

Page County Zoning Ordinance Update
 Attachment C. Proposed Use Matrix
 Revised 1.13.2020

Page County Zoning Use Matrix - Districts & Uses													
Uses	Districts												
Proposed Use	P-R Park-Recreation	W-C Woodland Conservation	A-1 Agriculture	AR Agricultural Residential	R Residential	R-1 Medium/High Density Residential	PUD - Planned Unit Development	C-1 Neighborhood Commercial	C-2 General Commercial	I-1 - Light Industrial	I-2 - General Industrial	MHP-1 Manufactured Home Parks	A-F Agricultural and Forestal Overlay District
Permitted Use Types : B - By-right A - Accessory Use R - With Restrictions SUP - Special Use Permit													
Agriculture and Environment													
Agricultural operations	B	B	B	B									B
Agriculture, intensive			SUP										SUP
Agritourism	B	B	B	B									B
Aquaculture	B	B	B	B									B
Brewery or distillery, farm	B	B	B	B									B
Confined Animal Feeding Operation		R	R										R
Conservation	B	B	B	B	B	B	B	B	B	B	B	B	B
Farmers market			B				B	B	B				
Livestock market			SUP							SUP			
Residential farm				R	R	SUP	SUP						
Wayside stand	B	B	B	B									B
Winery, farm	B	B	B	B									B

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Residential													
Accessory dwelling unit	SUP	SUP	SUP	SUP	SUP	SUP	SUP						
Dwelling, multifamily						B	B						
Dwelling, single-family	B	B	B	B	B	B	B	R	R			R	B
Dwelling, townhouse						B	B						
Dwelling, two-family					B	B	B						
Family day home (5-12 children)	SUP	SUP	SUP	SUP	SUP	SUP	SUP						
Family day home (1-4 children)	B	B	B	B	B	B	B					B	B
Family health care structure, temporary	B	B	B	B	B	R	R						
Home occupation, type A	R	R	R	R	R	R	R						
Home occupation, type B	SUP	SUP	SUP	SUP	SUP								SUP
Home occupation, virtual business	R	R	R	R	R	R	R					R	
Manufactured home	B	B	B	B	R*							B	B
Manufactured home park												B	
Residential care home	B	B	B	B	B	B						B	
Shelter, residential						SUP							
Short-term tourist rental	R	R	R	R	R								

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Public, Civic, Recreational and Institutional													
Camps and campground, recreational	SUP	SUP	SUP										
Cemetery	SUP	SUP	SUP		SUP				B				
Cultural facility			SUP	SUP			SUP	B	B				
Educational facility, college or university							SUP	SUP	B	SUP			
Educational facility, primary or secondary		SUP	SUP	SUP	B	SUP	B	B	B				
Emergency management services facility	SUP	SUP	SUP	SUP	SUP	SUP	SUP	R	B	B	B		
Neighborhood Recreational Facility				B	B	B	B					B	
Public park/recreational area	R	R	R	R	R	R	R	B	B	B	B	R	
Public use	SUP	SUP	SUP		SUP	SUP	SUP	B	B	B		SUP	
Religious assembly	SUP	B	B		B	B	B	B	B	SUP	SUP	R	

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Commercial													
Assembly, place of	SUP	SUP	SUP	SUP	SUP	SUP	SUP	B	B	SUP			
Automobile repair service, major									B				
Automobile repair service, minor		SUP	SUP					R	B	B			
Automobile sale, rental/leasing									B				
Aviation facility, private			SUP						SUP	SUP	SUP		
Aviation facility, public			B					B					
Bed and breakfast establishment	R	R	R	R	SUP		SUP	R					
Brewery, craft (Micro)							R	R	B				
Business, adult									SUP				
Business support service							B	B	B	B	B		
Car wash									B				

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Catering facility							B	B	B	B			
Commercial indoor entertainment								B	B				
Commercial indoor recreation / amusement								B	B				
Commercial outdoor recreation / amusement	SUP	SUP	SUP					SUP	R	SUP	SUP		
Construction material sales									B	R	B		
Consumer repair service							B	B	B	B			
Crematory									SUP	B			
Day care center		SUP	SUP	SUP	SUP	SUP	SUP	B	B	SUP		B	
Distillery, craft (or Micro)							R	R	B	B			
Equipment sales/rental, heavy			SUP						B	B			
Equipment repair service, heavy			SUP						SUP	B			

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Farm supply and service establishment			SUP					R	B				
Financial institution							B	B	B				
Funeral home								B	B				
Gasoline station	SUP	SUP	SUP				SUP	SUP	B				
Greenhouse, commercial			SUP						B				
Hospital									B				
Hotel									B	B			
Janitorial business									B	B			
Life care facility						SUP	B	B	B				
Kennel, commercial		SUP	SUP						B				
Laundry, commercial									B	B			
Manufactured home sales									SUP	SUP			

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Office, general			SUP				B	B	B	B	B		
Office, medical/clinic							B	B	B				
Outdoor sales, seasonal		R	R				R	R	R	R			
Personal services							B	B	B				
Restaurant, drive-thru							R		R				

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Restaurant, general								B	B	B				
Restaurant, mobile									R	R				
Sawmill, commercial			SUP	SUP						SUP		R		
School, business or trade								B	B	B	B			
Self-storage facility			SUP	SUP							B			
Shooting range			SUP	SUP						R	R			
Sportsman's club	SUP		SUP	SUP										
Stable, commercial	SUP		SUP	SUP	SUP				SUP	SUP				
Storage warehouses			SUP	SUP						B	B	B		
Store, general			SUP	SUP						B	B	B	R	
Store, specialty			SUP	SUP						B	B	B	B	
Veterinary clinic			SUP	SUP						R	R	B		
Tradesperson Service			SUP	SUP						SUP	R	B	B	B

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Industrial													
Boat yard									SUP	SUP	B		
Construction material sales or rental									B	B			
Hazardous material storage and distribution											SUP		
Laboratory, research and development										B	B		
Manufacturing, heavy											SUP		
Manufacturing, light										B	B		
Recycling facility											B		
Sanitary landfill			SUP								SUP		
Storage yard									R	R	R		
Truck/freight terminal										SUP	B		
Warehousing and distribution										B	B		

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Miscellaneous													
Amateur radio antennas	R	R	R	R	R	R	R	R	R	R	R		
Accessory building or structure	R	R	R	R	R	R	R	R	R	R	R	R	R
Broadcasting or communication tower	SUP	SUP	SUP	SUP	SUP	SUP	SUP	SUP	SUP	SUP	SUP	SUP	SUP
Communication facility, small cell	B	B	B	B	B	B	B	B	B	B	B	B	
Graveyard	B	B	B	B	B	B	B	B	B	B	B		B
Junkyard											R		
Kennel, private	B	B	B	SUP	SUP								B
Parking lot, commercial		SUP	SUP						SUP		B		
Parking lot, private	A	A	A	A	A	A	A	A	A	A	A	A	A

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Resource extraction			SUP										
Sawmill, portable	R	R	R	R				R	R	R	R		R
Sportsman club, private	R	R	R										
Stable, private	R	R	R	R	SUP							SUP	
Utility service, major	SUP	SUP	SUP						SUP	SUP	B		
Utility service, minor	R	R	R	R	R	R	R	R	R	R	R	R	R
Windmill	SUP	SUP	SUP		SUP			SUP	SUP	SUP	SUP		
Windmill, small system	R	R	R					R	R	R	R		R