clothing, dry goods, millinery, or shoe store (CB-89-1986)	DSP
Drug store (CB-91-1986)	DSP
Food or beverage store	
(ii) All others (CB-93-2001)	DSP
Seafood market (CB-49-1987)	P

*See Regulating Plan (Map 13, page 190) and Development District Standards.

	Industrial Street*
USE	I-1 ³³ in DDOZ
(2) Industrial:	
(A) Chemical and Allied Manufacturing:	
Distillery for production of fuel alcohol, which may include bulk storage (CB-75-1998)	X
Organic and inorganic chemicals (except as specified):	
(ii) Breaking bulk (CB-75-1998)	X
(B) Fabrication of Wood, Metal, Paper, Plastic, and Glass Products from Materials Produced Elsewhere:	
Containers:	
(i) Paper or plastic	DSP
(ii) Glass, metal, or wood or other materials (CB-75-1998)	DSP
Heavy armament (CB-75-1998)	X
(C) Manufacturing and Processing of Lumber, Wood, and Related Products: NO CHANGES	See Zoning Ordinance
(D) Manufacturing of Scientific, Specialized, and Technical Instruments and Equipment: NO CHANGES	See Zoning Ordinance
(E) Metal Production:	
Recycling of nonferrous metals (CB-75-1998)	X
(F) Miscellaneous Industrial, Manufacturing, and Related Uses:	
Consolidated Storage, in accordance with Section 27-475.04 (CB-32-1988; CB-75-1998; CB-45-1999)	X
Contractor's plant or storage yard:	
(i) Those involving the operation or storage of heavy equipment over 17,000 pounds gross vehicle weight	X
Heavy motorized equipment, motor vehicle, truck, boat, camping trailer, or trailer storage yard (CB-90-1992; CB-75-1998)	X
Junk yard	X
Recycling plant, except as otherwise specified (CB-75-1998)	DSP
Storage building accessory to:	
(iii) A Special Exception use (CB-90-1992; CB-1-1994)	X
Vehicle salvage yard	X

*See Regulating Plan (Map 13, page 190) and Development District Standards.

	Industrial Street*
USE	I-1 ³³ in DDOZ
(G) Petroleum, Gas, and Related Products:	
Breaking bulk for home consumption or portable appliances (CB-75-1998)	X
Gasoline or gasohol bulk storage (other than gas station or vehicle repair and service station)	X
(H) Printing, Publishing, Paper, and Related Industries:	
Paper or paper board products (except containers) manufacturing	X
(I) Processing of Food and Kindred Products for Human Consumption:	
Pickling	DSP
Smoking and curing	DSP
(J) Rubber and Synthetic Rubber Products:	
Recycling of rubber products	X
(K) Stone, Clay, Glass, and Cement Products: NO CHANGES	See Zoning Ordinance
(L) Textile Products:	
Recycling of textiles (CB-75-1998)	DSP
(M) Wholesale Trade:⁹	
Wholesaling or distribution use not listed (CB-90-1992)	X
(3) Institutional/Educational:	
Day care center for children:	
(B) All others (CB-23-1988; CB-66-1996)	X
School, private:	
(I) All others (CB-26-1985; CB-33-1986; CB-23-1988; CB-14-1994, CB-113-1994; CB-66-1996; CB-93-1996; CB-94-2000)	DSP
(4) Miscellaneous:	
Adaptive use of a Historic Site, when not otherwise allowed (CB-58-1987)	DSP
Cemetery, crematory:	
(B) All others (CB-11-1991; CB-27-1995)	X
(5) Public/Quasi Public:	
Sanitary landfill or rubble fill ¹⁹ (CB-15-1990)	X

*See Regulating Plan (Map 13, page 190) and Development District Standards.

	Industrial Street*
USE	I-1 ³³ in DDOZ
(6) Recreational/Entertainment/Social/Cultural:	
Amusement park	X
Performance arts center, in accordance with Section 27-475.06.04 (CB-12-2001)	DSP
Rifle, pistol, or skeet shooting range:	
(B) Outdoor (CB-4-1991)	X
Skating rink:	
(B) Outdoor	DSP
Spa, public:	
(C) Accessory to a hotel or motel (in the I-1 and I-2 Zones, included on the approved Special Exception site plan for the hotel)	X
(D) All others (CB-3-1989; CB-66-1996)	X
Theater:	
(B) Outdoor (including drive-in) (CB-66-1996)	X
(7) Residential/Lodging:	
Artists' residential studios, in accordance with Section 27-475.06.04 (CB-12-2001)	DSP
Hotel or motel (which may include public spas, swimming pools, or tennis courts, provided they are enclosed by a fence or wall at least 6 feet high):	
(A) In an industrial park having a gross tract area of at least 25 acres	X
(B) All others	X
(8) Resource Production/Recovery:	
Concrete recycling facility (CB-78-2004)	X
Sand and gravel wet-processing (CB-75-1998)	X
Surface mining	X

*See Regulating Plan (Map 13, page 190) and Development District Standards.

Industrial Street*	
USE	I-1 ³³ in DDOZ
(9) Transportation/Parking/Communications/Utilities:	
Airport, airpark, airfield, heliport	X
Airstrip or helistop	X
Satellite dish antenna, in accordance with Section 27-468.01:	
(B) Over 10 feet in diameter, to serve only 1 dwelling unit	X
Towers or poles (electronic, radio, or television, transmitting or receiving):	
(D) All others (CB-8-1990; CB-123-1994; CB-103-1997; CB-65-2000)	X

Footnotes: (NOTE: The numbering of the footnotes preserves the order of footnotes as listed in the appropriate Table of Uses in the Zoning Ordinance (27-441, 27-462, and 27-474). Consult the Zoning Ordinance for further detail.)

- 9 In the I-3 Zone, subject to Section 27-471(c) and (g).
- 19 A sanitary landfill or rubble fill may include a rock crusher only if it is approved as part of the Special Exception. (CB-15-1990)
- 33 Approval of a Special Exception is required for any use in the I-1 or I-2 Zones if any portion of the lot on which the use is proposed is within the subject area of a pending Transit District Overlay Zoning Map Amendment that has been initiated by resolution of the District Council. This provision does not apply to uses or buildings in existence as of July 1, 1996, or uses set forth in Section 27-473(b)(1)(A)(i),(A)(iv), and (C), and (b)(5). (CB-66-1996)

*See Regulating Plan (Map 13, page 190) and Development District Standards.