

17.20.010 Establishment of uses.

The use of a property is defined by the activity for which the building or lot is intended, designed, arranged, occupied, or maintained. The use is considered permanently established when that use will or has been in continuous operation for a period exceeding thirty days. A use that will operate for more than twenty-four hours but less than thirty days is considered a temporary use, and subject to a temporary use permit as provided in Section 17.40.120. All applicable requirements of this code, or other applicable state or federal requirements, shall govern a use located in the city of McCleary.

(Ord. 709 § 1 (part), 2004)

17.20.020 Interpretation of table of land uses.

A. The land use table in this chapter determines whether a specific use is allowed in a zone district. The zone district is located on the vertical column and the specific use is located on the horizontal row of these tables.

B. If no symbol appears in the box at the intersection of the column and the row, the use is not allowed in that district unless allowed as a temporary use in accordance with Section 17.40.120.

C. If the letter "P" appears in the box at the intersection of the column and the row, the use is a permitted use, allowed by right in that district and subject to the general requirements of this chapter.

D. If the letter "C" appears in the box at the intersection of the column and the row, the use is allowed subject to the conditional use permit application procedures under Section 17.40.110 and subject to the general requirements of this chapter.

E. If a number accompanies a letter, the use is allowed in that zone subject to different development limitations or conditions. The development condition with the corresponding number immediately follows the table.

F. All applicable requirements shall govern a use whether or not they are cross-referenced in a section.

(Ord. 709 § 1 (part), 2004)

17.20.030 Table of land uses for all zoning districts.

Land Use	R-1	R-2	R-3	C-1	C-2	C-3	I	F/OS
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Accessory uses and structures	P	P	P	P	P	P	P	
Accessory dwelling units	P	P	P	P	P			
Adult entertainment businesses and adult book stores						C	C	
Adult family homes	P	P	P	P	P			
Agriculture/silviculture activities and facilities						P	P	P
Animal shelter				C	C		P	
Appliance sales and repair				P	P		P	
Bars, cocktail lounges and taverns				P	P	P ⁴	C	
Bed and breakfast inns	C	P	P	P	P		C	
Boarding houses		P	P				C	

Bulk fuel and chemical storage facilities							C	
Business office use				P	P	P ⁴	C	
Caretaker dwelling		P	P	P	P	P ⁴	P	
Cemeteries	C	C	C	C	C		C	C
Commercial horticulture (nursery)				C	P		P	
Community facilities	C	C	C	P	P	P	P	
Contractor office				P				
Contractor yards					C		P	
Day care centers	C	C	C	P	P		P	
Drive-in restaurants				P	P	P	C	
Family day care providers	P	P	P	P	P			
Financial, insurance, and real estate offices				P	P		C	

Firewood storage except for personal consumption							P	
Fuel dispensing facilities				P	P	P	C	
Golf courses	C	C	C	C	C			
Heavy equipment sales, repair, rental and cleaning				C	C	C	C	
Home occupations	P	P	P	P	P			
Hospitals, medical clinics, medical offices	C	C	C		P	P	C	
Hotels and motels				P	P	P	C	
Housing for the elderly	C	P	P	P				
Life care facilities	C	C	C	C	P	P		
Indoor entertainment facilities				P	P		C	
Industry, heavy							P	

Industry, light					C		P	
Jails and other correction facilities					C		C	
Kennels					C		P	
Laundry or dry cleaner				P	P		P	
Machine shop					C		P	
Manufactured home parks			C					
Manufactured homes, designated	P	P	P		P			
Manufactured homes, non-designated			p ¹					
Medical Clinic				P				
Mineral extraction and processing							C	
Motor vehicle cleaning (car wash)				P	P	C ⁴	C	

Motor vehicles-sales and repair (indoor and outdoor):								
Motorcycles, mopeds, ATV's				P	P	P	P	
Passenger cars				C	P	P	P	
Boats and watercraft				C	P	P	P	
Motor homes				C	P	P	P	
Small engine tractors and other equipment under 10,000 lbs				P	P	P	P	
Mortuary				C	P			
Multi-family dwellings		P	P	p ²	P			
Office parks					P		C	
Outdoor sales, not including motor vehicles				C	P		P	
Outdoor storage					C		P	

Parking areas, commercial or public				P	P	P	P	
Personal services				P	P	P ⁴	C	
Personal wireless services facilities	C	C	C	C	C	C ⁴	C	
Places of religious worship	C	C	C	C	P			
Printing or data processing centers				P	P		C	
Private clubs and fraternal organizations				C	P			
Professional offices				P	P	P ⁴	C	
Public agency offices				P	P	P	C	
Public and private schools	C	C	C	C	C			
Public owned facilities	C	C	C	C	C	C	C	C
Public utilities	P	P	P	P	P	C	P	P

Recreation areas/facilities, commercial				C				
Recreation areas/facilities, community centers, non-commercial	C	C	C	C	C		C	C
Recreational vehicle parks					C	C		
Restaurants				P	P	P	C	
Retail sales, indoor				P	P		P ³	
Retail sales, outdoors					P		C	
Retail sales, outdoor as an accessory use to indoor retail sales				P	P		C	

Retail sales, products grown on the premises/wayside or roadside stands				P	P		C	
Retail/wholesale outlet appurtenant/incidental to permitted use				C	C	C	C	
Secure community transition facility					C			
Self-service storage facilities				C	P		C	
Single-family dwellings, attached (duplex, townhouse, condominiums)		P	P		C			
Single-family dwellings, detached	P	P	P	P ²	P			

Small engine and equipment repair (under 10,000 lbs, 24 horse power)				P	P	C ⁴	C	
Stables								
Truck and heavy equipment storage and repair					C		P	
Truck and heavy equipment terminal					P	P	P	
Veterinary facility/animal clinic/animal hospital				C	P		C	
Warehousing					C		P	
Wholesale sales					P		p ³	
Wrecking, towing, or junk yards							C	

- 1. Within a manufactured home park only.
- 2. Above first floor of building.
- 3. Appurtenant or incidental to a permitted conditional use in the I district.

4. Allowed only as an accessory use to a permitted use.

(Ord. 737 § 5, 2006: Ord. 709 § 1 (part), 2004)

(Ord. No. 795, § III, 4-10-2013)(Ord. No. 810, § 1 part, 8-26-15)