C-UDO-75

AN ORDINANCE AMENDING CHAPTER B of the Village of Clemmons *Unified Development Ordinance*

Be it ordained by the Village Council of the Village of Clemmons, North Carolina, that the *Unified Development Ordinances* is hereby amended as follows:

Section 1. Chapter B-Zoning Ordinance, Article II, Section 6 (permitted use table) (B.2.6)

Chapter B-Zoning Ordinance
Article II-Zoning Districts, Official Zoning Maps and Uses

Table B.2.6
PERMITTED USES

Use Type	YR	AG	RS40	RS30	RS20	RS15	RS12	RS9	RS7	RSQ	RM5	RM8	RM12	RM18	RMU	MH	NO	LO	CPO	GO	NB	PB	LB	NSB	HB	GB	CB	MRB-S[4]	LI	CPI	GI	CI	IP	C	MX	CONDS
RESIDENTIAL USES																																				
Residential Building, Single Family	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z			Z	Z											Z		Z	
Duplex										Z	Z	Z	Z	Z	Z		Z	Z																	Z	
Town-house										P	P	P	P	P	P		P	P				P				P	P	Z							Z	62
Twin Home										Z	Z	Z	Z	Z	Z		Z	Z																	Z	
Multifam-ily										P	P	P	P	P	P		P	P				P				P	P	Z							Z	62
Manufac-tured Home, Class A		A	A	A	A					A						Z																				44
Class B																Z																				45
Class C																Z																				45
Class D																																				46
Manufac-tured Hous-ing Develop-ment																P																				47

Table B.2.6
PERMITTED USES

Use Type	YR	AG	RS40	RS30	RS20	RS15	RS12	RS9	RS7	RSQ	RM5	RM8	RM12	RM18	RMU	MH	NO	LO	CPO	GO	NB	PB	LB	NSB	HB	GB	CB	MRB-S[4]	LI	CPI	GI	CI	IP	C	MX	CONDS
Boarding or Rooming House													Z	Z	Z							Z			Z	Z	Z	Z								8
Combined Use																	Z	Z			Z	Z	Z			Z	Z	Z				Z			Z	22
Congregate Care Facility												P	P	P	P							P				P	P	Z							Z	23

Table B.2.6
PERMITTED USES

Use Type	YR	AG	RS40	RS30	RS20	RS15	RS12	RS9	RS7	RSQ	RM5	RM8	RM12	RM18	RMU	MH	NO	LO	CPO	GO	NB	PB	LB	NSB	HB	GB	CB	MRB-S[4]	LI	CPI	GI	CI	IP	C	MX	CONDS
Family Group Home A	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z		Z										Z						Z	Z	26
B												P	P	P	P			Z				P				P	P	Z					P	Z	P	26
C													P	P	P							P				P	P	Z					P	Z	P	27
Fraternity or Sorority												P	P	P	P					Z		Z				Z	Z							Z	Z	29
Life Care Communit												P	P	P	P							P				P	P	Z						Z	Z	42
Planned Residential Develop-ment	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P																		P		P	58
AGRICULTURAL USES																																				
Agricultural Production, Crops	A	A	A	A	A	A																														
Livestock		A																																		
Animal Farm Oper-ation		Z																													Z					6
Fish Hatch-ery		Z																											Z	Z	Z					
RETAIL AND WHOLESALE TRADE																																				
ABC Store (liquor)																						Z	Z	Z	Z	Z	Z	Z				Z			Z	
Arts and Crafts Stu-dio																				Z	Z	Z	Z	Z	Z	Z	Z	Z	Z		Z	Z			Z	

Table B.2.6
PERMITTED USES

Use Type	YR	AG	RS40	RS30	RS20	RS15	RS12	RS9	RS7	RSQ	RM5	RM8	RM12	RM18	RMU	MH	NO	LO	CPO	GO	NB	PB	LB	NSB	HB	GB	CB	MRB-S[4]	LI	CPI	GI	CI	IP	C	MX	CONDS
Building Materials Supply																								Z	Z	Z	Z	Z	Z		Z	Z			Z	
Bulk Storage of Petroleum Products																															Z					
Convenience Store																					Z[1]	Z	Z	Z	Z	Z	Z	Z				Z			Z	
Food or Drug Store																					Z	Z	Z	Z	Z	Z	Z	Z				Z			Z	
Fuel Dealer																									Z	Z			Z		Z	Z				
Furniture and Home																						Z	Z	Z	Z	Z	Z	Z				Z			Z	
General Merchandise																					Z	Z	Z	Z	Z	Z	Z	Z				Z			Z	
Hardware Store																					Z[1]	Z	Z	Z	Z	Z	Z	Z				Z			Z	
Implement Sales and Service																									Z	Z		Z			Z	Z			Z	
Motor Vehicle Dismantling and Wrecking Yard																															P					51
Motorcycle Dealer																						Z	Z	Z	Z	Z	Z	Z				Z				

Table B.2.6
PERMITTED USES

Use Type	YR	AG	RS40	RS30	RS20	RS15	RS12	RS9	RS7	RSQ	RM5	RM8	RM12	RM18	RMU	MH	NO	LO	CPO	GO	NB	PB	LB	NSB	HB	GB	CB	MRB-S[4]	LI	CPI	GI	CI	IP	C	MX	CONDS
Nursery, Lawn and Garden Supply Store, Retail																						Z	Z	Z	Z	Z	Z	Z				Z			Z	
Outdoor Display Retail																							Z[2]		Z	Z		Z				Z				55
Restaurant (without drive-through service)																			Z			Z	Z	Z	Z	Z	Z	Z			Z	Z			Z	
Restaurant (with drive-through service)																								Z	Z	Z	Z	Z			Z	Z			Z	
Retail Developments Larger Than 125,000 sf																												Z								
Retail Store, Specialty or Miscellaneous																					Z[1]	Z	Z	Z	Z	Z	Z	Z				Z			Z	
Shopping Center																						Z	Z	Z	Z	Z	Z	Z				Z			Z	66
Storage Trailer																															Z					

Table B.2.6
PERMITTED USES

Use Type	YR	AG	RS40	RS30	RS20	RS15	RS12	RS9	RS7	RSQ	RM5	RM8	RM12	RM18	RMU	MH	NO	LO	CPO	GO	NB	PB	LB	NSB	HB	GB	CB	MRB-S[4]	LI	CPI	GI	CI	IP	C	MX	CONDS
Wholesale Trade A																									Z	Z	Z	Z	Z	Z	Z	Z			Z	
Wholesale Trade B																													Z		Z	Z			Z	
BUSINESS AND PERSONAL SERVICES																																				
Adult Establishment																									Z											4
Banking and Financial Services																	A	Z	Z	Z	A[1]	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z			Z	
Bed and Breakfast			A	A	A	A	A	A	A	A	A	Z	Z	Z	Z		A	Z			A	Z	Z		Z	Z	Z	Z			Z	Z	Z	Z	Z	7
Building Contractors, General																						Z			Z	Z	Z	Z	Z		Z	Z				
Heavy																													Z		Z	Z				
Car Wash																							Z	Z	Z	Z	Z	Z				Z				10
Funeral Home																		Z		Z		Z	Z		Z	Z	Z	Z					Z		Z	
Health Services, Miscellaneous																				Z		Z			Z	Z	Z	Z		Z	Z	Z				
Hotel or Motel																			Z			Z			Z	Z	Z	Z							Z	
Kennel																									Z	Z		Z	Z		Z					37
Medical or Dental Laboratory																			Z			Z			Z	Z	Z	Z	Z	Z	Z	Z			Z	

Table B.2.6
PERMITTED USES

Use Type	YR	AG	RS40	RS30	RS20	RS15	RS12	RS9	RS7	RSQ	RM5	RM8	RM12	RM18	RMU	MH	NO	LO	CPO	GO	NB	PB	LB	NSB	HB	GB	CB	MRB-S[4]	LI	CPI	GI	CI	IP	C	MX	CONDS
Medical and Surgical Offices																	Z	Z	Z	Z	Z[1]	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z		Z	Z	49
Motor Vehicle, Rental and Leasing																			Z			Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z				
Repair and Maintenance																					Z[1]	Z	Z	Z	Z	Z	Z	Z	Z		Z	Z			Z	52
Body or Paint Shop																									Z	Z		Z	Z		Z	Z			Z	52
Storage Yard																									Z	Z	Z		Z		Z	Z				53
Non-Store Retailer																	Z	Z	Z	Z		Z	Z		Z	Z	Z	Z	Z	Z	Z	Z			Z	
Offices, Miscellaneous																		Z	Z	Z		Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z			Z	
Professional Office																	Z	Z	Z	Z	Z[1]	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z			Z	
Service, Business A																			Z	Z		Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z			Z	
Services, Business B																						Z			Z	Z	Z	Z	Z		Z	Z			Z	65.1
Services, Personal																				Z	Z	Z	Z	Z	Z	Z	Z	Z							Z	
Signs, Off-Premises																									Z				Z		Z	Z				67

Table B.2.6
PERMITTED USES

Use Type	YR	AG	RS40	RS30	RS20	RS15	RS12	RS9	RS7	RSQ	RM5	RM8	RM12	RM18	RMU	MH	NO	LO	CPO	GO	NB	PB	LB	NSB	HB	GB	CB	MRB-S[4]	LI	CPI	GI	CI	IP	C	MX	CONDS
Storage Services, Retail																			Z			Z			Z	Z	Z		Z	Z	Z	Z			Z	
Testing and Research Lab																							P	P	P	P		Z			P				P	
Veterinary Services																						Z			Z	Z	Z	Z	Z	Z	Z	Z				72
Warehous - ing																						Z			Z	Z			Z	Z	Z	Z				
RECREATIONAL USES																																				
Fishing, Fee Charged	A	A	A	A	A	A																													Z	28
Golf Course	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P									Z						Z		Z		Z	30
Golf Driving Range																									Z			Z			Z				Z	31
Recreation Services, Indoor																						Z	Z	Z	Z	Z	Z	Z			Z		Z		Z	61
Recreation Services, Outdoor																						Z			Z	Z	Z	Z			Z		Z		Z	61
Recreation Facility, Public	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z		Z	
Recre-ational Ve-hicle Park	A	A	A	A																					Z											60
Riding Sta-ble	A	A	A [3]	A [3]	A [3]																				A										Z	63

Table B.2.6
PERMITTED USES

Use Type	YR	AG	RS40	RS30	RS20	RS15	RS12	RS9	RS7	RSQ	RM5	RM8	RM12	RM18	RMU	MH	NO	LO	CPO	GO	NB	PB	LB	NSB	HB	GB	CB	MRB-S[4]	LI	CPI	GI	CI	IP	C	MX	CONDS
Swimming Pool, Private	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z		Z				Z						Z					Z		Z	68
Theater, Drive-In																									Z											69
Theater, Indoor																						Z		Z	Z	Z	Z	Z							Z	
INSTITUTIONAL AND PUBLIC USES																																				
Academic Medical Center																			Z	Z		Z			Z	Z	Z	Z	Z			Z		Z	Z	
Adult Day Care Home	A	A	A	A	A	A	A	A	A	A							Z				Z	Z					Z	Z							Z	3
Adult Day Care Center												A	A	A	A		A	P	P	P	P	P	P	P	P	P	P	Z	P	P			P		Z	2
Cemetery, Licensed		P	P	P																					Z	Z						Z	Z		Z	11
Cemetery, Unlicensed		P	P	P																					Z	Z						Z	Z		Z	12
Child Care (Drop-in)																			Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	13
Child Care Institution																				P		P				P	P						P	P	P	14
Child Care (Sick Children)												A	A	A	A		A	P	P	P	A	P	P	P	P	P	P	Z	P	P			P		Z	15
Child Day Care Center												A	A	A	A		A	P	P	P	A	P	P	P	P	P	P	Z	P	P			P	P	Z	16

Table B.2.6
PERMITTED USES

Use Type	YR	AG	RS40	RS30	RS20	RS15	RS12	RS9	RS7	RSQ	RM5	RM8	RM12	RM18	RMU	MH	NO	LO	CPO	GO	NB	PB	LB	NSB	HB	GB	CB	MRB-S[4]	LI	CPI	GI	CI	IP	C	MX	CONDS
Child Day Care, Large Home	A	A	A	A	A	A	A	A	A	A	A	P	P	P	P		P				P							Z					P		Z	17
Child Day Care, Small Home	A	A	A	A	A	A	A	A	A	A							Z				Z	Z					Z	Z							Z	18
Church or Religious Institution, Community	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	A			Z	Z		Z	Z	Z	Z	Z	Z	Z	Z		Z	Z	P	Z	Z	19
Church or Religious Institution, Neighborhood	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z		Z	Z	Z	Z	Z	20
Club or Lodge																				Z		Z	Z		Z	Z	Z	Z				P			Z	21
College or University																			Z	Z		Z			Z	Z	Z	Z	Z			Z	Z	Z	Z	
Correctional Institution																						P			Z	Z	P				Z	P		Z		24
Dirt Storage	A	A	A	A	A																A	A	A	A	A	A	A		A	A	A	A				25
Government Offices					Z	Z																						Z					Z			
Group Care Facility A													A	A	A			P				P				P	P	Z							Z	32
Group Care Facility B																						P				P	P	Z							Z	32
Habilitation Facility A		A	A	A	A	A	A	A	A	A	A	A	P	P	P													Z							Z	33

Table B.2.6
PERMITTED USES

Use Type	YR	AG	RS40	RS30	RS20	RS15	RS12	RS9	RS7	RSQ	RM5	RM8	RM12	RM18	RMU	MH	NO	LO	CPO	GO	NB	PB	LB	NSB	HB	GB	CB	MRB-S[4]	LI	CPI	GI	CI	IP	C	MX	CONDS
Habilitation Facility B													P	P	P													Z							Z	34
Habilitation Facility C													A	A	A							P			P	P	P	Z						P	Z	34
Hospital or Health Center																			Z	Z		Z			Z	Z	Z	Z	Z			Z		Z	Z	
Institutional Vocational Training Facility																			Z	Z		Z			Z	Z	Z	Z					Z			
Landfill, Construction & Demolition		P	P	P	A																				P	P	P		P		P	P				38
Landfill, Land Clearing/ Inert Debris		P	P	P	A	A	A	A	A	A	A	A	A	A	A	A	A	P	P	P	A	P	P	P	P	P	P		P		P	P	A	A		39
Landfill, Sanitary			E	E																											E					40
Library, Public		P	P	P	P	~~P~~ Z	~~P~~ Z	~~P~~ Z	~~P~~ Z	~~P~~ Z	Z	Z	Z	Z	Z		Z	Z		Z	Z	Z	Z	Z	Z	Z	Z	Z					Z		Z	41
Limited Campus Uses						P	P	P	P	P	P	P	P	P	P		P	Z			P		Z					Z							Z	43
Museum or Art Gallery																		Z		Z		Z	Z	Z	Z	Z	Z	Z				Z	Z	Z	Z	
Neighborhood Organization																	Z	Z		Z	Z	Z	Z		Z	Z	Z	Z					Z		Z	

Table B.2.6
PERMITTED USES

Use Type	YR	AG	RS40	RS30	RS20	RS15	RS12	RS9	RS7	RSQ	RM5	RM8	RM12	RM18	RMU	MH	NO	LO	CPO	GO	NB	PB	LB	NSB	HB	GB	CB	MRB-S[1]	LI	CPI	GI	CI	IP	C	MX	CONDS
Nursing Care Institution		A	A	A	A							Z	Z	Z	Z					Z		Z				Z	Z	Z					Z	Z	Z	54
Police or Fire Station		Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z	Z		Z	59
Post Office																			Z	Z		Z			Z	Z	Z	Z	Z	Z	Z	Z			Z	
Postal Processing Facility																						Z					Z		Z	Z	Z	Z				
Recycling Center																															Z	Z				
School, Private		P	P	P	P	P	P	P	P	P	P	P	P	P	P	P						P	P		P	P	P	Z					P	Z	Z	64
School Public		P	P	P	P	P	P	P	P	P	P	P	P	P	P	P						P	P		P	P	P	Z					P	Z	Z	65
School, Vocational or Professional																			Z	Z		Z	Z	Z	Z	Z	Z	Z	Z			Z	P	Z	Z	
Stadium, Coliseum, or Exhibition Building																						Z			Z	Z	Z					Z			Z	
MANUFACTURING AND MINING																																				
Manufacturing A																			Z							Z			Z	Z	Z	Z			Z	
Manufacturing B																										Z			Z	Z	Z	Z				
Manufacturing C																															Z	Z				

Table B.2.6
PERMITTED USES

Use Type	YR	AG	RS40	RS30	RS20	RS15	RS12	RS9	RS7	RSQ	RM5	RM8	RM12	RM18	RMU	MH	NO	LO	CPO	GO	NB	PB	LB	NSB	HB	GB	CB	MRB-S[4]	LI	CPI	GI	CI	IP	C	MX	CONDS
Asphalt and Concrete Plant																															Z					
Borrow Site	A	A	A	A	A																A	A	A	A	A	A	A		A	A	A	A				9
Hazardous Waste Management Facility																															E					35
Meat Packing Plant																															P	P				48
Mining, Quarry, Or Extractive Industry																															E					50
Recycling Plant																													Z		Z	Z				
Storage and Salvage Yard																									Z						Z	Z				67.1
TRANSPORTATION AND UTILITIES																																				
Access Easement, Private Off-Site	E	E	E	E	E	E	E	E	E	E	E	E	E	E	E	E	E	E	E	E	E	E	E	E	E	E	E		E	E	E	E	E	E	E	1
Airport, Private																			P											P	P				P	5
Airport, Public																															A					
Broadcast Studio																			Z	Z		Z	Z	Z	Z	Z	Z	Z	Z		Z	Z			Z	
Heliport																			P											P	P	P				36

Table B.2.6
PERMITTED USES

Use Type	YR	AG	RS40	RS30	RS20	RS15	RS12	RS9	RS7	RSQ	RM5	RM8	RM12	RM18	RMU	MH	NO	LO	CPO	GO	NB	PB	LB	NSB	HB	GB	CB	MRB-S[4]	LI	CPI	GI	CI	IP	C	MX	CONDS
Helistop																			A	A		A		A	A	A	A		A	A	A	A	A		Z	36
Park and Shuttle Lot		A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	A	Z	Z	Z	A	Z	Z	Z	Z	Z	Z		Z		Z	Z	Z		Z	56
Parking, Commercial																			Z			Z	Z	Z	Z	Z	Z		Z		Z	Z			Z	
Parking, Off-Site, for Multifamily or Institutional Uses			E	E	E	E	E	E	E	E	E	E	E	E	E																					57
Terminal, Bus or Taxi																						Z			Z	Z	Z	Z	Z		Z	Z			Z	
Terminal, Freight																															Z	Z				
Transmission Tower		A	A	A	A						A	A	A	A	A	A		P	P	P		P	P	P	P	P	P	Z	P	P	P	P	A	A	Z	70
Utilities	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	Z	Z	Z	P	Z	Z	Z	Z	Z	Z		Z	Z	Z	Z	Z		Z	71

Z = Permit From Zoning Officer
P — Planning Board Review
A = Board of Adjustment Special Use Permit
E — Elected Body Special Use Permit
The number in the **CONDS** column references the subsection of Section B.2-5 (i.e., 23 refers to Section B.2-5.23)
This Table should be used in conjunction with Sections B.2-4.1 through B.2-4.6.
(C-UDO-65, § 2, 9-10-12; Ord. No. C-UDO-68, § 2, 4-22-13)

[1]See Section B.2-1.3(E)(3)
[2]See Section B.2-1.3(G)(3)
[3]See Section B.2-5.67
[4]Per Section B.2-1.3(L), Major Retail & Business District (MRB-S)

Section 2. Chapter B-Zoning Ordinance, Article II, Section 5.41()

Chapter B-Zoning Ordinance
Article II-Zoning Districts, Official Zoning Maps and Uses

2-5.41 LIBRARY, PUBLIC

The following conditions apply in the RS and RM Districts:

(A) Access .....The site shall have direct access to a major or minor thoroughfare.

(B) Building Size ...The building square footage shall not exceed Twenty-five thousand (25,000) ~~ten thousand (10,000)~~ square feet.

(C) Site Size .....The maximum site size shall be five (5) acres.

Section 3. Approved this 26th day of September 2016

Nickolas B. Nelson, Mayor

Attest:

Lisa Shortt

Lisa Shortt

THE VILLAGE OF CLEMMONS
FOUNDED 1802
INCORPORATED 1988
FORSYTH CO., N.C.