

Waynesburg Zoning Use Table - Primary And Accessory Uses
DRAFT - July 2017

PRIMARY USES	ZONING DISTRICTS							
	R-1: Residential	R-2: Residential	R-3: Residential	B-1: General Business	C: Conservation	U-1: University	U-2: University Fields	M-1: Manufacturing
RESIDENTIAL USES								
Apartment, 2nd story and above				P				
Conversion Apartment		SE	SE	SE				
Dormitories						P		
Dwelling, Manufactured Home			P					
Dwelling, Multi-family		SE	SE	P		SE		
Dwelling, Single-Family Detached	P	P	P	P		P		
Dwelling, Townhouse		P	P	P		P		
Dwelling, Two Family	SE	P	P	P		P		
Group Care Facility		SE	SE	SE		SE		
Manufactured Home Park			P					
Nursing Home, Institutional Facility				SE		SE		
Personal Care Home		SE	SE	SE		SE		
Student Housing						P		
INSTITUTIONAL USES								
Athletic Fields							P	
Cemetery	SE	SE	SE					
Clinic, Drug Treatment								SE
College / Administration Offices						P		
College Classrooms						P		
Community Center	SE	P	P	P		P		
Day Care Center, Adult or Child				SE		SE		
Funeral Home	SE	SE	SE	P		SE		
Library				P		P		
Medical Marijuana, Dispensary								SE
Medical Office / Clinic				P		SE		
Place of Worship	SE	SE	SE	SE		SE		
Private Club		SE	SE	P		SE		
Public / Essential Services	P	P	P	P		P		P
Public Parks / Recreation	P	P	P	P	P	P	P	
Public Parking Lot		SE	SE	SE		SE	P	P
Public Use or Building	SE	SE	SE	P		SE		
School	SE	SE	SE	P		P		
Veterinary Office (Clinic or Hospital)				P		SE		
Wireless Communications Facility, Tower-Based (located in the ROW)				SE	SE	SE	SE	SE
Wireless Communications Facility, Tower-Based, Less than 40' (located out of the ROW)				SE	SE	SE	SE	SE
Wireless Communications Facility, Tower-Based, More than 40' (located out of the ROW)				SE	SE	SE	SE	SE
Wireless Communications Facility on Existing Structures	SE	SE	SE	SE	SE	SE	SE	SE

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COMMERCIAL USES								
Adult oriented uses								SE
Bars and Nightclubs				P				
Bed and Breakfast	SE	SE	SE	P		SE		
Business Service				P		SE		
Car Wash				SE		SE		
Commercial Recreation				P		SE		
Commercial School				P		SE		
Contractor's Office				P		SE		P
Financial Institution				P		SE		
Gasoline Service Station				SE		SE		P
Hotel / Motel				SE		SE		
Kennel				SE				SE
Laundromat				P		SE		
Microbrewery				P				
Nursery / Greenhouse	SE			SE		SE		
Office, Business / Professional				P		SE		P
Personal Service				P		SE		
Printing and Publishing Establishment				SE				P
Public Parking Garage				SE		SE		
Restaurant				P		SE		P
Retail Store				P		SE		P
Shopping Center				SE		SE		
Vehicular Repair Garage				SE				P
Vehicle Sales / Services				SE				P
INDUSTRIAL USES								
Light Industrial								P
Medical Marijuana, Growing / Processing								SE
Railroad or Truck Terminal								P
Research and Development								P
Salvage Yard								SE
Self Service Storage Units				SE		SE		P
Wholesale Distribution and Warehousing								SE

ACCESSORY USES	ZONING DISTRICTS							
	R-1: Residential	R-2: Residential	R-3: Residential	B-1: General Business	C: Conservation	U-1: University	U-2: University Fields	M-1: Manufacturing
Accessory Dwelling Structure	P	P	P			P		
Accessory uses common in residential districts (such as swimming pools, sheds, play structures, garages, gazebos, etc.)	P	P	P					
Drive Through				SE				
Family Day Care	P	P	P			P		
Gas Station				SE				SE
Greenhouse								
Home-Based Business, No Impact	P	P	P	P		P		
Home Occupation	SE	SE	SE			SE		
Parking Lot		SE	SE	P	SE	P	P	P
Solar Energy System, small	SE	SE	SE	SE		SE		SE
Wind Energy System, small	SE	SE	SE	SE		SE		SE