



OKC Development Codes Update

CODE UPDATE USES DEFINITIONS REVIEW DRAFT

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How to make comments on a Proposed Use Description:

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Code Update Residential and Civic Uses

Blue = revised text, clarifications mostly

Black text – No change

Green = new text

Red = Reason for change

Proposed NEW Use name	Proposed NEW Description	Current Description	Current Code reference
Residential Housing			
Detached Dwelling	One (1) dwelling, other than a manufactured or mobile home, that is a freestanding and structurally separated building and meets the Oklahoma City Building Code. A detached dwelling includes a modular home.	<p>Single-Family Residential</p> <p>One (1) dwelling unit, other than a manufactured (mobile) home, that is a freestanding and structurally separated building used exclusively for residential purposes. It is located on a lot or building site that is unoccupied by any other dwelling unit or main building. A typical use is a single detached dwelling.</p> <p><i>Reason for change: To get away from defining “family”. “Dwelling ” will be defined in Definitions, This use may include modular homes that meet building code requirements but not manufactured homes built to HUD requirements.</i></p> <p><i>No existing or proposed use regulations.</i></p>	8200.14
Accessory Dwelling	A dwelling unit that is accessory to a Principal Dwelling on the same parcel. This includes a building or part of a building that provides complete independent living facilities for one (1) or more people, including permanent provisions for living, sleeping, eating, cooking and sanitation.	<p>Same as adopted, 2025</p> <p><i>See Use Regulations Sec. 59-106, as adopted.</i></p>	NEW

Proposed NEW Use name	Proposed NEW Description	Current Description	Current Code reference
Detached Dwelling, Manufactured	A dwelling fabricated on or after July 13, 1994, and assembled at the building site with transportation features (tongue and axles) removed and bearing a seal certifying that it is built in compliance with the Federal Manufactured Housing Construction and Safety Standards (the "HUD Code"), and that is built in compliance with all applicable HUD Code requirements including wind safety and minimum energy conservation standards.	<p>Manufactured Home Residential</p> <p>Manufactured homes fabricated on or after July 13, 1994 and assembled at the building site with transportation features (tongue and axles) removed and bearing a seal certifying that it is built in compliance with the Federal Manufactured Housing Construction and Safety Standards. Each home shall comply with the wind safety provisions and the minimum energy conservation standards of the HUD Codes which became effective on July 13, 1994 and October 24, 1994, respectively, and any subsequent amendments.</p> <p>Manufactured (Mobile) Home Residential</p> <p>A manufactured, detached, transportable single-family dwelling unit which does not meet the single- and two-family structure requirements of the Building Code, but which is designed for long-term occupancy and arrives at the site where it is to be occupied as a complete dwelling unit. It contains all conveniences and facilities, including plumbing and electrical connections which can be attached to approved utility systems. To retain mobility, undercarriage and axles remain attached to the unit. A typical use is detached manufactured (mobile) home dwelling, including a Medical Hardship Manufactured (Mobile) Home that meets the use definition of Section 59-8200.11 (Manufactured (Mobile) Home Residential: Medical Hardship).</p> <p><i>Reason for change: simplifying language for a category for HUD homes vs other manufactured housing products ("modular") that meet the International Residential Code; all other homes that meet the IRC are Detached Dwelling</i></p>	<p>8200.6 Manufactured Home Residential <u>(HUD home with axles removed)</u></p> <p>R-MH 1 Manufactured Home Subdivision District <u>(a place for conventional and HUD homes together in a subdivision with 5,000 sf lots, to re-zone to this need 5 acres)</u></p> <p>Manufactured Housing Overlay (MH) <u>(Within this overlay can put a single HUD home in a traditional zone; to rezone to this need 10 acres)</u></p>

Proposed NEW Use name	Proposed NEW Description	Current Description	Current Code reference
		<i>See Use Regulation, Sec. 59-149</i>	
Two- Dwelling	A building that contains two attached dwelling units. Typical forms are a duplex (where the building is contained on one lot) or a twin home (where the units are separated by a lot line.)	<p>Two-Family Residential</p> <p>A building designed and used expressly for residential purposes providing independent living facilities for occupancy by two (2) households. The two (2) units are placed adjacent to one another, with structural parts touching. This unit is freestanding and structurally separated from any other dwelling or building, and is located on a lot or building site that is unoccupied by any other main dwelling or building unit. A typical use is a duplex residence.</p> <p><i>Reason for change: to get away from defining “family.” The description is more neutral to how the units are separated to allow the building code to dictate metrics like structural parts touching and not introduce conflicting metrics from the building code, like “two-wall separation” Let the building code dictate.</i></p> <p><i>No existing or proposed use regulations.</i></p>	8200.16
Three or Four-Dwelling	A freestanding building that contains three or four dwelling units. Each dwelling unit is provided with an individual entrance to the outdoors or to a common hallway with other dwelling units in any vertical or horizontal arrangement. A typical use is a triplex or fourplex residence.	<p>Three- and Four-Family Residential</p> <p>Three (3) and four (4) dwelling units which are placed so some structural parts are touching one another, but remain freestanding and structurally separated from any other building or group of dwelling units. The dwelling units are located on a lot or building site that is unoccupied by any other dwelling unit or main building. A typical use is a triplex or fourplex residence.</p>	8200.15

Proposed NEW Use name	Proposed NEW Description	Current Description	Current Code reference
		<p><i>Reason for change: to get away from defining “family.” And deleted phrase about unoccupied by any other dwellings on a lot to allow for mixed use configurations.</i></p> <p><i>No existing or proposed use regulations.</i></p>	
Townhouse	A dwelling constructed in a group of four or more attached units in which each unit extends from foundation to roof and with a yard or public way on no less than two sides. Also known as a "rowhouse."	<p><i>No proposed Use Regulations, buildings bulk regulations and design will be addressed in the zone.</i></p>	NEW
Cottage Court	A series of small, detached structures, each containing a single dwelling. The dwellings are arranged to define a shared courtyard, typically perpendicular to the street. The shared courtyard takes the place of a private yard.	<p><i>NEW: Adding this use may help incorporate the notion of tiny homes and as a use for “more than one detached unit on a lot”; currently we don’t have a use for that and have many SPUDs to get detached dwellings on one lot. 10,00 sf is minimum area for a cottage court</i></p> <p><i>See Use Regulations Sec.59-125 for site standards for this housing product. No existing use regulations.</i></p>	NEW
Land Lease Community	A residential community where land is under single ownership and spaces are leased or rented for occupancy of a single dwelling unit such as a detached dwelling, manufactured home or a tiny home. The dwellings are connected to approved utility systems and have complete facilities for plumbing, water,	<p><i>Reason for change: Changing R-MH 2 MH Park into a “Use” and providing for which zones the use is allowed. This use does not include Campgrounds/RVs although some of the regulations are similar to address compatibility between building types.</i></p> <p><i>See Use Regulations Sec. 59-145, incorporates existing 9350.41 and would be an SP use. Changes include requires a minimum 10-acre community size in rural areas and a 5-acre community size in urban areas. Also, takes out a requirement that this use to only be allowed if no water or sewer is available, Also</i></p>	<p>R-MH 2 Manufactured Home Park District</p> <p>8200.7 Manufactured (Mobile) Home Residential (<u>allows axles to be retained on a HUD home</u>)</p>

Proposed NEW Use name	Proposed NEW Description	Current Description	Current Code reference
	electrical and/or gas, and any related utility connections. This use does not include spaces for mobile homes or recreational vehicles.	<i>changes setbacks of the R-MH 2 to match the requirements of the new zone in which it is located. Adds requirements for buffering around the site next to lower intensity residential.</i>	
Live-Work Dwelling	A structure, or part of a structure, combining a residential living space with an integrated workspace, principally used by the resident(s) of the structure.	Live/Work Units Same <i>Reason for change: Deleting the word unit; preference for dwelling.</i> <i>See Use Regulations 59-148, limiting commercial space to 3,000 sf. NEW</i>	8200.4
Mixed Uses and Dwellings	A principal building occupied by one or more allowed office, commercial, or industrial uses and one or more residential dwellings in a vertical and/or horizontal configuration.	Dwelling Units And Mixed Use A building with a combination of commercial or office uses and residential uses organized in a vertical and/or horizontal configuration. <i>Reason for change: Clearer language and more flexible as to location of commercial and residential; this is intended to allow vertical and horizontal mixed uses on a parcel.</i> <i>No existing or proposed use regulations. This will be regulated in the zones.</i>	8200.2
Multi-Dwelling	Buildings containing five (5) or more dwellings. Each dwelling is provided with an individual entrance to the outdoors or to a common hallway with other	Multiple-Family Residential Buildings containing five (5) or more dwelling where each dwelling unit is provided with individual entrance to the outdoors or to a common hallway with	8200.12

Proposed NEW Use name	Proposed NEW Description	Current Description	Current Code reference
	dwelling units in any vertical or horizontal arrangement. This use may include apartments and condominiums.	<p>other dwelling units in any vertical or horizontal configuration. This use may include apartments, or condominiums or townhouses, but does not include Dwelling Units and Mixed Use (8200.2) or Senior Independent Living (8200.13)</p> <p><i>Reason for change: Clearer language and eliminating "family" terminology.</i></p> <p><i>See Use Regulations Sec. 59-154 to define what can be accessory to a multi-dwelling use. No existing use regulations.</i></p>	
Residential Support Housing			
Congregate Care/Nursing Home	Residential facilities that provide residents support services and 24-hour nursing home care. These are not treatment centers for people with emotional or mental disturbances or drug or alcohol problems, or those who exhibit anti-social behavior, nor are these facilities for criminal offenders. The facilities do not contain retail activities that are open to and marketed to the general public.	<p>Congregate Care Housing and Convalescent Homes</p> <p>Residential facilities that provide residents support services and twenty-four (24) hour nursing home care. These are not treatment centers for people with emotional or mental disturbances or drug or alcohol problems, or those who exhibit anti-social behavior, nor are these facilities for criminal offenders. The facilities do not contain retail activities that are open to and marketed towards the general public. Typical uses include nursing homes and hospices for the elderly or terminally-ill.</p> <p><i>Reason for change: This use excludes convalescent homes which are more like in-patient care facilities and hospice. This is strictly nursing home where residents stay on a long-term basis with care. Convalescent care is a temporary medical service, see medical services.</i></p>	8200.1 partial

Proposed NEW Use name	Proposed NEW Description	Current Description	Current Code reference
		<i>No proposed Use Regulations, deleting 9350.22 which requires 10 feet between loading and parking spaces and residential uses. This was moved to landscaping buffers between commercial and residential in general.</i>	
Group Residential	The residential occupancy of a building by more than one household on a non-transient basis (ie. more than 30 days), and where the living units share a kitchen, laundry, and common facilities. Examples include fraternity or sorority houses, dormitories, lodging houses, cooperative housing, and monasteries.	<p>Group Residential</p> <p>The residential occupancy of living units by a number of occupants, not constituting a family or otherwise related, but occupying the structure on a non-transient basis. Typical uses include occupancy of fraternity or sorority houses, dormitories, boardinghouses, lodging houses and monasteries.</p> <p><i>Reason for change: Clarifying wording and adding the form of cooperative housing.</i></p> <p><i>No existing or proposed Use Regulations. Building size would be covered in Building Design Development Standards.</i></p>	8200.3
Group Home Facility	Public, quasi-public or private residential facilities, which because of the nature and scale of their program, are compatible in a residential setting and allow residents to participate in the community. Individual residents may occupy the facility on a permanent or temporary basis. Residents may be in need of special care, supervision or treatment, and may be handicapped, aged, disabled or undergoing rehabilitation.	<p>Low Impact Institutional: Residential-Oriented</p> <p>Public, quasi-public or private residential facilities, which because of the nature and scale of their program, are compatible in a residential setting. Individual residents may occupy the facility on a permanent or temporary basis. Residents may be in need of special care, supervision or treatment, and may be handicapped, aged, disabled or undergoing rehabilitation. Residents may be assigned to facilities by a court, but not as a result of being adjudicated criminal, delinquent or mentally ill. Typical uses include group homes for the mentally or physically handicapped.</p>	8200.5

Proposed NEW Use name	Proposed NEW Description	Current Description	Current Code reference
	Residents may be assigned to facilities by a court, but not as a result of being adjudicated criminal, delinquent or mentally ill. A group home facility has a current contract with the Oklahoma Health Care Authority (OHCA) to provide DDS Home and Community-Based Services (HCBS) for persons with an intellectual disability or related conditions. Typical uses include group homes for the mentally or physically handicapped and sober homes that may exceed the numerical limits for a household.	<p><i>Reason for change: To term this use a “facility” for more than 12 people and two caregivers. The Oklahoma Admin Code 317: 40-5-152 allows up to 12 persons and two caregivers in a “Group Home” and due to the federal Fair Housing Act (42 U.S.C. § 3602) the 12 persons may be considered a “dwelling unit” and are allowed in a <u>detached</u> dwelling, including an accessory detached dwelling. Building and fire codes may not allow the detached dwelling to actually house 12 persons. The Group Home Facility use is for buildings that exceed 12 persons and <u>cannot</u> be located in a detached dwelling.</i></p> <p><i>See Use Regulation Sec. 59-138, similar to 59-9350.52, -.53 (Facility for Neglected Children and Drug and Alcohol Treatment), describing the conditions to be reviewed by Planning Commission for a Special Permit.</i></p>	
Re-Entry Facility	A facility operated by the city, the state, the federal government or a private party under contract with the city, the state or the federal government and used for rehabilitation and overnight accommodation of individuals who are (a) under the jurisdiction of a court, but not under confinement, or (b) individuals recently released from the jurisdiction of a court. Re-entry facilities are operated by staff to provide treatment or rehabilitation to assist individuals with their re-entry into the	<p><i>Reason for change: Adding use not previously defined in the code. This does not include substance abuse halfway house. See Residential Facilities for Drug and Alcohol Treatment. This use is similar wording as Tulsa.</i></p> <p><i>No use regulations, will be an SP application and approval.</i></p>	NEW and partial 8250.8 (Forced Detention or Correction Facility)

Proposed NEW Use name	Proposed NEW Description	Current Description	Current Code reference
	community. Includes pre-release centers and work release facilities.		
Residential Facilities for Dependent and Neglected Children	Supervised residential institutions for children up to 18 years of age who cannot reside in their natural homes for various reasons, such as the absence of parents or the dysfunctional characteristics of the households. Typical uses include homes for orphans, abandoned children or runaways.	Residential Facilities for Dependent and Neglected Children Same <i>This will be a Special Permit application and approval. See Use Regulation Sec. 59-136, similar to 59-9350.52, -.53 (Facility for Neglected Children and Drug and Alcohol Treatment), describing the conditions to be reviewed by Planning Commission for a Special Permit which will be stated in the SP section.</i>	8250.17
Residential Facilities for Drug or Alcohol Treatment	Supervised residential facilities for detoxification, as well as treatment and counseling for persons who have undergone detoxification or are not at this facility under their own volition and are not free to discharge themselves. This includes any treatment facilities, multi-dwelling facilities, transitional living facilities, halfway houses and any housing or facility that may be used for medical or nonmedical detoxification as defined by the Oklahoma Alcohol and Drug Abuse Services Act (43A O.S. 3-403). These may exceed the numerical limits for a household.	Residential Facilities for Drug or Alcohol Treatment Centers Supervised residential facilities for detoxification, as well as treatment and counseling for persons who have undergone detoxification. The residents are undergoing detoxification, or are not at this facility under their own volition and are not free to discharge themselves. <i>Reason for change: to square language with state law. The zoning statutes require specific notice for these facilities (11 O.S. 43-104.B, 43-106.A). and so cannot be combined with other uses. This is for facilities that exceed the group home state law specifications of over 12 people.</i> <i>This will be a Special Permit application and approval. See Use Regulation Sec. 59-136, similar to 59-9350.52, -.53 (Facility for Neglected Children and</i>	8250.18

Proposed NEW Use name	Proposed NEW Description	Current Description	Current Code reference
		<i>Drug and Alcohol Treatment), describing the conditions to be reviewed by Planning Commission for a Special Permit which will be stated in the SP section.</i>	
Residential Facilities for Mental Health Treatment, Transitional	Supervised places of residence with treatment and counseling for stabilized mental health clients before reentering the community. Clients are not at the facility under their own volition and are not free to discharge themselves, but are the responsibility of, and under the control of, the State mental health system or a similar authority.	<p>Same</p> <p><i>See Use Regulation Sec. 59-166, similar to 59-9350.52, -.53 (Facility for Neglected Children and Drug and Alcohol Treatment), describing extra conditions to be reviewed by Planning Commission for a Special Permit. SP application and approval procedures will be clearly stated in the SP section for all of this series of uses.</i></p>	8250.19
Senior Independent Living	Housing that provides a living arrangement of self-contained units, which integrates shelter, food service and other services, for independent elderly adults who do not require 24-hour oversight. Services may include meals, laundry, transportation, housekeeping and organized activities that create opportunities for socialization. Examples include life care, continuing care, and restricted-age housing such as a "housing facility for older persons" that complies with 24 C.F.R. §§ 100.304—100.307.	<p>Senior Independent Living</p> <p>Rental housing that provides a living arrangement of self-contained units, which integrates shelter, food service and other services, for independent elderly adults who do not require twenty-four (24) hour oversight. Services may include meals, laundry, transportation, housekeeping and organized activities that create opportunities for socialization.</p> <p><i>Reason for change: adding language for state law and protected classes.</i></p> <p><i>No existing or proposed Use Regulations. Building size would be covered in Building Design Development Standards.</i></p>	8200.13

Proposed NEW Use name	Proposed NEW Description	Current Description	Current Code reference
Supportive Housing	A project, facility or residential institution that provides housing and supportive services to homeless persons or families, persons aging out of foster care, or domestic violence victims and their families. The use may include counseling and supportive services to facilitate the movement of those persons and families into independent living. This can include a single building with multiple dwelling units or living units (such as single-room occupancy living), or multiple buildings such as tiny homes. Examples include: (1) temporary residential shelters for the homeless, runaway youths, and patients and families caught in medical crises; (2) transitional housing for low-income individuals and families, (3) supervised residential institutions for persons up to 24 years of age who have aged out of foster housing, or (4) emergency shelters for victims of domestic violence, sexual assault, or child abuse.	<p>Domestic Violence Shelters</p> <p>Residential institutions where domestic violence victims and their families can be physically secure from their abuser. In addition to shelter and meals, the facility may also provide counseling and other types of support services.</p> <p><i>Reason for change: Adding use for programs not currently categorized like Pivot Project where residents are not children, they are aging out of foster care and are up to 24 years of age; also homeless persons housing (not emergency shelter/feeding site).</i></p> <p><i>This will be a SP. See Use Regulation Sec. 59-176, similar to 59-9350.52, -.53 (Facility for Neglected Children and Drug and Alcohol Treatment), describing extra conditions to be reviewed by Planning Commission for a Special Permit. SP application and approval procedures will be clearly stated in the SP section for all of this series of uses.</i></p>	8250.6, and NEW
Civic Uses			Current Code reference

Proposed NEW Use name	Proposed NEW Description	Current Description	Current Code reference
Colleges or Universities	A post-secondary educational institution authorized to award associate, baccalaureate, or higher degrees, or a seminary.	<p>High Impact Institutional</p> <p>Public, quasi-public or private activities of a medical or educational nature which, due to their area requirements, traffic generation, light or noise generation, or the nature of intended activities, have the potential for major impact on surrounding land uses. Typical uses include hospitals, colleges, universities and military installations.</p> <p><i>Reason for change: Separating out “institution” types so that they can be permitted in zones separately. Hospitals placed in Medical Services due to so many types of hospitals.</i></p> <p><i>No proposed use regulations. However, this use would be a SP subject to approval by the Planning Commission. Existing Use regulation 59-9350.34 (High Impact Institutional) only require that these should go by O-2 use regulations which will no longer be a zone. Building and site design of the zone would be applicable and other conditions may be included with a SP.</i></p>	8250.10 partial
Emergency or Homeless Shelter and Feeding Sites	Charitable institutions providing transient sleeping accommodations on a nightly basis and/or meals directly to individuals, families or households that lack a fixed, regular, and/or adequate nighttime residence or income sufficient to maintain adequate nutrition (this includes persons defined as “categorically needy” by the Oklahoma Human	<p>Emergency Shelters and Feeding Sites</p> <p>Charitable institutions providing transient sleeping accommodations on a nightly basis and/or meals directly to the needy.</p> <p><i>Reason for change: to make “needy” more specific to the OK HS definition of categorically needy. And to add Homeless Shelter. This could also be something like a FEMA shelter during an emergency.</i></p>	8250.7

Proposed NEW Use name	Proposed NEW Description	Current Description	Current Code reference
	Services Department pursuant to 317 O.S. 35-1-2).	<i>See Use Regulation Sec. 59-130, similar to 59-9350.27 describing the conditions to be reviewed by Planning Commission for a Specific Use Permit. SP application and approval procedures will be clearly stated in the SP section for all of this series of uses.</i>	
Forced Detention and Correction Facilities	Facilities in which persons accused or convicted of offenses are held in custody and confined, with electronic surveillance or an equivalent thereto. Typical uses include prisons and jails.	<p>Forced Detention or Correction Facilities</p> <p>Facilities in which persons accused or convicted of offenses are held in custody and confined, with electronic surveillance or an equivalent thereto. Typical uses include prisons, jails, work release facilities, pre-release centers and halfway houses for the correctional system.</p> <p><i>Reason for change: to separate actual detention facilities from re-entry facilities.</i></p> <p><i>This will be a SP. See Use Regulation Sec. 59-135, similar to 59-9350.52, -.53 (Facility for Neglected Children and Drug and Alcohol Treatment), describing extra conditions to be reviewed by Planning Commission for a Special Permit. SP application and approval procedures will be clearly stated in the SP section for all of this series of uses.</i></p>	8250.8 (partial, also see re-entry facility)
Library Services and Community Centers	Uses that directly serve a residential neighborhood or a cluster of neighborhoods and provide a gathering and collecting site for residents to meet, read, study and partake of book collections, manuscripts, lessons	<p>Same</p> <p><i>See Use Regulation Sec. 59-146, similar to 59-9350.36 describing the conditions necessary to locate such a facility that abuts residential uses.</i></p>	8250.11

Proposed NEW Use name	Proposed NEW Description	Current Description	Current Code reference
	and other leisure activities or classes.		
Military Installation	A facility of the Armed Forces, including the National Guard, primarily engaged in national security and related activities. Examples include a joint services facility, Air Force facility, Army, Navy, or Marine Corps facility, weapons station, training center, communications station, supply center, reserve station, or armory building.	<p>High Impact Institutional</p> <p>Public, quasi-public or private activities of a medical or educational nature which, due to their area requirements, traffic generation, light or noise generation, or the nature of intended activities, have the potential for major impact on surrounding land uses. Typical uses include hospitals, colleges, universities and military installations.</p> <p><i>Reason for change: Separating out “institution” types so that they can be permitted in zones separately.</i></p> <p><i>No proposed use regulations. However, this use would be a SP subject to approval by the Planning Commission. Existing Use regulation 59-9350.34 (High Impact Institutional) only say that these should go by O-2 use regulations which will no longer be a zone. Building and site design of the zone would be applicable or not, and other conditions may be included with a SP.</i></p>	8250.10 partial
Museums	Establishments primarily engaged in preserving and exhibiting objects of artistic, historical, cultural and/or scientific interest, and gallery exhibition of works of art for study and pleasure. Typical uses include aquariums, art galleries, museums, planetariums and observatories, historical or archeological institutions, zoos, botanical gardens, nature parks /preserves, and arboreta.	<p>Cultural Exhibits</p> <p>Museum like preservation and exhibition of objects of artistic, cultural and/or scientific interest, and gallery exhibition of works of art for study and pleasure. Typical uses include aquariums, art galleries, museums, planetariums and observatories.</p> <p><i>Reason for change: Just changing wording to a more recognizable term and adding gardens, preserves.</i></p> <p><i>No existing or proposed use regulations. Not permitted in residential zones.</i></p>	8250.5

Proposed NEW Use name	Proposed NEW Description	Current Description	Current Code reference
Neighborhood Park	Places for informal recreation, primarily for neighborhood use. This use includes both public recreation areas where fees are not generally charged for use of the park, and private facilities for neighborhood residents and guests. This use does not include facilities for organized sports league play and spectator activities, although they may have play courts and ball fields for informal use. The use does not include designated off-leash dog parks or swimming pools open to the public. However, swimming pools and off-leash dog parks may be included within a common area of a subdivision that is for use only by neighborhood guests and residents. This use may include lights that meet zoning code for evening use of the facility, but not lighting for events and sports play.	<p>Community Recreation: Property Owners Association</p> <p>Private recreational, social and multi-purpose uses within a subdivision that are operated and maintained by a property owners association for the benefit and enjoyment of its members. These uses are planned as an integral part of the development. The areas are designated on the subdivision plat as “common areas,” and rules for their operation and maintenance are included in the declaration of covenants and restrictions of the subdivision and the bylaws of the property owners association. Typical uses include private clubhouses, tennis courts, playgrounds and swimming pools, both illuminated and non-illuminated.</p> <p>8250.4 Community Recreation: Restricted</p> <p>Recreational, social and multi-purpose uses that operate during daylight hours, generally serve the surrounding neighborhood, and are available for public use. Typical uses include non-illuminated public swimming pools, basketball courts, tennis courts, playgrounds, ball fields and playfields (non-illuminated), neighborhood recreation centers, and neighborhood public parks and open space.</p> <p><i>Reason for change: Combining passive park uses to be able to permit them as many places as possible.</i></p> <p><i>See Use Regulation Sec. 59-156, similar to 59-9350.20 describing the conditions necessary to locate a park with no league play and lighting that abuts residential uses.</i></p>	8250.3 and 8250.4

Proposed NEW Use name	Proposed NEW Description	Current Description	Current Code reference
Religious Institution	A place of religious worship and instruction. Accessory uses that may require separate approval as a separate use include (1) an associated private school, (2) a day care in the main building or the same lot as the religious institution, and (3) recreational facilities. Childcare facilities located in the main building that are used only during worship services for persons attending the service, are considered accessory to the religious institution and do not require separate approval. For purposes of this section, "religious worship" includes any "religious exercise" as defined by the Religious Land Use and Institutionalized Persons Act (RLUIPA), 42 U.S.C. § 2000cc-5.	<p>Low Impact Institutional: Neighborhood-Related</p> <p>Public, quasi-public or private activities of an educational or religious nature, which may have minor impact on surrounding uses and are occupied on an intermittent basis. Such uses are necessary to serve common functions within a residential area, but are not designed to provide lodging. Typical uses include elementary schools, kindergartens and churches.</p> <p><i>Reason for change: To separate schools and churches due to religious liberty provisions in federal law.</i></p> <p><i>See Use Regulation Sec. 59-165, adding religious freedom accommodations and delineating allowed accessory uses; and deleting a minimum lot size for the use that is in existing use regulations 9350.36..</i></p>	8250.14 partial
School, Major	Public and private schools that provide basic, compulsory education at the high school, intermediate, middle school and vocational school levels. Programs for before-school and after-school care for persons under the age of 19 are accessory to this use. Examples of vocational schools include business management schools, and technical and trade	<p>Moderate Impact Institutional</p> <p>Public and private institutional activities which may have significant impact on surrounding uses. Typical uses include high schools, middle schools and vocational schools.</p> <p><i>Reason for change: To allow vocational schooling in this category.</i></p>	8250.15

Proposed NEW Use name	Proposed NEW Description	Current Description	Current Code reference
	schools and academies, where a majority of the training is completed inside a building, including but not limited to culinary, mechanic and cosmetology training. Vocational training is allowed in this use regardless of college credits provided.	<i>See Use Regulation 59-172, similar to 9350.45, This use will continue to require a SP in zones where indicated.</i>	
School, Minor	Public and private schools that provide basic, compulsory education for any levels between pre-kindergarten and sixth grade. Programs for before-school and after-school care for persons under the age of 18 are accessory to this use.	<p>Low Impact Institutional: Neighborhood-Related</p> <p>Public, quasi-public or private activities of an educational or religious nature, which may have a minor impact on surrounding uses and are occupied on an intermittent basis. Such uses are necessary to serve common functions within a residential area, but are not designed to provide lodging. Typical uses include elementary schools, kindergartens and churches.</p> <p><i>Reason for change: To separate schools and churches due to religious liberty provisions in federal law.</i></p> <p><i>See Use Regulation 59-172, similar to 9350.36.</i></p>	8250.14

Code Update Commercial and Accessory Uses

Blue = revised text, usually clarifications and revised wording Black text = same as current code

Green = new use/new text *Red Text: Reason for change if major change*

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
Animal Services			
Livestock Auction	Auctioning of livestock on a wholesale or retail basis with incidental on-site storage of animals on a temporary basis not to exceed a 48-hour period. Typical uses include animal or livestock auctions, or livestock auction yards. For auctions that exceed 48 hours, see Stockyards.	Animal Sales and Services: Auctioning Same <i>See Use Regulation Sec. 59-147, similar to current 9350.10.</i>	8300.7
Horse Stable	Boarding, breeding, or raising of horses not owned by the occupants of the premises or riding of horses by other than the occupants of the premises. Typical uses include boarding stables or public stables, horse training centers and veterinary services for horses.	Animal Sales and Services: Horse Stables Boarding, breeding, or raising of horses not owned by the occupants of the premises or riding of horses by other than the occupants of the premises. Typical uses include boarding stables or public stables. <i>No current or proposed use regulations.</i>	8300.9
Kennel, Boarding and Veterinary	Kennel and veterinary services for domestic animals, with accessory outdoor storage, exterior animal enclosures and dog runs permitted. Typical uses include animal and veterinary hospitals, boarding and breeding kennels, pet motels/pet boarding services, and pet training centers.	Animal Sales and Services: Kennels and Veterinary, General Kennel and veterinary services for domestic animals, with accessory outdoor storage, exterior animal enclosures and dog runs permitted. Typical uses include animal and veterinary hospitals, boarding and breeding kennels, pet motels, and animal training centers. <i>See Use Regulation Sec. 59-144, similar to current 9350.11.</i>	8300.10

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
Kennel, Grooming and Veterinary	Kennel, grooming , and veterinary services for small domestic animals, such as dogs, cats or other household pets, with all operations and storage conducted within an enclosed building. Typical uses include animal or veterinary hospitals, grooming, and indoor animal training centers. "Grooming" means grooming of dogs, cats, and small domestic animals, with typical uses including dog bathing and clipping salons, or pet grooming shops.	Animal Sales and Services: Kennels and Veterinary, Restricted Kennel and veterinary services for small domestic animals, such as dogs, cats or other household pets, with all operations and storage conducted within an enclosed building. Typical uses include animal or veterinary hospitals, boarding and breeding kennels, pet motels, and animal training centers. <i>No current or proposed use regulations.</i>	8300.11
Animal Interment	Interring services involving the permanent disposition of animal bodies. Typical uses include animal cemeteries and domestic animal cremation services. This use does not include interment or cremation for livestock and large animals such as horses.	Animal Interment Services Interring services involving the permanent disposition of animal bodies. Typical uses include animal cemeteries. <i>See Use Regulation Sec. 59-112, removes the requirement for SP, but adds restrictions that the use must be located a minimum of 20 feet from any residential lot line instead of current parking lot distance away from current 9350.7.</i>	8300.6
Automotive & Equipment			
Automobile Vehicle Impound Yards and Damaged Vehicle Auctions and Sales	Tow-away lots and/or impound lots and lots used for the storage of damaged vehicles offered for sale and/or auction. The use also includes auto salvage yards (ie. pull-aparts) where damaged and un-drivable vehicles are purchased or traded; and their parts sold to the public or auto scraps transported for recycling offsite.	Automotive Vehicle Impound Yard and Damaged Vehicle Auctions Tow-away lots and/or impound lots and lots used for the storage of damaged vehicles offered for sale and/or auction.	8300.17 and auto salvage yards from 8350.13 (Scrap)

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
		<p>Scrap Operations</p> <p>Places of business primarily engaged in the storage, sale, dismantling, or process of used or waste materials that are not intended for reuse in their original form. Typical uses include automotive wrecking and junkyards.</p> <p><i>Reason for change: 1) To distinguish car “junkyards/scrap operations” from other “junkyards/scrap operations” such as steel and aluminum trading and recycling. 2) add pull-aparts because these impound yards often have sales where customers can buy parts.</i></p> <p><i>See Use Regulation Sec. 59-115, similar to 9350.14 and 9350.58 related to auto scrap.</i></p>	
Automobile and Vehicle Sales and Rental, Indoor	An Automobile Vehicle Sales and Rental use that displays any vehicles for rent or sale in enclosed buildings or parking garages. This may include a limited number of vehicles displayed outdoors, as designated in Use Regulations for Automobile and Vehicle Sales and Rental.	<p><i>Reason for addition: Adding this new to include online-sales only dealers.</i></p> <p><i>See Use Regulation Sec. 59-114, similar to 9350.15, and limits outdoor vehicle display to no more than 10 vehicles.</i></p>	NEW
Automobile and Vehicle Sales and Rental, Outdoor	An Automobile Vehicle Sales and Rental use that displays vehicles for rent or sale outdoors.	<p>Automotive and Equipment: Automobile Dealerships and Malls</p> <p>A business that provides display space and centralized services for any number of automobile facilities that rents, sells or leases new or used passenger automobiles and trucks, and may have a vehicle showroom and multiple accessory uses, such as automobile</p>	8300.18

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
		<p>maintenance and service, parts storage, and financial services on the same premises.</p> <p><i>Reason for change: To split online sales only dealers from traditional dealers.</i></p> <p><i>See Use Regulation Sec. 59-114, similar to 9350.15, except that it increases the landscaping requirements adjacent to residential; and changes the requirement for an arterial street with residential across the street from 300 feet to 100 feet. We have no major arterial, including NW Expressway with 300 feet of right of way. Our city standard for major arterial is 100 feet of right of way. Such that if the street is not standard and residential is across the street, you can't put the use there. It also removes the SP due to having to meet 59-112. Also includes a distance away from residential for car vending machines due to their height and lights.</i></p>	
Cleaning and Repairs, Heavy Equipment	<p>Repair of motor vehicles and equipment, such as:</p> <ul style="list-style-type: none"> • aircraft, boats, recreational vehicles and commercial trucks, • commercial and industrial equipment, • the sale, installation and service of automotive equipment and parts, or • body repairs of all types of vehicles, including painting, upholstery and steam cleaning. <p>Typical uses include engine replacement or rebuilding operations, commercial truck transmission shops, commercial tire and brake</p>	<p>Automotive and Equipment: Heavy Repairs, Heavy Equipment</p> <p>Repair of motor vehicles, such as aircraft, boats, recreational vehicles and trucks, as well as the sale, installation and service of automotive equipment and parts, together with body repairs, painting and steam cleaning. Typical uses include engine replacement or rebuilding operations, truck transmission shops, body shops or motor freight maintenance facilities, and wrecking services, which include temporary storage of damaged vehicles.</p> <p><i>Reason for change: Wording clarifications and adding commercial truck washing to this use.</i></p>	8300.15; plus truck wash from 8350.7-Industrial Moderate

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	shops, body shops, motor freight maintenance facilities, and towing/wrecking services, which include temporary storage of damaged vehicles, and commercial truck washing facilities. For purposes of this definition, “temporary storage” means the storage of any vehicle outdoors for up to 10 days. Moving a vehicle indoors for less than 48 hours does not restart the 10-day limit for “temporary storage.”	<i>No Use Regulations in current or proposed code, very limited in which zones allowed.</i>	
Cleaning and Repairs, Light Equipment	Establishments or places of business engaged in the washing, polishing and light repair of automobiles, and the sale, installation and service of automotive equipment and parts, but excluding body repairs and painting. Typical uses include automated car washes and facilities for manual washing, and repairing of light motor vehicles, including quick oil change operations, tire, brake and muffler shops, transmission repair, tune-up shops, auto glass, windshields replacement, and electrical system installation shops. This use also includes vehicle car wash businesses, but not commercial truck washing.	<p>Automotive and Equipment: Cleaning and Repairs, Light Equipment</p> <p>Establishments or places of business engaged in the washing, polishing and light repair of automobiles, and the sale, installation and service of automobile equipment and parts, but excluding body repairs and painting. Typical uses include automated car washes and facilities for manual washing, and repairing of light motor vehicles, including quick oil change operations, tire and muffler shops, transmission repair, tune-up shops or auto glass shops.</p> <p><i>See Use Regulation Sec. 59-120, similar to existing 9350.13</i></p>	8300.14
Gasoline and Fueling Sales	Establishments or places of business primarily engaged in the on-site retail sale of fueling products and retailing, as provided in Sec. 59-134 (Gasoline Sales). Typical uses include vehicle fueling stations with seven or more gasoline or fueling pumps. The use may also include Cleaning and Repairs, Light Equipment services. The use does not permit permanent parking or storage of damaged, wrecked	<p>Gasoline Sales, Large</p> <p>Establishments or places of business primarily engaged in the on-site retail sale of petroleum products with incidental retailing. Typical uses include automobile filling stations. Road service tow trucks are permitted, but not temporary or permanent parking or storage of</p>	8300.45

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	or inoperable vehicles. This use does not include fueling or facilities for sleeping, showering, or overnight storage of semi-trucks and trailers.	<p>damaged, wrecked or inoperable vehicles. This use does not include facilities for semi-trucks and trailers.</p> <p><i>Note: Gasoline Pump defined in Definitions as: A structure used to deliver or pump a petroleum product from a storage tank into a petroleum handling system and may include one to six dispensing hoses.</i></p> <p><i>Reason for change: Update terminology and differentiate between Large and Small. Also add the word Fueling for products other than gasoline.</i></p> <p><i>See Use Regulation 59-136, incorporating from existing 9350.30. Adds dimensional standards on accessory uses like retail sales and food and beverage sales; pumps 300 feet from residential.</i></p>	
Gasoline and Fueling Sales, Restricted	Gasoline and Fueling Sales with up to six fueling pumps.	<p>Gasoline Sales, Small: Restricted</p> <p>Establishments or places of business primarily engaged in the on-site retail sale of petroleum products with incidental retailing. Typical uses include automobile filling stations. Road service tow trucks are permitted, but not temporary or permanent parking or storage of damaged, wrecked or inoperable vehicles. This use does not include facilities for semi-trucks and trailers. Small gasoline sales establishments shall be limited to two (2) service islands and three (3) gasoline pumps per island.</p> <p><i>See Use Regulation 59-136, incorporating from existing 9350.30. Adds dimensional standards on accessory uses like retail sales and food and beverage sales. Pumps 150 feet from residential.</i></p>	8300.46

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
Gasoline and Fueling Sales, Truck Stop	Establishments or places of business primarily engaged in the on-site retail sale of fueling products with incidental sale of tires and batteries, and replacement items, lubricating services and minor repair services for both vehicles and trucks. Other incidental uses may include the sale of prepared foods and beverages for on-premises consumption, along with sleeping and showering facilities. Typical uses include truck stops. A truck washing facility is a permitted accessory use.	<p>Same, adding truck washing allowed</p> <p><i>No Use regulations in existing code or new code.</i></p>	8300.47
Parking Garages	Transient parking of vehicles, including commercial trucks provided the garage meets building code load, height and drive aisle capacities, within an enclosed structure of one or more stories, with or without a fee. A parking garage is considered a primary structure and not an accessory use for purposes of applying the development regulations of a zone or district.	<p>Automotive: Parking Garages</p> <p>Transient parking (non-storage) of automobiles or non-commercial vehicles, within an enclosed structure of one (1) or more stories, with or without a fee. A parking garage shall be considered a primary structure and not an accessory use for purposes of applying the development regulations of a district.</p> <p><i>Reason for change: Adding ability of commercial trucks to rent spaces in a garage if desired. Some garages rent spaces to fleets. Since this is inside does not seem to change the use.</i></p> <p><i>No existing use regulations, NEW use regulations proposed in 59-158 related to frontage requirements by street typology.</i></p>	8300.12
Parking Lot, as a Principal Use	A parking lot where the transient parking (non-storage) of passenger vehicles within an off-street parking area, (ie.surface stand-alone parking lot) with or without a fee. This use unit does not refer to parking areas contiguous to a residential, commercial, industrial or civic development which	<p>Same</p> <p><i>No existing or proposed use regulations. See Sec. 59-42 for Landscaping that would apply to all parking lots.</i></p>	8300.13

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	have been provided to meet parking requirements for the adjoining use and are permitted as a part of the use.		
Sales and Rentals, Farm and Heavy Vehicles and Equipment	Sales or rental from the premises of heavy farm or construction equipment; commercial trucks, including self-service moving trucks and trailers; boats; recreational vehicles and motor homes; buses, trailers, aircraft or similar heavy mobile equipment, together with incidental maintenance. This use allows outdoor storage/display of the vehicles and equipment for sale or rental.	<p>Automotive and Equipment: Sales and Rentals, Farm and Heavy Equipment</p> <p>Sales or rental from the premises of heavy farm or construction equipment, trucks, buses, trailers, aircraft or similar heavy mobile equipment, together with incidental maintenance.</p> <p>Automotive and Equipment: Sales and Rentals, Manufactured (Mobile) Homes and Recreational Vehicles</p> <p>Sale or rental from the premises of equipment together with incidental maintenance, including paint and body repair facilities that are a part of the agency. Typical uses include motor home and travel trailer sales, manufactured (mobile) home sales, boat sales, and moving truck rental agency.</p> <p><i>Reason for change: Separate sales of manufactured homes from other heavy vehicles and equipment because of MH sales larger transportation needs; and include as heavy equipment self-service moving equipment and trailers rentals..</i></p> <p><i>See Use Regulations Sec. 59-168, similar to regulations for 9350.6 Agricultural Supplies, and adding a 15-foot landscape buffer for outdoor display abutting residential or across the street from residential (PUD-1966).</i></p>	8300.19, RV and moving firm portion of 8300.20 (Splits MH and RV sales)

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
Sales and Rentals, Manufactured (and mobile) Homes	Sale or rental from the premises of prefabricated, modular, manufactured or mobile homes and associated equipment together with incidental maintenance, including paint and body repair facilities. This use does not include the sale of motor homes or recreational vehicles.	<p>Automotive and Equipment: Sales and Rentals, Manufactured (Mobile) Homes and Recreational Vehicles</p> <p>Sale or rental from the premises of equipment together with incidental maintenance, including paint and body repair facilities that are a part of the agency. Typical uses include motor home and travel trailer sales, manufactured (mobile) home sales, boat sales, and moving truck rental agency.</p> <p><i>Reason for change: Split RV and MH homes sales into two separate uses.</i></p> <p><i>See Use Regulations Sec. 59-169, partially from 9350.16 applicable to MH sales sites with additions of street type on arterials only due to logistics of movement of the homes, and landscaping around the perimeter.</i></p>	Part of 8300.20
Vehicle Storage	Outdoor storage of operable vehicles, boats and recreational vehicles, not available for sale or sale display. Typical uses include new car dealer's off-site auto storage lots, commercial truck storage lots and recreational vehicle and boat storage lots. This use does not include junk or salvage yards, or vehicle fleets used in the normal course of a business.	<p>Automotive and Equipment: Storage</p> <p>Storage of vehicles used regularly in business operations and not available for sale or long-term storage, and facilities or structures for the storage of non-operating motor vehicles. Typical uses include new car dealer's off-site auto storage lots, taxi fleets, truck storage facilities or yards, and auto storage garages, but excluding junk or salvage yards.</p> <p><i>Reason for change: Clarification that this use is not needed for vehicles used regularly in business operations (ie. business service fleets parked outside a business.) This use would now become the vehicle/boat/RV side of</i></p>	8300.21

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
		<p><i>Personal Storage. This also does not include pull-aparts or sales..</i></p> <p><i>See Use Regulations 58-183, clarifying screening, fencing and distance from residential requirements. There are no existing use regulations.</i></p>	
Vehicle Auction	A facility that auctions passenger automobiles, trucks, heavy construction equipment, or farm equipment to businesses such as automobile dealers, contractors, farmers or farm businesses.	<p>Automotive Auction: A facility that auctions passenger automobiles and trucks to automobile dealers or the general public.</p> <p><i>Reason for change: This is not a use that is as common as it once was due to online dealing and increased freight options. We can keep the use for now and add farm and construction vehicle auctions as similar uses as well.</i></p> <p><i>No existing or proposed use regulations.</i></p>	8300.16
Day Care			
Adult Day Care	A non-residential facility in which custodial care is provided for adults who are in need of supervision or assistance with routine daily functions but who are not in need of drug or alcohol rehabilitation services, medical rehabilitation care or overnight living facilities.	<p>Adult Day Care Facilities</p> <p>Any place, home or institution, which, for periods of over six (6) hours in a twenty-four (24) hour calendar day or for more than twenty (20) hours per week, provides supervision and care, but not housing, for six (6) or more individuals for part of the twenty-four (24) hour day on either a temporary or ongoing basis.</p> <p><i>Reason for change: Takes out unnecessary time and day provisions.</i></p> <p><i>No Use Regulations proposed. Proposal to delete 9350.3 regulations as unnecessary.</i></p>	8300.2

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
Child Care Centers	<p>Any day nursery, nursery school, foster home or preschool, or any place, home, or institution which receives eight or more children under the age of 18 years and not of common parentage for foster care, apart from their natural parents, legal guardians or custodians, whether for compensation or not. This use <u>does not</u> include:</p> <ul style="list-style-type: none"> • public or private schools which offer before school or after school activities of an educational or recreational nature, or overnight living facilities for children; or • a non-profit corporation or organization that receives eight (8) or more children under 18 years of age, and not of common parentage, for foster care apart from their natural parents, legal guardians or custodians, when received for periods of up to six (6) hours in a 24-hour calendar day, and which operates no more than 20 hours per week. <p>This use includes Large Family Child Care Homes as defined in the Oklahoma Child Care Facilities Licensing Act, 10 O.S. § 402.</p>	<p>Child Care Centers</p> <p>Any day nursery, nursery school, foster home or preschool, or any place, home or institution which receives eight (8) or more children under the age of eighteen (18) years and not of common parentage for foster care, apart from their natural parents, legal guardians or custodians, whether for compensation or not. This use shall not include public or private schools which offer before school or after school activities of an educational or recreational nature, and shall not include any non-profit corporation or organization, which receives eight (8) or more children under the age of eighteen (18) years, and not of common parentage, for foster care apart from their natural parents, legal guardians or custodians, when received for periods not exceeding six (6) hours in a twenty-four (24) hour calendar day, and which operates no more than twenty (20) hours per week. This use unit shall include Large Family Child Care Homes as defined in 10 O.S. 1998 Supp., Section 402. This use does not include Family Day Care Homes (8300.40).</p> <p><i>Reason for change: To track wording with state law.</i></p> <p><i>See Use Regulation 59-119, similar to 9350.17. SE still required in a residential zone..</i></p>	8300.25
Family Day Care Homes	<p>A family home that provides supervision and care for seven or fewer children for part of the 24-hour day. This use does not include informal arrangements that parents make independently with neighbors or friends, <u>or caretakers in the child's own home</u>. (An informal arrangement is a situation, not on a regular basis, where the caregiver is not compensated, and</p>	<p>Family Day Care Homes</p> <p>A family home that provides supervision, care and/or protection for seven (7) or fewer children for part of the twenty-four (24) hour day. This definition shall not include informal arrangements that parents make independently with neighbors or friends, nor shall it</p>	8300.40

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	no advertising is done in any way.) See Sec. 59-140 (Home Occupations) for use regulations.	include the child's home. (An informal arrangement is a situation, not on a regular basis, where the caregiver is not compensated, and no advertising is done in any way.) A Family Day Care Home shall be classified as a home occupation and subject to the applicable provisions thereof. <i>Reason for change: Clarifying some wording, not substantive change.</i> <i>See Use Regulation Sec. 59-140 for Home Occupations, similar regulations moved from Article XII Site Development Standards.. This use is also licensed and regulated by the state.</i>	
Entertainment and Leisure			
Adult Entertainment	Amusement or entertainment which is distinguished or characterized by an emphasis on acts or material depicting, describing, or relating to "Sexual Conduct" or "Specified Anatomical Areas" including, but not limited to topless or bottomless dancers, exotic dancers, strippers, or similar entertainment . This use includes adult bookstores, adult mini-motion picture theaters, adult motels, adult massage parlors , adult motion picture arcades , adult motion picture theaters , and sexual encounter centers .	Adult Entertainment Uses Amusement or entertainment which is distinguished or characterized by an emphasis on acts or material depicting, describing or relating to "Sexual Conduct" or "Specified Anatomical Areas" including, but not limited to, topless or bottomless dancers, exotic dancers, strippers, male or female impersonators, or similar entertainment. Such uses also include, but are not limited to, adult bookstores, adult motion picture theaters, adult motels, massage parlors, sexual encounter centers and adult motion picture arcades. <i>Reason for change: Removes male or female impersonators, modernizes activity terms.</i> <i>See Use Regulations 59-108, similar to existing 9350.4</i>	8300.3

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
Event Center, Restricted	A building(s) that provides indoor events, gatherings or meeting facilities for up to 100 persons, and includes accessory uses of commercial kitchens; associated storage of event furniture and cooking equipment; bartending; and indoor music no later than 11 p.m. Typical uses include a non-profit association of persons which owns, rents, or leases a building for the exclusive use of its members and guests; a fraternal organization such as a Masonic Lodge, V.F.W. Post, or Shrine Temple; small theaters for live performances; and other small indoor event spaces for social gatherings. This use is permitted within a restaurant where both uses are allowed in a zone.	<p>Personal Services: Restricted</p> <p>Establishments primarily engaged in the provision of informational, instructional, personal improvement and similar services, which are able to be located in an office type building. Typical uses include photography studios, travel agencies, reducing salons, dancing and music academies, automobile driving schools, and classrooms for business schools. Lodge and meeting halls including, but not limited to, a Masonic Lodge, V.F.W. Post and Shrine Temple, shall also be included in this use unit.</p> <p>Spectator Sports and Entertainment: Restricted</p> <p>Establishments or places engaged in provision of cultural, entertainment, athletic and other events to spectators as well as providing space for social or fraternal gatherings. These uses are conducted within an enclosed building with a capacity of five hundred (500) or less people and include retail sales and storage facilities that are incidental to the operation of such uses. Typical uses include small theaters and amusement places.</p> <p><i>Reason for change: Several PUDs and SPUDs related to outdoor event centers, which currently does not have a separate use. The limitation to 100 was determined by needs of fire code.</i></p> <p><i>See Use Regulation Sec. 59-131 NEW, added a provision about outdoor amplified music hours.</i></p>	Part of 8300.59 (Pers Services: Restricted) Part of 8300.69 (Spec Sports, Restricted)
Event Center, General	A building(s) that provides indoor and/or outdoor events, including rooftop facilities, for any number of persons, including the accessory uses of kitchens;	<p><i>Reason for change: Several PUDs and SPUDs related to outdoor event centers, which currently does not have a separate use. This use includes outdoor and rooftop facilities.</i></p>	NEW

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	associated storage of event furniture and cooking equipment; bartending; and indoor or outdoor amplified music.	<i>See Use Regulation Sec. 59-131 NEW, added a provision about outdoor amplified music hours. The Outdoor "General" would require an SP in many zones.</i>	
Participant Recreation, Indoor	Participant recreation and entertainment uses conducted within an enclosed building. Typical uses include bowling alleys, commercial bingo (as defined in Title 3A O.S. § 401 et seq.), gymnasiums, health clubs, ice or roller skating rinks, youth recreation centers and the following types of indoor activities and facilities, including but not limited to: billiard halls and table games, dance halls, miniature golf, swimming pools, sport courts, trampolines, shooting facilities, batting cages, skateboarding, simulation activities like skydiving, escape rooms, laser tag and arcades, and indoor water parks. Spectators are incidental to the participant recreation activity. This use may include a Restaurant and/or service or sales of alcoholic beverages, as defined by State law and subject to State licensing requirements as an accessory use. A Participant Recreation, Indoor use that serves alcoholic beverages subject to State licensing and is not a Restaurant has more than 1,500 square feet of space dedicated to at least one of the activities above. Otherwise, see Drinking Establishment.	<p>Participant Recreation and Entertainment: Indoor</p> <p>Those participant recreation and entertainment uses conducted within an enclosed building. Typical uses include bowling alleys, billiard parlors, dance halls, gymnasiums, health clubs, skating rinks and arcades. Any spectators would be incidental to the participant recreation activity.</p> <p>Bingo Parlors</p> <p>An establishment engaged in the operation of bingo games, as authorized and defined in Title 3A O.S. §401 et seq.</p> <p><i>Reason for change: Separates performance venues from indoor recreation venues and sports entertainment venues. Distinguishing between Participant Recreation, Indoor and Drinking Establishment.</i></p> <p><i>No proposed use regulations. Deletes wording in 9350.48 as not needed.</i></p>	8300.55 and 8300.22 Bingo Parlors
Participant Recreation, Outdoor	Participant recreation uses conducted outdoors. Typical activities include golf courses, clubhouses, swim centers, tennis centers, playfields (for amateur or elementary, middle or high school athletics), marinas, boat docks, country clubs, public parks with organized sports facilities, driving ranges, miniature	<p>Participant Recreation and Entertainment: Outdoor</p> <p>Those participant recreation and entertainment uses conducted in open facilities. Typical uses include driving</p>	8300.56 and 8250.2; Community Rec General

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	golf courses, outdoor batting cages, go-cart tracks, and amusement parks, or activities specified for Indoor Participant Recreation that occur outside of a building. This use also includes designated off-leash dog parks that are open to the public. This use may include a Restaurant and/or one or more Food Trucks as an accessory use.	<p>ranges, miniature golf courses, batting cages, go-cart tracks, drive-in theaters and amusement parks.</p> <p>Community Recreation: General</p> <p>Recreational, social or multi-purpose open or enclosed uses and accessory buildings, which have no fixed seats and where occupancy is limited to five-hundred (500) persons. Typical uses include golf courses, clubhouses, swim centers, tennis centers, playgrounds, playfields, marinas, boat docks, country clubs and public parks. Any use which has outdoor lights for illuminating nighttime activities shall be included in this use unit.</p> <p><i>Reason for change: Combines all outdoor organized sports and outdoor recreation facilities into one use due to traffic and noise impacts. This use includes public parks with organized sport fields and lighting. Amusement parks, go-cart tracks and drive-in theaters and may require a SP in some zones due to noise and traffic concerns.</i></p> <p><i>See Use Regulations Sec. 59-159 similar to 9350.49. The use would continue to require an SP in many zones.</i></p>	
Spectator Sports / Performance Venue	Establishments or places engaged in the provision of cultural, entertainment, athletic and other events to spectators. These uses are conducted in open facilities outdoors or within an enclosed building with a capacity of up to 7,500 square feet of seating space, and include retail sales, lobby areas, storage facilities and other activities incidental to the operation. Typical uses include movie theaters, theaters for live performances, drive-in theaters, and amphitheaters and lawns for outdoor	<p>Spectator Sports and Entertainment: General</p> <p>Establishments or places engaged in the provision of cultural, entertainment, athletic and other events to spectators, as well as providing space for social or fraternal gatherings. These uses are conducted in open facilities or within an enclosed building with a capacity of more than five hundred (500) people, and include retail sales, storage facilities and other activities incidental to</p>	8300.67 And drive-in theaters from 8300.56

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	performances. This use may include a Restaurant and/or one or more Food Trucks as an accessory use.	<p>the operation. Typical uses include large theaters and amusement places.</p> <p><i>Reason for change: Focuses this use on spectator and performance venues and not on meeting/gathering spaces, and to control size by square footage instead of persons so that site space is measurable. We assigned 15 sf for every person, easier to determine a square footage than to know how many people fit into an area.</i></p> <p><i>See Use Regulation Sec. 59-174, similar to 9350.60 and .61 with the use continuing to require SP in most zones except Downtown and Bricktown.</i></p>	
Spectator Sports and Entertainment, High Impact	Establishments or places engaged in the provision of cultural, entertainment, athletic and other events to spectators. These uses are conducted in open facilities or within an enclosed building with a capacity of at least 7,500 sf of seating space, which may generate significant noise, odor, traffic or other impacts, and include retail sales, food service, restaurants, storage facilities and other activities incidental to the operation. Typical uses include drag strips, racetracks, fairgrounds, rodeo grounds, large outdoor entertainment stages, large exhibition halls, professional, semi-professional and off-site college sports stadiums and arenas, and convention centers and trade expositions.	<p>Spectator Sports and Entertainment: High Impact</p> <p>Establishments or places engaged in the provision of cultural, entertainment, athletic and other events to spectators as well as providing space for social or fraternal gatherings. These uses are conducted in open facilities or within an enclosed building with a capacity of more than five hundred (500) people, which may generate significant noise, odor, traffic or other impacts, and include retail sales, storage facilities and other activities incidental to the operation. Typical uses include drag strips, racetracks, fairgrounds, rodeo grounds, large exhibition halls, sports stadiums and arenas, and convention centers and trade expositions.</p> <p><i>Reason for change: Updates typical uses, changes limits to 15 sf for every person which is to calculate than how many people fit into an area. (still 500+ people).</i></p>	8300.68

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
		<i>See Use Regulation Sec. 59-174, similar to 9350.60 and .61 with the use continuing to require SP</i>	
Financial Services			
Financial Institution	A business where the primary occupation is the receipt, disbursement or exchange of funds and currencies, such as banking, savings and loans, credit unions, and currency exchange outlets. This includes any attached automated teller machine (ATM), defined as an automated device that performs banking financial functions at the same location as the controlling financial institution. It does not include stand-alone financial services that typically occur in an office or storefront, such as investment companies, loan companies, credit and mortgage, insurance services, or brokerage firms, which are classified under Offices.	<i>Reason for change: PUDs and SPUDs that have neighborhood outpouring for screening of bank drive-throughs. Although drive-through will be a separate auxiliary use we thought of adding this as a separate use from Office. This use is not meant to include stand-alone ATM sites, which would be considered a commercial kiosk accessory use.</i> <i>No existing or proposed Use Regulations.</i>	NEW , Bank part of 8300.1 (Admin Office)
Payday or Title Loan Agencies	An establishment providing loans to individuals in exchange for receiving personal checks or titles to the borrowers' motor vehicles as collateral. Examples include payday lenders, check cashing services, money transfer business, motor vehicle title loan business, or a credit access business. This use excludes: <ul style="list-style-type: none"> a state or federally chartered bank, savings and loan association or credit union, pawnshop, or a convenience store, supermarket, or other retail establishment where consumer retail sales constitute at least 75 percent of the total gross revenue generated on site. 	Payday or Title Loan Agencies An establishment providing loans to individuals in exchange for receiving personal checks or titles to the borrowers' motor vehicles as collateral. <i>Reason for change: Clarifying what goes in this category.</i> <i>No existing or proposed Use Regulations.</i>	8300.57
Food and Beverage			

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
Alcoholic Beverage Retail Sales	Establishments or places of business primarily engaged in the retail sale of alcohol beverages. Typical uses include liquor stores.	Same <i>No existing or proposed Use Regulations.</i>	8300.5
Drinking and Smoking Establishment	Establishments or places of business that are primarily engaged in the sale, mixing or dispensing of alcoholic beverages for consumption on site as defined by State law, or the consumption on the premises of specialty tobacco products. Alcohol sales are subject to Oklahoma State Law and licenses and city licenses.	Drinking Establishments: Sitdown, Alcohol Permitted Establishments or places of business where customers are seated and served and which are primarily engaged in the sale, mixing or dispensing of alcoholic beverages as defined by State law for consumption on the premises. Typical uses include a tavern or private club with minimal or no kitchen facilities and little or no food items served. <i>Reason for change: Added smoking establishments because they do not currently have a use. Added to this use because of similar state age requirements.</i> <i>See Use Regulation 59-128, similar to 9350.25.1 for distances from uses, Special Permit is still required; a smoking only establishment is not subject to distance requirements.</i>	8300.33
Food Service	Establishments with no areas for consumer indoor food consumption and primarily engaged in food processing and providing prepared food for off-site consumption to individuals, businesses, off-site events, or for wholesale distribution. Examples include bakeries, food service contractors, caterers, cooking instruction, ghost kitchens, and drive-through-only food establishments. An accessory walking pick-up window and/or an outdoor patio may be permitted for a drive-through-only food establishment.	<i>Reason for NEW: New use needed for catering kitchens, and operations that have a food delivery only model. This does not include retail food shops. See Restaurant, Grocery Store or Retail Sales.</i> <i>See Use Regulation 59-133, NEW, regulates size in Mixed Use zones as the use may be less walkable and more industrial in nature. (delivery trucks, vehicle queuing, trash, warehouses etc.)</i>	NEW

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
Food Truck Court	A Vehicle Food Sales Court as defined by § 21-430 of the Municipal Code.	<i>Reason for NEW: New use needed for a court of food trucks. A single food truck is listed in accessory uses.</i> <i>See Use Regulation Sec. 59-134 NEW.</i>	NEW
Grocery Stores	Establishments primarily engaged in the retail sale of food and beverages for home consumption. Typical uses include grocery stores, convenience stores (without gasoline sales), food markets or supermarkets retailing general lines of food, such as canned and frozen foods; fresh fruits and vegetables; and fresh and prepared meats, fish, and poultry. This use includes meat and butcher shops where sales are primarily from the premises as opposed to commercial distribution. See Sec. 59-135 for retail sales, medical services, restaurants and other services on the premises.	Food and Beverage Retail Sales Establishments or places of business primarily engaged in the retail sale of food and beverages for home consumption. Typical uses include grocery stores and delicatessens. <i>Reason for change: Provide a use name that is clear.. Use regulations provide for accessory uses like retail sales, restaurants, and other services on the premises.</i> <i>See Use Regulation Sec. 59-137 Grocery Store that allow other accessory uses like restaurants, banks, etc. up to 25% of the floor area of the Grocery Store.</i>	8300.41
Micro-Brewery/Distillery	A small-scale facility that produces less than 15,000 barrels of beer, and/or less than 15,000 gallons of wine or distilled spirits per year that may include a taproom in which guests/customers may sample or purchase the product. Sale of beverages for offsite consumption is also allowed in keeping with the regulations of Oklahoma and Federal law	<i>Reason for change: New use for micro-brewers to allow in more places and small one doesn't necessarily have to be in an industrial zone.</i> <i>No Use Regulations, as this is mainly licensed by the state. The definition limits its size based on state law; it will be permitted in commercial and industrial zones, but not neighborhood commercial zones.(formerly NB and C-1), larger breweries are Industrial Light Moderate.</i>	NEW
Restaurant	An establishment that serves prepared food and beverages for on-site consumption or a combination of on-site and off-site consumption. (Drive through services to a Restaurant is an accessory use which shall be permitted in certain zones and in	Eating Establishments: Drive-In Establishments or places of business with little or no inside seating where prepared food and beverages are consumed within a motor vehicle on the premises or are	8300.34, 8300.35, 8300.37, 38, and 39

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	<p>compliance with Drive through use regulations in Sec. 59-129.) Alcohol sales are subject to Oklahoma State Law and licenses and city licenses.) Typical uses include diners, fast food establishments, sit-down restaurants, and the following types of establishments if they have indoor seating space for food consumption: ice cream shops, delicatessens, boba/tea shops and coffee shops. If no indoor seating space is provided, the use is Food Service.</p>	<p>carried outside by the purchaser to tables. These uses are normally adjacent to high volume vehicular movement areas, and are characterized by either remote order of food from within the vehicle and delivery by attendants or by carry-out packages for consumption on or off the premises.</p> <p>Eating Establishments: Fast Food</p> <p>Establishments or places of business primarily engaged in the sale of prepared food and beverages for both on- and off-premise consumption. These uses are normally adjacent to high volume pedestrian and/or vehicular movement areas, and are characterized by pre-packaged and pre-cooked foods, and a central ordering and serving point within the establishment.</p> <p>Eating Establishments: Sitdown, Alcohol Not Permitted, Alcohol Permitted, Limited Alcohol Permitted</p> <p>Establishments or places of business where customers are seated and served, and that are primarily engaged in the sale of prepared foods and beverages for on-premises consumption. They are located at high capacity/high volume sites that are easily accessed by vehicles and pedestrians. Typical uses include restaurants, short-order eating places, cafeterias, and coffee shops.</p> <p><i>Reason for change: Puts any restaurant in the same use category so city doesn't have to determine the restaurant type (whether there is a central ordering counter, wait staff, etc.) Drive-through will be an accessory use with its own conditions. If you can meet the conditions, then you</i></p>	

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
		<p><i>can have a drive-through restaurant. Use regulations also include conditions for patios.</i></p> <p><i>See Use Regulations, Sec. 59-167, similar to 9350.26 and 9350.26.1, except that alcohol sales are not limited to 15,000 sf. as in existing use regulations due to state providing licensing based on state law criteria.</i></p>	
Funeral and Interment Services			
Cremating	Crematory services within a funeral home or within a special structure on the grounds of a cemetery involving the purification and reduction of the human dead by fire. This use includes any "crematory" as defined by 59 O.S. § 396.2.	<p>Same</p> <p><i>See Use Regulation Sec. 59-126, new use regulations similar to Norman. No existing use regulations.</i></p>	8300.42 (Funeral and Interment Services: Cremating)
Interring	Interring services involving the permanent disposition of human bodies. Typical use is a cemetery, which may include on-site structures for such accessory uses as columbarium, crematoriums, funeral homes and mausoleums.	<p>Same</p> <p><i>See Use Regulation Sec. 59-143, similar to 9350.29.</i></p>	8300.43 (Funeral and Interment Services: Interring)
Undertaking	Undertaking services, such as preparing the dead for burial and arranging and managing funerals. Typical uses include funeral homes or mortuaries.	<p>Same</p> <p><i>No existing or proposed Use Regulations.</i></p>	8300.44 (Funeral and Interment Services: Undertaking)
Lodging Accommodations			
Bed and Breakfast	Lodging services that provide rooms without kitchens to paying guests and may provide meals only to those persons renting rooms in the establishment and are the operator's personal residence and occupied by the operator at the time	<p>Lodging Accommodations: Bed and Breakfast</p> <p>Lodging services that provide rooms for rent for short periods of time and meals only to those persons renting rooms in the establishment; and are the operator's</p>	8300.49

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	of room rental. <i>This use does not include an Event Center.</i>	personal residence and occupied by the operator at the time of room rental. <i>See Use Regulations Sec. 59-116, similar to 9350.37, with the addition that the use is limited to up to 9 bedrooms, after 9 the use becomes a Hotel and is not allowed in SD zones. This use is different from Homesharing as the owner or a manager must live on the property.</i>	
Campground	<i>A facility involving lodging for travelers in recreational vehicles or tents, including food, drink and other sales and services intended for the convenience of guests. Typical uses include recreational vehicle parks, campgrounds, and glamping. Accessory uses include amenities such as food or retail sales for people staying at the facility, restrooms and showers, and recreational amenities such as swimming pools, sports courts, fishing lakes, playgrounds, horseshoe pits, shuffleboard, and pavilions.</i>	Same , with some clarifying word changes <i>See Use Regulations, Sec. 59-117, similar to 9350.38 with the exception that some of the stricter conditions required in the AA and I-1 District are required in all districts where the use is allowed. SP still required for any zone. 59-117 updated slightly to fit with amendments to Chapter 31 for RV Parks and Campgrounds.</i>	8300.50
Hotel, Full Service	<i>A hotel that includes at least a full-service restaurant and/or meeting rooms (with a total of at least 1,000 square feet) capable of hosting special events and conferences. A full-service hotel may also contain any, or all, of the services of a Limited-Service Hotel.</i>	Lodging Accommodations: Commercial Lodging Lodging services that provide room accommodations for travelers and may include food, drink, and other sales and services intended for the convenience of guests and the broader public. Typical uses include hotels, motels and transient boardinghouses. Size and location of all retail facilities shall be subject to all the zoning district regulations in which the use unit is located. <i>No existing or proposed use regulations.</i>	8300.51

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
Hotel, Limited Service	A hotel distinguished by simple guest services, or a hotel without a restaurant. Services may include a business center, fitness room, laundry facility, sales area for limited food and personal needs, and swimming pools. A Limited-Service hotel may include meeting rooms, but not for special events and conferences. Typical uses include hotels and motels, including extended stay hotel facilities, that have 10 or more guestrooms, and hostels.	<p><i>Reason for change: Adding this use to distinguish between hotels that have events and those that do not.</i></p> <p><i>No existing or proposed use regulations.</i></p>	NEW
Home sharing / short term rental	Lodging provided in a dwelling unit or room(s) in a dwelling for rent for a temporary period of time less than 30 consecutive days per renter/guest, and the dwelling unit is the host's primary residence; provided if the dwelling unit is located within a Historic Preservation District or said dwelling unit is not the primary residence of the host, a special exception must be obtained from the Board of Adjustment. This term does not include a "bed and breakfast", "hotel", or other facility specifically defined in this Code. The use of a dwelling for such purpose must meet the use standards of Section 59-141: Home Sharing/Short Term Rental.	<p>Same</p> <p><i>See Use Regulation, 59-141 as adopted. Currently is 9350.38.1</i></p>	8300.51.1
Medical			
Hospital	An institution, place, building or agency, public or private, whether organized for profit or not, primarily engaged in the maintenance and operation of facilities for the diagnosis, treatment or care of patients admitted for overnight stay or longer to obtain medical care, surgical care, obstetrical care, or nursing care for illness, disease, injury, infirmity, or deformity. Examples include general medical	<p><i>Reason for change: Separating hospitals from colleges and military installations.</i></p> <p><i>No Use Regulations because the use would require an SP application and decision. Language from 9350.34 related to existing hospitals prior to 1980 no longer needed.</i></p>	NEW and partial 8250.10 (High Impact Institutional)

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	surgical hospitals, specialized hospitals, critical access and emergency hospitals, and birthing centers. [See 63 O.S. 1-701]		
Inpatient Rehabilitation Facilities and Palliative Care	Residential facilities that provide residents support services and 24-hour nursing care. These are not treatment centers for people with emotional or mental disturbances or drug or alcohol problems, or those who exhibit anti-social behavior, nor are these facilities for criminal offenders. The facilities do not contain retail activities that are open to and marketed towards the general public. Typical uses include rehabilitation centers, such as for post-surgical and post-hospital care; mental health inpatient facilities, and hospices for the elderly or terminally ill.	<p>Congregate Care Housing and Convalescent Homes</p> <p>Residential facilities that provide residents support services and twenty-four (24) hour nursing home care. These are not treatment centers for people with emotional or mental disturbances or drug or alcohol problems, or those who exhibit anti-social behavior, nor are these facilities for criminal offenders. The facilities do not contain retail activities that are open to and marketed towards the general public. Typical uses include nursing homes and hospices for the elderly or terminally-ill.</p> <p><i>Reason for change: Clarifies what is in this use to modernize it to accommodate things like rehabilitation "hospitals" that are not a hospital.</i></p> <p><i>No proposed Use Regulations for the convalescent home portion of 9350.22, those regulations covered in sensitive edge building design and site design. Not allowed in residential zones.</i></p>	8200.1 (Partial, not nursing homes)
Medical Marijuana Dispensary	An establishment licensed pursuant to the Oklahoma Medical Marijuana and Patient Protection Act ("Act") to sell medical marijuana or medical marijuana products and accessories to patients and caregivers (as defined under the Act) or to another dispensary.	See Use Regulations Sec. 59-151. NEW	NEW

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
Medical Services	Establishments primarily engaged in the outpatient provision of personal health services, including: the prevention, diagnosis, and treatment or rehabilitation services provided by physicians, dentists, nurses, and other health personnel; medical testing and analysis services; and/or accessory retail sales activities. Typical uses include day surgery centers, medical offices or medical clinics, including for mental health, dental offices, medical or dental laboratories, supportive medical services such as opticians, pharmacies, apothecaries, wound care, blood centers, physical therapy, chiropractor, and studios operated by licensed massage therapists. Retail uses accessory to a medical business, such as pharmacies, are included in this use.	<p>Medical Services: General</p> <p>Establishments primarily engaged in the provision of personal health services, including related retail sales activities. Typical uses include medical offices, dental offices, dental laboratories, clinics and health maintenance facilities with related sales facilities, such as opticians or apothecaries in the same structure, but not including hospitals, convalescent centers or nursing homes.</p> <p>Medical Services: Restricted</p> <p>Establishments primarily engaged in the provision of personal health services, including the prevention, diagnosis and treatment or rehabilitation services provided by physicians, dentists, nurses and other health personnel, as well as the provision of medical testing and analysis services. Typical uses include medical offices, dental offices, dental laboratories, clinics and health maintenance organizations, but not including any sales facilities, hospitals, convalescent centers or nursing homes.</p> <p>Commercial Blood Centers</p> <p>Establishments engaged in extracting blood or plasma from individuals and paying said individuals for the blood or plasma. This use unit does not include those facilities where blood or plasma is donated by individuals.</p> <p><i>Reason for change: Too complicated to determine retail sales or not, doesn't change the use, which is basically the</i></p>	8300.52,8300.53 and 8300.26

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
		<p><i>current difference between these two above uses, also combines commercial blood centers.</i></p> <p><i>No Use Regulations, deletes 9350.18 Commercial Blood Centers which only restricts the use as not allowed in a Residential District, instead Medical Offices are not allowed in residential zones in the use tables. Drive-throughs are a separate use.</i></p>	
Office & Business Services			
Offices	<p>Offices of firms or organizations providing professional and executive management or administrative services, located within a completely enclosed building, with no product manufacturing or outside storage, display, or activity. Typical uses include but are not limited to:</p> <ul style="list-style-type: none"> • advertising agencies, • architectural and engineering offices and support services, including blueprint and reproduction services • corporate offices, • data management and computer software consulting, • employment agencies, • government offices, • investment brokers, • law offices, • motor vehicle licensing agencies, • nonstore retailers such as mail order or direct selling establishments (excluding those with accessory warehouses), • non-profit organization offices, 	<p>Administrative and Professional Offices</p> <p>Offices of firms or organizations providing professional and executive management or administrative services. Typical uses include advertising agencies, architectural and engineering offices, corporate offices, data management and computer software consulting, government offices, financial institutions, investment brokers, law offices, non-profit organization offices, real estate offices and other office uses that generate a low proportion of vehicle trips or walk-in traffic attributable to visitors or clients in relationship to employees. This use does not include Personal Services (59-8300.58 and 59-8300.59).</p> <p>Business Support Services</p> <p>Establishments primarily engaged in the provision of services of a clerical, employment, protective or minor processing nature to firms, rather than individuals, and where the storage of goods or equipment, other than as samples or as necessary for daily operation, is prohibited. Typical uses include secretarial services, telephone</p>	8300.1 + 8300.24 + 8300.58 (partial)

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	<ul style="list-style-type: none"> • real estate offices, or • utility company business offices 	<p>answering services, blueprint services and reproduction services.</p> <p>Personal Services: General</p> <p>Establishments primarily engaged in the provision of services to customers or clients which have one (1) or more of the following characteristics: high customer volume, hand-carried parcel delivery or mailing facilities, overnight parking for small service or delivery vehicles, or sale of non-mercantile items such as postage stamps or public event tickets, and all activity takes place within a completely enclosed building. Typical uses include theater ticket offices, post offices, employment offices, motor vehicle licensing facilities, spas operated by licensed massage therapist and certified personal trainers and utility company business offices.</p> <p><i>No existing or proposed use regulations.</i></p>	
Building Services	<p>Establishments that provide services to commercial buildings. Examples include:</p> <ul style="list-style-type: none"> • heating/air conditioning and steam supply, • building exterior cleaning services, • building security services, • carpet and upholstery cleaning services, • contractors and construction service providers, excluding sales of equipment such as roofing, plumbing, solar, window/door replacement, garage door services and steel building contractors. • courier and messenger services, • disinfecting and exterminating services, • janitorial services, • office equipment and supply firms, 	<p>Building Maintenance Services</p> <p>Establishments or places of business primarily engaged in the sale, rental or repair of equipment and supplies used by office, professional and service establishments primarily to other firms, rather than to individuals, but excluding automotive, construction and farm equipment. Typical uses include office equipment and supply firms, janitorial services, disinfecting and exterminating services, and vending machines sales and services.</p> <p><i>Reasons for change: Simplifying language and clarifying what is in this use.</i></p>	8300.23

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	<ul style="list-style-type: none"> • septic tank and related services, and • vending machine services <p>These uses may include warehouses for storage of equipment and work space, as well as outdoor fleets of vehicles needed to perform services.</p>	<i>No existing or proposed use regulations.</i>	
Personal Services			
Personal Services	<p>An establishment primarily engaged in providing services to the general public such as grooming, personal improvement, informational, instructional, and similar services, and which is able to locate in a commercial or office-type building. Examples include:</p> <ul style="list-style-type: none"> • bail bonds; • consumer electronic and precision equipment repair and maintenance; • dry cleaner drop off stores and laundromats; • locksmiths; • massage establishments as defined by Oklahoma City Municipal Code § 28-1 holding a valid massage establishment license; • nail, tanning, barbers and hair salons; • personal instruction (such as automobile driving schools, beauty/cosmetology schools, computer training, dance schools, exam preparation, fine and performing arts education, language schools, martial arts schools, music academies, tutoring, and yoga/pilates/weight/cycle and other fitness based instruction not located within a health club); • pet groomers, • photography and recording studios; 	<p>Personal Services: Restricted</p> <p>Establishments primarily engaged in the provision of informational, instructional, personal improvement and similar services, which are able to be located in an office-type building. Typical uses include photography studios, travel agencies, reducing salons, dancing and music academies, automobile driving schools, and classrooms for business schools. Lodge and meeting halls including, but not limited to, a Masonic Lodge, V.F.W. Post and Shrine Temple, shall also be included in this use unit. Excluded are services which would be classified as Payday or Title Loan Agency (59-8300.57), Spectator Sports and Entertainment (59-8300.67, 59-8300.68 and 59-8300.69), Participant Recreation and Entertainment (59-8300.58 and 59-8300.59), or Lodging Accommodation (59-8300.49, 59-8300.50 and 59-8300.51).</p> <p><i>Reason for change: Clarification of terminology, updating typical examples.</i></p> <p><i>No existing or proposed use regulations.</i></p>	8300.59, except for lodge and meeting halls moved to event center; + 8300.48 dry cleaning pick up store that are pick up only, for dry cleaning plants, see industrial

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	<ul style="list-style-type: none"> • postal and mailing services; • security systems sales and services; • shoe repair; • tailors; • tattoo parlors; • travel agencies; and • wedding planning. 		
Personal Storage	Buildings containing enclosed individual rental storage units not exceeding 1,000 square feet per unit. These facilities are not used for sales purposes or storage of highly combustible materials. Typical uses include mini-warehouses and indoor storage for recreational vehicles, boats or trailers. A single living quarters for caretakers and/or security personnel is permitted. This use does not include outdoor storage of personal vehicles or recreational vehicles.	<p>Personal Storage</p> <p>Buildings containing enclosed individual rental storage facilities not exceeding eight-hundred (800) square feet per unit. These facilities are not used for sales purposes or storage of highly combustible materials. Typical uses include mini-warehouses and storage for recreational vehicles, boats or trailers. A single living quarters for caretakers and/or security personnel is permitted.</p> <p><i>Reason for change: Increasing size to accommodate what some providers have been asking for and to allow for indoor storage of boats and RVs to help get them out of the neighborhoods.</i></p> <p><i>See Use Regulations Sec. 59-161, similar to current 9350.50.</i></p>	8300.60
Repair Services, Consumer	Establishments primarily engaged in the provision of repair services to individuals and households, rather than to firms. Typical uses include appliance repair, apparel repair, musical instrument repair, electrical repair, shoe repair and jewelry repair shops. Outdoor storage may be accessory to the use if outdoor storage is allowed in the zone, otherwise all storage must be indoors.	<p>Same</p> <p><i>No existing or proposed use regulations.</i></p>	8300.61

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
Retail			
Community Shopping Center	A building greater than 40,000 square feet which provides suites of any size for uses allowed in a Neighborhood Shopping Center plus Child Care Centers; Event Centers, Restricted; Grocery Stores; Food Service; Hotel, Limited Service; Kennel, Grooming and Veterinary; Medical Marijuana Dispensary; Participant Recreation, Indoor; Pawn Shops and Repair Services. Pad sites and Commercial Kiosks are allowed within a Community Shopping Center.	<p>Retail Sales and Services: General</p> <p>Establishments engaged in the sale or rental of goods and services, both retail and wholesale, of commonly used goods, merchandise and services. Excluded are retail sales establishments that would be classified as Retail Sales and Services: Pawn Shops (59-8300.65).</p> <p><i>Reason for change: Distinguish between a single use Retail and a large shopping center that generates more traffic, commercial kiosks and should be located only on Major Arterials.</i></p> <p><i>No use regulations. Site design and the zone will control dimensional and development standards, including buffers from residential.</i></p>	8300.63 and NEW
Construction Sales and Services	Establishments or places of business primarily engaged in construction activities and incidental indoor or outdoor storage on lots other than construction sites. This includes wholesale or retail sales, from the premises, of materials used in the construction of buildings or other structures but excluding equipment and uses found in Sales and Rentals, Farm and Heavy Vehicles and Equipment. Typical uses include lumberyards, building materials stores, hardware stores with outdoor storage and/or outdoor display exceeding 10% of the principal building gross floor area, landscape sales and services, paint stores, tools and equipment rental or sales, electrical supplies, plumbing supplies, and air conditioning or heating shops.	<p>Construction Sales and Services</p> <p>Establishments or places of business primarily engaged in construction activities and incidental storage on lots other than construction sites. This includes wholesale or retail sales, from the premises, of materials used in the construction of buildings or other structures but excluding equipment and uses found in Automotive and Equipment: Automobile Dealerships and Malls (59-8300.18). Typical uses include lumberyards and building materials stores, tools and equipment rental or sales, electrical supplies, plumbing supplies, and air conditioning or heating shops.</p> <p><i>Reason for change: To clarify what is in this category and delineate a point at which home improvement stores are classified as Retail Sales vs. Construction Sales and Services.</i></p>	8300.31

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
		<i>See Use Regulation Sec. 59-124, similar to 9350.23.</i>	
Neighborhood Business	A building up to 5,000 square feet for a single business or up to 10,000 square feet for a building with tenants, each no larger than 3,000 square feet. Typical uses adjoin residential neighborhoods and are limited to small grocery stores, offices, restaurants, personal services, and repair services.	<p>Convenience Sales and Personal Services</p> <p>Establishments or places primarily engaged in the provision of frequently needed, day-to-day retail commercial goods and services. Such uses are designed and intended to serve a limited local market, and to be generally within a short walking or driving distance of a residential area. Typical uses include small grocery stores, candy stores, ice cream parlors, dry cleaning establishments, barbershops, shoe repair shops, self-service laundries, newsstands, and body piercing and tattoo parlors, provided they do not exceed ten-thousand (10,000) square feet in area. Uses that create increased traffic, noise or other such impacts that would be considered incompatible with a residential use shall not be permitted.</p> <p><i>Reason for change: Providing a smaller retail center that would be a size that doesn't require as much truck traffic, parking, etc. that fits into a neighborhood. Example: S&S Grocery. Current code makes 10,000 sf the cutoff for "convenience sales."</i></p> <p><i>See Use Regulation Sec. 59-155, existing is 9350.24, but is re-written to allow small businesses to be located near residential uses with limits on drive-throughs, outdoor storage, building design and height to 35 feet within 50 feet of a residential zone. Also, may be located on any street type.</i></p>	8300.32 (Personal services restricted) + 8300.37 small eating establishments + small 8300.59 (personal services)
Neighborhood Shopping Center	A building up to 40,000 square feet that may adjoin residential uses and provides suites no larger than 5,000 square feet to tenants for retail, personal	<i>See Use Regulation Sec. 59-155, existing is 9350.24, but is re-written to delineate a C-2 type small center, that maybe located on at least a Connector street type and could incorporate drive throughs that are a minimum of</i>	NEW

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	services, offices, medical services, financial services, religious institutions, retail sales, alcohol beverage retail sales, and/or restaurants. Pad sites and Commercial Kiosks are not allowed within a Neighborhood Shopping Center.	<i>150 feet from residential. As with Neighborhood Business, outdoor storage is not allowed; building design applies; and height to 35 feet within 50 feet of a single-dwelling residential zone. Tenant changes would not prompt re-calculation of parking or landscaping requirements, although a new sign permit may be needed.</i>	
Outdoor Swap Meet	The display, exchange, barter or sale of new or used common household items or office equipment and furnishings, carried out on any open lot. Typical uses include flea markets where clothing, personal effects, household furnishings and household appliances are sold or otherwise exchanged.	<p>Same</p> <p><i>No proposed use regulations, deleting vague use regulation 9350.56. However, an SP will still be required and only allowed within limited zones.</i></p>	8300.64
Pawn Shops	An establishment primarily engaged in the businesses of lending money on the security of pledged goods left in pawn; purchasing tangible personal property to be left in pawn on the condition that it may be redeemed or repurchased by the seller.	<p>Retail Sales and Services: Pawn Shops</p> <p>An establishment where used merchandise is sold at retail. This term includes pawn shops but does not include antique or collectibles stores or other retail sales establishments that would be classified as Retail Sales and Service (59-8300.63, 59-8300.64 and 59-8300.65).</p> <p><i>Reason for change: Modernizing language.</i></p> <p><i>See Use Regulation Sec. 59-160, similar to 9350.56 for spacing of 1,000 feet.</i></p>	8300.65
Retail Sales	Establishments engaged in the sale or rental of commonly used goods and merchandise to the general public. Merchandise is typically sold from locations known as storefronts, stand-alone buildings, department stores, kiosks inside malls or other stores, warehouse clubs, variety stores, superstores, auctions, or consumer goods rental /	<p>Retail Sales and Services: General</p> <p>Establishments engaged in the sale or rental of goods and services, both retail and wholesale, of commonly used goods, merchandise and services. Excluded are retail sales establishments that would be classified as Retail Sales and Services: Pawn Shops (59-8300.65).</p>	8300.63

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	<p>general rental centers. Examples include establishments that sell:</p> <ul style="list-style-type: none"> • adult novelty goods, • apparel and accessories/uniforms, • appliances, • arts and crafts, • auto parts/tires, • bicycles, • books, • camera and photographic supplies, • candy and confections, • cosmetics and optical or surgical supplies, • consumer electronics, • entertainment media (such as videos, computer games, or artists' studios that both create and sell visual artwork; an artist may employ custom manufacturing as an accessory use in a studio where retail sales is a permitted use), • firearms, • floral arrangements, house plants and cut flowers, • furniture, • general merchandise sales, • gifts and novelties, • hardware stores (with outdoor display/storage limited to 10% of the gross floor area of the building) • health and personal care (such as stand-alone pharmacies and optical goods), • hobby goods, 	<p><i>Reason for change: Deleting wholesale sales and modernizing and clarifying examples of uses.</i></p> <p><i>Deletes the Use Regulation 9350.54 related to Retail Sales limitations in offices in favor of an approach that would allow Neighborhood Business in Office zones and larger retail only in higher intensity zones. All of the uses listed in Retail Sales would be allowed in Neighborhood Business, Neighborhood Shopping Center, or Community Shopping Center if they meet the use regulations. A single use large retail store, such as a Barnes and Nobles bookstore or a Dick's Sporting Goods, would be allowed in any zone where the use of Retail Sales or Community Shopping is allowed.</i></p>	

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	<ul style="list-style-type: none"> • jewelry, • luggage and leather goods, • music, • news media (newsstand), • office supplies, • pets and pet supplies, • picture frames, • shoes, • sporting goods, • stationary, • tobacco products, • toys, • used merchandise collection and sales, including clothing and antiques, and • vehicles displayed for online purchase only (with no automobile service or test-driving options) <p>This classification includes the retail sale or rental of merchandise not specifically listed under another use classification.</p>		
Accessory			
Accessory Equipment	A fixture that is detached from a Principal Building, Accessory Dwelling or Accessory Structure that provides functionality for the use of a Principal Building or Accessory Structure including but not limited to concrete walkways or sidewalks, dumpsters, trash carts, ground-mounted equipment, including ground-mounted electrical, solar, thermal and wind energy systems, battery energy storage systems (BESS, Tier 1),	See Use Regulations 59-107 Accessory Structures and Equipment, derived from existing Article XII Site Development Standards for Accessory Buildings, and Accessory Structures and Uses. (12200.2) and 9350.51.1 Rainwater Harvesting. Satellite Dish Antennas are Accessory uses but have their own use regulations in 59-171.	

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	ground-mounted generators, well houses, satellite dish antennas, AC pads, rain barrel/collection containers, EV charging stations, and bike racks. Accessory equipment may be connected to principal or accessory structures by pipes, fittings or other means but has connection to the ground as opposed to equipment located on and as a part of the Primary Building or an Accessory Structure. Accessory Equipment that is attached to a roof or wall is defined as Equipment, Roof or Building Mounted.		
Accessory Structure	The general term for a subordinate structure detached from but located on the same lot or parcel as the Principal Building, and that is constructed to remain in a permanent location on the ground as opposed to being moveable. These include but are not limited the following types of structures constructed to remain in a permanent location: detached garages, carports, decks, fences, pergolas, patios, swimming pools, retaining walls, storage sheds, driveways, greenhouses, and flag poles. An accessory structure does not include an Accessory Dwelling or a detached garage that includes an Accessory Dwelling.	<i>See Use Regulations 59-107 Accessory Structures and Equipment, derived from existing Article XII Site Development Standards for Accessory Buildings, and Accessory Structures and Uses. (12200.2). Fences and carports are accessory structures and have their own use regulations or other sections in the code that explain their rules.</i>	
Commercial Kiosk	An outside structure that may have an opening or open-air side which is operated for vending food, drink, or retail goods, conducting financial transactions, or distributing clothing or goods for charity. Examples include vending machines for ice, sno-cones and similar items; stand-alone automated teller machines, stand-alone ice/water kiosks, or donation bins.	<i>.See Use Regulation 59-121 NEW.</i>	NEW

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
Drive-In or Drive-Through	A facility that accommodates automobiles and from which the occupants of the automobiles may make purchases or transact business, including the stacking spaces in which automobiles wait. Examples include drive-up windows, menu boards, order boards or boxes, drive-in restaurants, drive-up banks, and automated teller machines. Drive-through facilities do not include the direct refueling of motor vehicles, car washes, parking spaces used for customer pick-up or loading of goods or products purchased on-site or prior to the customer's arrival, or parking and loading spaces used for the donation of secondhand goods. This term includes "drive-through or drive-in" facility.	<i>See Use Regulations 59-129 NEW, and taken from existing Article X: Off-Street Parking, Loading and Access. Establishes stacking space requirements by use; requirements for walk-up windows in walkable areas; and vegetated screening of drive-through lanes.</i>	NEW
Food Truck	A food service establishment that is fully encased by a motor vehicle or on a trailer that a motor vehicle pulls to transport, and from which the establishment prepares, cooks, sells, or serves food or beverages for immediate human consumption while standing within the vehicle frame.	<i>See Use Regulations 59-134 NEW</i>	NEW
Home Occupation	An occupation or profession carried on by a member of a household residing on the premises. See Sec-59-140 for Home Occupation Use Regulations.	Home Occupation: Any occupation or profession carried on by a member of a family residing on the premises, subject to the regulations of this chapter <i>Reason for change: Moving this to a use instead of a site development standards section.</i> <i>See Use Regulation 59-140, moved from Article XII, Site Development Standards. Clarifies wording and adds</i>	59-2150, Definitions

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
		<i>new uses per state law such as Home Food Establishments.</i>	
Model Home	A structure that is designed and built as a residence, with at least part of the dwelling in temporary use as a sales office and showcase or prototypical example of the kind of dwelling that its builder will construct within that subdivision. The dwelling may be used as a sales office for a period of not more than four years. For purposes of this chapter, a model home does not include a home owned and occupied as a personal residence, but which has been offered for sale and is simply being shown as an "open house."	<p>Same</p> <p><i>See Use Regulation, 59-153, similar to 9350.44</i></p>	8200.8
Model Home Accessory Parking Lot	A parking lot designed to serve model homes on a temporary basis.	<p>Same</p> <p><i>See Use Regulation, 59-153, similar to 9350.44</i></p>	8200.9
Outdoor Display and Sales	Part of a lot permanently used for outdoor sales and display in conjunction with or accessory to the principal use.	<p>Outdoor Sales and Display, and Outdoor Storage</p> <p>Part of a lot permanently used for outdoor sales and display, and/or outdoor storage of goods in conjunction with or accessory to the principal use.</p> <p><i>See Use Regulation Sec. 59-157, similar to 9350.47</i></p>	8300.54
Outdoor Storage	Part of a lot permanently used for outdoor storage of merchandise not immediately for sale, or products or equipment in conjunction with or accessory to the principal use. Typical uses include trailers, equipment, containers, crates, pallets, merchandise not being offered for sale, and forklifts.	<p><i>Outdoor Sales and Display, and Outdoor Storage</i></p> <p><i>Part of a lot permanently used for outdoor sales and display, and/or outdoor storage of goods in conjunction with or accessory to the principal use.</i></p> <p><i>Reason for change: Places the pertinent use standards from 9350.47 in Sec. 59-152 and clarifies those</i></p>	8300.54

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
		<p><i>standards. Food Truck will be its own use and no longer considered Outdoor Storage.</i></p> <p><i>See Use Regulation Sec. 59-157 similar to 9350.47</i></p>	
Temporary Home (Medical Hardship)	A detached manufactured dwelling or recreational vehicle used temporarily while its occupant cares for the occupant of the permanent dwelling upon the premises.	<p>Manufactured (Mobile) Home Residential: Medical Hardship</p> <p>A manufactured (mobile) home, as defined herein, for temporary dwelling purposes while the occupant of the manufactured (mobile) home cares for the occupant of the permanent dwelling upon the premises. The use of a manufactured (mobile) home for such purpose must meet the use standards of Section 59-9350.43 (Manufactured (Mobile) Home Residential: Medical Hardship).</p> <p><i>Reason for change: Development Services requests to add recreational vehicles for this purpose. Since it provides a solution that is the same intent and is a temporary permit which can be revoked. There are currently less than two dozen Medical Hardship Special Exceptions throughout the city.</i></p> <p><i>See Use Regulations Sec. 59-178 similar to 9350.43, request remains an SE at BOA.</i></p>	8200.11

Code Update Uses Industrial, Agriculture, and Infrastructure Uses

Blue = revised text

Black text = same as current code

Green = new text

Red text = Reason for change if major change

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
Industrial			
Aboveground Flammable Storage	Storage in portable or permanent aboveground tanks of Class I and II flammable or combustible liquids or natural gases as defined in the adopted Fire Code, Chapter 20, Oklahoma City Municipal Code, 2020, as amended. Typical uses include fuel or natural gas storage tanks for private business fleets, aircraft, construction sales, propane fuel tanks that are at least 500 gallons in size, and telecommunications backup generators.	<p>Aboveground Flammable Liquid Storage, General</p> <p>Storage in portable or permanent aboveground tanks of Class I and II flammable or combustible liquids to be used for motor fuels as defined in the adopted Fire Code, Chapter 20, Oklahoma City Municipal Code, 2020, as amended. The maximum capacity of all storage tank(s) in this use unit on the site may exceed 10,000 gallons and must be used for the bulk storage of the fuel. Typical uses include tank farms not associated with a petroleum refinery on the site.</p> <p>Aboveground Flammable Liquid Storage, Restricted</p> <p>Storage in portable or permanent aboveground tanks of Class I and II flammable or combustible liquids to be used for motor fuels as defined in the adopted Fire Code, Chapter 20, Oklahoma City Municipal Code, 2020, as amended. The maximum capacity of all storage tank(s) in this use unit on the site may not exceed 10,000 gallons, except as approved as a special exception, and must be used in association with the dispensing of fuel into a fleet of vehicles owned by the property owner where the tank(s) is located. Typical uses include fuel storage tanks for private business fleets.</p>	8350. 1 and 8350.2

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
		<p><i>Reason for change: Rolling this into one use but with different use regulations based on the size. Larger size needs an SP. Removes the word “motor” so that it covers the more diverse fuels of today that may or may not be for “motors,” including propane which is not covered in uses at all in the current code.</i></p> <p><i>See Use Reg. Sec. 59-105. Same as current use regulations for these uses (9350.1 and .2), with the exception that less than 10,000 gallons removes the SE and leaves the permit up to the Fire Marshall’s office, and the 10,000 gallons or greater, while also requiring Fire Marshall office approval becomes an SP instead of an SE. Both types also are regulated by DEQ.</i></p>	
Custom Manufacturing	<p>Craft workshop less than 5,000 square feet in size for small-scale production, assembly, repair with little to no noxious by-products involving the use of hand tools or small mechanical equipment not to exceed 5 horsepower. The use may include a showroom or small retail outlet and production space; and accessory facilities such as offices, small-scale warehousing of less than 3,000 square feet. Outdoor Display and Outdoor Storage shall be determined by the zoning district. Typical crafts include artist studios producing ceramics, jewelry and candles; bakery and confections; coffee roasters; metal working that does not include smithing (forging and machining) but may include welding; furniture and fixtures; textiles, and toys and other craft woodworking. The use does not include nano</p>	<p>Custom Manufacturing</p> <p>Establishments primarily engaged in the on-site production of goods by hand manufacturing, which involves only the use of hand tools or small mechanical equipment not exceeding two horsepower or a single kiln not exceeding eight kilowatts, and the incidental direct sale to consumers of only those goods produced on-site. Typical uses include ceramic studios, candle-making shops or custom jewelry manufacturers.</p> <p><i>Reason for change: To allow this use in more places and modernize equipment ratings for horsepower, which can be quieter now than previously (was 2 HP above). Measuring kw was taken out in preference of measuring square footage of the building and allowing the building and fire codes to determine kw limits. Use standards may add protections from noise. However, the description was crafted to be for low impact uses.</i></p>	8350.3

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	or microbrewery or distillery or production of marijuana consumables.	<i>Higher impact artistry like glass blowing was kept in light industrial.</i> <i>See Use Regs, Sec. 59-127. New regulations to limit the size and intensity for compatibility but allow in more places.</i>	
Hazardous Waste Disposal	The disposal of any waste or refuse that by its nature or volume poses a direct threat to public health and safety or to property. This includes the disposal of explosives, acids, caustics, poisons, drugs, radioactive materials and other substances defined as “hazardous materials” or “hazardous waste” by the fire code or § 49-21, Oklahoma City Municipal Code, 2020, as amended.	Hazardous Waste Disposal The disposal of any waste or refuse that by its nature or volume poses a direct threat to public health and safety or to property. Explosives, acids, caustics, poisons, drugs, radioactive materials and other substances that may pose a hazard as determined by the Director shall be classified in this use unit. <i>See Use Regs. Sec 59-139, same as use regs currently in 9350.32</i>	8350.5
Industrial, Heavy-Hazardous	The use of a building or structure, or a portion thereof, that involves the manufacturing, processing (including the process of recycling certain materials), or the generation or storage of materials, primarily from extracted or raw products, that constitute a physical or health hazard of quantities in excess of those allowed in controlled areas as defined in the International Building Code, including the use of hazardous materials of any quantity. These include operations that involve combustible dust or fiber materials; consumer fireworks, cryogenic flammable materials, inert and oxidizing materials, explosives, flammable gas, flammable liquids and solids, inert gas, organic peroxide, oxidizers, oxidizing gas, or pyrophoric,	Hazardous Industrial Establishments engaged in the operations, research or processing of explosives, radioactive material, caustic or toxic substances, or other material posing a potential threat to public safety and health or to property. Outdoor storage of raw materials and products is permitted as long as appropriate State and Federal health and safety standards are met. Typical uses include, but are not limited to: <ul style="list-style-type: none"> • Acetylene gas manufacture or storage. • Acid manufacture. • Alcohol manufacture. • Ammonia, bleaching powder or chlorine manufacture. • Cement, lime, gypsum or plaster of Paris manufacture. • Gas manufacture. 	8350.4 and 8350.6 (modified)

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	<p>unstable (reactive) or water reactive materials. Typical uses have the potential to produce noise, dust, glare, odors, or vibration beyond its property line(s), and include:</p> <ul style="list-style-type: none"> • Acetylene gas manufacture or storage, • Acid manufacture, • Aerospace manufacturing, • Ammonia, bleaching powder or chlorine manufacture, • Asphaltic mixing plants and/or asphalt plants, • Brewery, Large with production above 65,000 barrels annually, • Cement, asphalt, concrete lime, gypsum or plaster of Paris manufacture and concrete batch plants, • Chemical manufacture, including paint, and construction materials from raw materials (EIFS) • Disinfectant manufacture, • Dry cleaning, laundering and dyeing plants • Explosives manufacture or storage, • Foundries, • Gas manufacture, • Heavy industrial metal processing/recycling, not including a collection-only facility • Paper mills or products, 	<ul style="list-style-type: none"> • Refining of petroleum or its products. • Asphaltic mixing plants and/or asphalt plants. • Disinfectant manufacture. • Pesticides, herbicides or poison manufacture and/or storage. • Explosives manufacture or storage. • Refining, recycling or processing of radioactive materials. <p>The aboveground storage of flammable liquids shall not be considered a typical use within this classification unless it is accessory to the manufacturing, processing or refinement of any typical use listed above.</p> <p>Industrial Heavy</p> <p>Establishment engaged in the manufacturing, assembly, fabrication, packaging or other industrial processing of products, primarily from extracted or raw materials and the bulk storage and handling of such products, primarily from extracted or raw materials, and the bulk storage and handling of such products and materials, or an industrial establishing having potential to produce noise, dust, glare, odors, or vibration beyond its property lines(s). Typical uses include, but are not limited to</p> <ul style="list-style-type: none"> • Processing and packaging of alcohol beverages. • Chemical manufacturing. • Concrete product manufacturing. • Manufacturing of agricultural, construction or mining machinery. • Motor vehicle manufacturing. • Ship or boat construction. • Permanent concrete/batch plant. 	

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	<ul style="list-style-type: none"> • Pesticides, herbicides or poison manufacture and/or storage, • Pharmaceutical manufacture, • Plastic production, including recycling processes (not including a collection-only site for recyclable materials) • Refining, distilling or blending of petroleum or its products, • Refining, recycling or processing of radioactive materials, • Refuse incineration, • Semiconductor manufacture, or • Stonework, except for polishing and cutting stonework associated with retail sales of stone (see construction sales). 	<p><i>Reason for change: Consolidating industrial uses into two categories instead of three to better calibrate them. Moderate Industrial contained some heavy and some light industrial uses in the current code. Adds recycling of Heavy Industrial Metals to this use, leaving recycling of Light Industrial Metals (more benign) to Recycling Facility.</i></p> <p><i>See Use Regs Sec. 59-142, same as current, Hazardous Industrial 9350.31 but applies those regulations also to Heavy Industrial.</i></p>	
Industrial, Low to Moderate	<p>The use of a building or structure, or a portion thereof, for assembling, disassembling, fabricating, finishing, manufacturing, packaging, repair, testing, or processing operations that are not classified as hazardous or storage. These uses do not involve a significant fire hazard. Typical manufacturing uses include the following:</p> <ul style="list-style-type: none"> • Aircraft (manufacturing and assembly), • Alcoholic Beverages, including wineries and distilleries, • Appliances, • Athletic equipment, 	<p>Industrial, Moderate Establishments engaged in the manufacturing, assembly, fabrication, packaging or other industrial processing of products, primarily from extracted or raw materials. Typical uses include, but are not limited to:</p> <p>Asphalt or concrete recycling. Fabrication of metal products. Glass manufacture and recycling Industrial launderers (such as laundry agencies, dry cleaning plants, diaper services or linen supply services). Lumber milling. Rock, gravel or stone processing sales Sawmill. Steel mill.</p>	8350.7, 8350.8, 8350.10, 8300.62

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	<ul style="list-style-type: none"> • Automobiles and other motor vehicles, including manufactured homes (manufacturing and assembly), • Bakeries that exceed Custom Manufacturing square footage, excluding bakeries of marijuana edibles, • Bicycles, • Boats, • Brooms or brushes, • Business machines and computer hardware, • Brick and masonry, • Cameras and photo equipment, • Canvas or similar fabric, • Carpets and rugs (includes cleaning), • Ceramic products, • Clothing, • Construction and agricultural machinery, • Craft/Artisanal Brewer: up to 65,000 barrels of beer or cider, including off-site distribution and taprooms, • Electronics, • Engines (including rebuilding), • Furniture, • Glass products, including glass artisans, • Gypsum, • Ice, • Hemp products, • Leather products, 	<p>Truck wash</p> <p>Industrial, Light</p> <p>Establishment engaged in the indoor manufacturing, assembly, fabrication, packaging or other industrial processing of finished parts or products, primarily from previously prepared materials, or the indoor provision of industrial services, where there are few external effects on adjacent properties. This use includes, but is not limited to, a business engaged in the processing, fabrication, assembly, treatment or packaging of food, textile, leather, wood, paper, chemical, plastic or metal products, but does not include basic industrial processing from raw materials. A small brewery as defined by State law, including taprooms, and a micro-distillery a.k.a. craft or designer distillery producing no more than 1,700 cases (4,041 gallons) per year shall be included in this use unit.</p> <p>Research Services: Restricted</p> <p>Administrative offices plus research facilities of a technical or scientific nature which are located within a completely enclosed building. There is no product manufacturing and no outside storage, display or activity. Typical uses include electronics or medical research facilities, product testing laboratory or a pharmaceutical laboratory.</p> <p>Research and Development</p> <p>Establishment that conducts research, development or controlled production of high-technology electronic, industrial or scientific products or commodities for sale, or laboratories conducting educational or medical research or testing. This use unit includes, but is not limited to, a</p>	

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	<ul style="list-style-type: none"> • Metal finished products (fabrication, metal stamping, CNC and assembly). • Jute products, • Millwork (sash and door), • Motion pictures and television filming (without spectators), • Musical instruments, • Optical goods, • Photographic film, • Printing or publishing, • Recreational vehicles, • Shoes, • Soaps and detergents, • Textiles, • Tobacco, • Trailers, • Upholstering, • Wood; distillation, and • Woodworking (cabinet). <p>This use also includes research and development firms and product testing laboratories including the manufacturing of product samples that do not involve hazardous materials as defined by the Fire Code [Oklahoma City Municipal Code § 20-21] in the production process or end product). Examples include biotechnology firms or manufacturers of computer components. This use does not include testing of marijuana products.</p>	<p>biotechnology firm or a manufacturer of computer components.</p> <p><i>Reason for change: To consolidate industrial uses down to Heavy and Low-Moderate to ensure that the most egregious industrial uses are located away from residential and uses that have less impact have more places to be located. This use includes wineries and distilleries, and mid-level size breweries.</i></p> <p><i>No Use Regs currently, none proposed in new code, increased landscaping/buffer requirements will apply for compatibility.</i></p>	

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
Marijuana Processing, General	Establishment engaged in the preparation, manufacture, processing or packaging of medical marijuana products by the holder of a medical marijuana processor license issued by the Oklahoma Medical Marijuana Authority, which is conducted, in accordance with the terms of such license, and in which extraction processes include the use of flammable substances such as butane, propane, ethanol and alcohol. The use includes distribution from the site by a licensed transporter; research and testing of marijuana products as approved by the license granted by the OMMA, and training and education on cultivation, growing, harvesting, curing, preparing, packaging or testing of medical marijuana, or the production, manufacture, extraction, processing, packaging or creation of medical-marijuana-infused products or medical marijuana products	<i>See Use Regs. Sec. 59-150 NEW</i>	NEW
Marijuana Processing, Restricted	Establishment engaged in the preparation, manufacture, processing or packaging of medical marijuana products by the holder of a medical marijuana processor license issued by the Oklahoma Medical Marijuana Authority, which is conducted in accordance with the terms of such license, and in which extraction processes are limited to use of non-flammable substances such as carbon dioxide, and to food- based and water-based extraction. The use includes distribution from the site by a licensed transporter; research and testing of	<i>See Use Regs. Sec. 59-150 NEW</i>	NEW

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	marijuana products as approved by the license granted by the OMMA, and training and education on cultivation, growing, harvesting, curing, preparing, packaging or testing of medical marijuana, or the production, manufacture, extraction, processing, packaging or creation of medical-marijuana-infused products or medical marijuana products.		
Recycling Collection and Processing Facility	A facility engaged in the collection and processing of reusable materials including metals, glass, plastic, and paper, which are intended for reuse, remanufacture or reconstruction for the purpose of using the altered form. All materials are stored within an enclosed structure. The materials are not displayed for sale outside the structure, regardless of the regulations of the applicable zone. Recyclable materials do not include refuse or hazardous materials. Processing means the preparation of material for efficient shipment or to an end-user's specifications by such means as baling, compacting, flattening, crushing, mechanical sorting, shredding or cleaning. Typical uses include paper salvage, glass or aluminum-can recycling operations. This use does not include asphalt or concrete recycling, heavy metal recycling processes, or the collection and sale of used clothing.	Recycling Collection and Processing Facilities Same <i>No Use Regs in current code, none proposed for new code. Description speaks to required metrics.</i>	8350.11
Re-useable Materials Collection and Sales	A building or open area where waste, scrap, used or second-hand materials are bought, sold, exchanged, stored, baled, packed, or distributed to another site for disposal or	Scrap Operations Places of business primarily engaged in the storage, sale, dismantling or processing of used or waste	8350.13 but not auto salvage and not processing

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	recycling. Typical uses include metal scrap businesses and similar material reclamation places where the second-hand materials can be sold and re-used or transported to another site for disposal or recycling. This use does not include operations for recycling materials with heat, chemical or other processes to change the material to another form; and does not include auto salvage yards or areas for disposal of hazardous materials such as rubber tires.	<p>materials that are not intended for reuse in their original form. Typical uses include automotive wrecking operations and junkyards.</p> <p><i>Reason for change: To tailor this use to places where recycled materials, except for vehicles, may be collected and re-sold. Operations include collection, packaging, sales and distribution to recyclers. Also gets away from language of “not intended for reuse in their original form” People who buy metal may use it in the original form.</i></p> <p><i>See Use Regs. Sec. 59-163, related to lot size and screening. Pull aparts are moved to Automobile Vehicle Impound Yards and Damaged Vehicle Auctions and Sales.</i></p>	
Sanitary Landfill	The use of land for the permanent disposal of non-hazardous solid waste, in accordance with applicable state and municipal standards governing solid waste disposal.	<p>Same</p> <p><i>See Use Regs. Sec. 59-170, same as current.</i></p>	8350.12
Stockyards	Stockyard services involving the temporary keeping of transient livestock for slaughter, market, or shipping. Typical uses include stockyards or animal sale yards. This use may also include the facility where livestock are slaughtered.	<p>Same</p> <p><i>See Use Regs. Sec. 59-175, Same as current 9350.62</i></p>	8350.14
Warehouse, Commercial	Wholesaling, storage and warehousing services within enclosed structures. This use involves the storing of goods, wares, commodities, and merchandise, whether for their owner or for others, and whether it is a public or private warehousing operation. Storage is typically	<p>Wholesaling, Storage and Distribution: Restricted</p> <p>Wholesaling, storage and warehousing services within enclosed structures. Typical uses include wholesale</p>	8350.16 (distribution goes to transportation)

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	longer term than the uses found in Surface Goods, Truck Freight and does not typically involve distribution to purchasers or end users. Typical uses include wholesale distributors, and storage warehouses, including firms that provide moving services. It also includes enclosed personal storage with units greater than 1,000 square feet; and workspaces/shops for hobbyists of any size with associated facilities such as a clubhouse for use by owners/renters.	distributors, storage warehouses, or moving and storage firms. <i>Reason for change: Clarifying this use to include larger storage than Personal Storage, also adding new trend of garage condos in this use. Also clarifying that this use does not include self-service rental trucks, this use would include Allied Van Lines that has its own fleet of trucks or large warehouses for storing customers' moves. These are not something like Amazon fulfillment centers. See Transportation, Freight Trucking for those.</i> <i>See Use Regs, 59-184, for Stockyards and Lincoln Blvd Overlay, current code has no use regulations.</i>	
Wholesaling, Storage and Distribution, General	Open-air storage, distribution and handling of materials and equipment. Typical uses include monument or stone yards, grain elevators or open storage yards where activity may generate noise and dust.	Same <i>No use regulations in current code or new one, this use is only allowed in an Industrial Heavy zone and is an uncommon use. Clearer landscaping and screening regulations for industrial uses are stated in other code section.</i>	8350.15
Extractive			
Mining and Processing, Minerals and Raw Material	Places primarily devoted to surface or subsurface mining, excavation, or extraction of metallic and nonmetallic materials with essential on-site processing of such products. Typical uses are a barrow pit, sand pit, quarry, or mine.	Same <i>See Use Regulation: 59-152, same as current code 9350.40, remains an SP</i>	8450.1
Mining and Processing, Oil and Gas	Places primarily devoted to subsurface mining, storage and transmission of oil and gas. Typical uses include oil and gas drilling, production	Same <i>No Use Regulations per state law</i>	8450.2

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	and transmission operations, storage tank batteries, and pressure control station for gas or liquid pipelines.		
Underground Injection Well, Enhanced Recovery Well	Places primarily devoted to subsurface injection of fluids in connection with oil or natural gas production. Typical uses include enhanced recovery injection wells which inject fluids to increase the recovery of hydrocarbons.	<p>Same</p> <p><i>See Use Regulation 59-180 shortened to comply with state law, but similar to current 9350.67, remains an SE to BOA</i></p>	8450.3
Underground Injection Wells, Disposal Wells	Places primarily devoted to subsurface injection of fluids in connection with oil or natural gas production. Typical uses include disposal wells which inject, for purposes other than enhanced recovery, those fluids brought to the surface in connection with oil or natural gas production.	<p>Same</p> <p><i>See Use Regulation 59-180 shortened to comply with state law but similar to current 9350.66, remains an SE to BOA</i></p>	8450.4
Transportation			
Refuse, Biomedical Waste, and Hazardous Waste	Railroad facilities, which process, repackage, load, unload and/or transfer refuse, biomedical waste and/or hazardous waste. The cleaning up of an emergency spill is not considered loading or unloading of material. Any waste material containing substances defined as hazardous by any chapter of the Oklahoma City Municipal Code, 2020, as amended, or any material defined as hazardous by the United States Department of Transportation, the Environmental Protection Agency, the State Health Department or the State Water Resources Board shall be included in this use unit. Hazardous waste shall include incinerator ash. Storage is permitted in	<p>Railroad Facilities: Refuse, Biomedical Waste and Hazardous Waste</p> <p>Same</p> <p><i>See Use Regs 59-164, Same as current 9350.51</i></p>	8400.1

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	enclosed buildings or outdoors as long as appropriate state, federal and municipal health and safety standards are met. Typical uses include railroad yards and their distribution warehouses, and incidental uses dealing in on-site processing, repackaging, loading, unloading and/or transferring of refuse, biomedical waste materials or hazardous waste materials. Sanitary Landfills and Hazardous Waste Disposal sites are not allowed under this use.		
Aircraft	Permanent and temporary facilities which provide access to airborne transport for people and goods. Typical uses include airports, aircraft landing strips, outdoor flight training, aerial applicator fleets/training, heliports, helicopter landing pads, and landing fields for hot air balloons or non-fixed wing aircraft or drones.	Transportation Facilities: Aircraft Permanent and temporary facilities which provide access to airborne transport for people and goods. Typical uses include airport, landing strip, heliport and helicopter landing pad. <i>Reason for change: Clarifying typical uses.</i> <i>See Use Reg. 59-111, same as current in 9350.64</i>	8400.2
Surface Goods, Railroad Freight	Facilities which contribute to the surface movement of inter-city freight and heavy equipment, including packaging, loading and transferring. Freight goods and materials may be stored outside. Typical use is a railroad classification or marshalling yard with supplementary containerized or raw material loading facilities and storage of rolling stock. The processing, repackaging, loading, unloading and/or transferring of refuse, biomedical waste materials or hazardous waste materials at railroad facilities shall not	Transportation Facilities: Surface Goods, General Same <i>No use regs in the proposed code or current code.</i>	8400.5

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	be classified under this use unit but shall be classified as Refuse, Biomedical Waste and Hazardous Waste.		
Surface Goods, Truck Freight	Facilities which contribute to the surface movement of inter-city freight, including packaging, loading, and transferring. All freight goods are stored within enclosed buildings and outside activity is restricted to the loading of these goods. Typical uses include cross-country truck lines and their distribution warehouses (including break-bulk warehouses with cross-dock facilities where tractor trailers park at loading docks on one side for unloading, sorting and reloading onto trucks parked on the other side of the building), fulfillment centers, and last-mile distribution centers. This use includes accessory outdoor parking of tractors and trailers, and truck driving schools with outdoor surface lots for instruction.	Transportation Facilities: Surface, Restricted Facilities which contribute to the surface movement of inter-city freight, including processing, loading, and transferring. All freight goods are stored within enclosed buildings and outside activity is restricted to the loading of these goods. Typical uses include cross country truck lines and their distribution warehouses, with supplementary parking of tractors and trailers. <i>Reason for change: Use needed for trucking and fulfillment center type uses. And includes fleet vehicle parking so that you don't need Vehicle Storage to park your fleet.</i> <i>No use regs in the proposed code or current code.</i>	8400.4
Surface Passenger	Surface facilities which contribute to the movement of people on a local or cross-country basis. Typical uses include inter-city bus or railroad passenger terminals, local mass transportation passenger stations, taxi, ride-sharing and limousine service areas, and scenic and sightseeing transportation.	Transportation Facilities: Surface Passenger Surface facilities which contribute to the movement of people on a local or cross-country basis. Typical uses include inter-city bus or railroad passenger terminals and local mass transportation passenger stations. <i>See Use Reg. 59-177, same as current code 9350.65</i>	8400.3
Agriculture			Current Code reference
Agricultural Supplies and Services	Establishments or places of business primarily engaged in the retail or wholesale sales from the premises of goods for farm and ranching	8300.4. Agricultural Supplies and Services Establishments or places of business primarily engaged in the retail or wholesale sales from the premises of	8300.4

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	<p>operations, including feed, grain, fertilizer, pesticides, fencing and similar goods, as well as the provision of agriculturally related services. If outdoor sales or rental of farm vehicles and equipment exceeds 10% of the principal building gross floor area, the predominant use is Sales and Rentals, Farm and Heavy Vehicles and Equipment Outdoor Storage and Outdoor Display of non-vehicle items are subject to the regulations of the zone.</p>	<p>feed, grain, fertilizer, pesticides and similar goods, as well as the provision of agriculturally-related services with incidental storage on lots other than where the service is rendered. Typical uses include feed and grain stores, crop dusting supply stores and tree service firms.</p> <p><i>No proposed use regulations. Outdoor Display and Storage of current 9350.6 moved to Outdoor Display and Storage 59-157.</i></p>	
Agricultural Processing	<p>Establishments primarily engaged in performing services on crops or crop byproducts, grown on or off the premises, and subsequent to their harvest, with the intent of preparing them for market. Examples of activities include crop picking, cutting, cleaning, sun drying, shelling, fumigating, curing, sorting, grading, packing, boxing, and cooling. This may include further processing of crop byproducts such as livestock feed, food products, cornstarch, corn syrup, glue, ethanol, cornmeal, candles, crayons, and oil. This does not include (1) canning, reduction, or similar activities; (2) home food establishments, which are considered accessory to dwellings in some districts; or (3) a medical marijuana processor, which is classified separately. [Reference: Sec. 59-105] Farm stands are allowed per Section 59-179 Urban Agriculture.</p>	<p>Agricultural Processing: General</p> <p>Packing or processing of crops, and their byproducts, raised on or off the premises, including picking, cutting, sorting and boxing, but not including canning, reduction or similar activities. This use unit shall be subject to use regulations set forth in Section 59-9350.5 (Agricultural Processing: General and Agricultural Processing: Limited).</p> <p>Agricultural Processing: Limited</p> <p>Packing or processing of crops grown on the premises or by the processor, including picking, cutting, sorting, and boxing, but not including canning, reduction or similar activities. This use unit shall be subject to use regulations set forth in Section 59-9350.5 (Agricultural Processing: General and Agricultural Processing: Limited).</p> <p><i>Reason for change: combining uses that don't seem to need to be separate.</i></p>	8150.1 and 8150.2

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
		<i>See Use Regulations, 59-110, Same as current 9350.5, but changed distance from a residential zone from 5 feet to 10 feet.</i>	
Agricultural Processing: Medical Marijuana Growing	An establishment principally engaged in growing, harvesting and packaging of medical marijuana by the holder of a medical marijuana grower license issued by the Oklahoma Medical Marijuana Authority, in accordance with the terms of such license. This use does not include retail sales but does allow the transportation of product by a licensed transporter from the site. See Oklahoma Medical Marijuana and Patient Protection Act (63 O.S. § 427.1 et. seq.). Farm Stands are not allowed.	<i>No use regulations, follows state laws/licenses; not allowed in residential zones, including 5-acre residential subdivisions</i>	NEW
Animal Raising, Chickens/Quail	Premises where chickens (hens) or quail are fed or kept primarily for personal use.	Same <i>See Use Regulation 59-113, Animal Raising, same as 9350.7.1.</i>	8150.2.1
Animal Raising, Commercial	Premises where animals are fed or kept for commercial purposes, including distribution to third parties . Typical uses include beef ranches, sheep ranches, piggeries, chicken farms and dairy farms, fish hatcheries , fisheries , and aquaculture , apiculture (bees, wax, and related operations) , fur-bearing animal production , fishing/hunting and trapping , and game retreats . This use excludes stockyards or commercial feedlots.	Animal Raising: Commercial Premises where animals are fed or kept for commercial purposes or projects by the owner or occupant of the premises. Typical uses include beef ranches, sheep ranches, piggeries, chicken farms and dairy farms, but exclude stockyards or commercial feedlots. This use unit shall be subject to use regulations set forth in Section 59-9350.8 (Animal Raising: Commercial and Animal Raising: Personal). <i>See Use Regulation 59-113, Animal Raising, same as 9350.8</i>	8150.3

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
Animal Raising, Commercial Feedlots	Premises where animals are fed or kept for commercial use or for animal products, animal increase or value increases.	<p>Same</p> <p><i>See Use Regulation 59-113, Animal Raising, same as 9350.9</i></p>	8150.4
Animal Raising, Personal	Premises where agricultural animals are fed or kept for personal use and for agriculturally related projects of the owner or occupant of the premises. For this use, agricultural animals mean livestock and poultry including, but not limited to, the following domesticated animals: cattle, horses, sheep, goats, asses, mules, swine, chickens, turkeys, ducks, geese, quail, doves, pea fowl, ostriches, and guinea fowl. Domesticated chickens, turkeys, ducks, guinea fowl, quail, doves, pea fowl, ostriches, and geese are the only birds included in this use.	<p>Same</p> <p><i>See Use Regulation 59-113, Animal Raising, same as 9350.8</i></p>	8150.5
Animal Waste Processing	Processing of animal waste and byproducts, including incineration and rendering, of byproducts from animal raising and feedlot operations. Typical uses are those that cannot be or are not composted including, but not limited to, animal bedding waste, large animal carcasses, and process wastewaters.	<p>Animal Waste Processing</p> <p>Processing of animal waste and byproducts including, but not limited to, animal manure, animal bedding waste, and similar byproducts of an animal raising agricultural operation, for use as a commercial fertilizer or soil conditioner, and including composting operations</p> <p><i>Reason for change: separating manure composting from other animal waste processing</i></p> <p><i>No current or new use regulations, follows state law, this use is only allowed in Heavy Industrial</i></p>	8150.6
Composting, Accessory	Composting operations on an Agricultural, Commercial, Civic, or Residential site where the feedstocks consist of organic material generated at the site, or organic material	<p><i>NEW: Use Regulation 59-123, Replaces existing 9350.21.1. This new regulation was written with the assistance of the US Composting Council and several drafts reviewed by a local stakeholder focus group, and</i></p>	NEW

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	generated off-site. The resulting compost is used at the same site on which the composting occurs or may be sold or donated. The amounts and operations are further defined in Sec. 59-121.	<i>state departments of agriculture and environmental quality.</i>	
Composting Consolidation Site	Facility or operation that (1) receives organic material for the purpose of short-term storage prior to transfer directly from one container to another or from one vehicle to another for transport, and (2) does not conduct composting.	<i>NEW: Use Regulation 59-123, Replaces existing 9350.21.1. This new regulation was written with the assistance of the US Composting Council and several drafts reviewed by a local stakeholder focus group, and state departments of agriculture and environmental quality.</i>	NEW
Composting Facility, Large	A composting facility that receives, stores, generates, and/or distributes more than 5,000 cubic yards of organics material at any one time.	<i>NEW: Use Regulation 59-123, Replaces existing 9350.21.1. This new regulation was written with the assistance of the US Composting Council and several drafts reviewed by a local stakeholder focus group, and state departments of agriculture and environmental quality.</i>	NEW
Composting Facility, Small	A composting facility that receives, stores, generates, and/or distributes at least 100 cubic yards, but no more than 5,000 cubic yards of organics material at any one time.	<i>NEW: Use Regulation 59-123, Replaces existing 9350.21.1. This new regulation was written with the assistance of the US Composting Council and several drafts reviewed by a local stakeholder focus group, and state departments of agriculture and environmental quality.</i>	NEW and 8150.6.2
Horticulture	A business primarily devoted to the cultivation, storage, and the wholesale or retail sale of flowers, herbs, shrubs and trees for planting. Typical uses include plant nurseries, tree farms and orchards.	Horticulture Such uses primarily devoted to the cultivation and storage of horticultural and floricultural specialties, such as flowers, shrubs, trees, intended for ornamental or landscaping purposes on a wholesale sales basis. Typical uses include plant nurseries and tree farms.	8150.7

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
		<i>No use regulations. 9350.35 regulations absorbed into Outdoor Storage and Display and Landscape Buffers for Sensitive Edges.</i>	
Farmer's Market	A publicly or privately operated, open-air establishment where primarily agricultural products such as raw vegetables, fruits, syrups, herbs, flowers, plants, nuts or handcrafted items are sold. Non-agricultural products may be sold but the area dedicated to such products shall not occupy more than twenty-five (25) percent of the total sales area. Canopies may be allowed in order to provide protection from the elements for both the operators and the products.	<i>NEW: Use Regulation 59-132, establishes sizes for stand-alone markets and requires an SP.</i>	NEW
Row and Field Crops	Premises in which the principal use is cultivation of agricultural non-animal products grown in regular or scattered patterns, such as wheat, field, forage and other plant crops intended to provide food or fibers and primarily for sale by distribution to third parties. Farm stands are allowed per Section 59-179 Urban Agriculture.	Row and Field Crops Premises primarily devoted to the cultivation, primarily for sale rather than home consumption, of agricultural products grown in regular or scattered patterns, such as wheat, field, forage and other plant crops intended to provide food or fibers. Operation of a single roadside stand for the display and sale of products produced on the premises, or on other property owned or leased by the vendor is permitted, provided the stand does not exceed 200 square feet in area. A roadside stand shall not be located nearer than 15 feet to any street or highway right-of-way. <i>No use regulations in current code or in proposed code.</i>	8150.8
Urban Agriculture – Community Garden	Land managed and maintained by an individual, a group of individuals or an organization that is used to grow and harvest Agricultural Products for personal or group	Community Garden Land managed and maintained by a group of individuals used to grow and harvest Agricultural	8150.61

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	consumption, donation or sale. This use may include <i>Animal Raising: Chickens and Quail</i> , and <i>Animal Raising: Personal</i> . Composting, Accessory to a Community Garden, is permitted.	<p>Products for personal or group consumption, sales or donation, with permission of the property owner, on property with or without a Dwelling Unit. A lot owned by the City, County, or other public entity may be used by a person or a group of individuals for the purpose of creating a Community Garden with permission of the property owner. A Community Garden may be divided into separate plots for cultivation by one or more individuals or may be cultivated collectively by members of the group. A Community Garden may be developed on any lot, as a principal or accessory use. This use unit shall be subject to use regulations set forth in Section 59-9350.19.1 (Community Garden).</p> <p><i>Reason for change: Wording to clarify that sales, composting and Animal Raising, chickens and quails, is permitted per use regulations.</i></p> <p><i>See Use Regulation 59-181, Urban Agriculture, it incorporates 9350.19.1 Community Garden, 9350.30.1 Greenhouse, 9350.34.1 Home Garden, 9350.34.2 Hoop House, and 93050.56.1 Roof Garden under one use regulation.</i></p> <p><i>This use regulation was developed with local urban agricultural stakeholders, and City and State departments of health, conservation commission, and agriculture and forestry.</i></p>	
Urban Agriculture – Home/Roof Garden	Land where Agricultural Products are produced, as consistent with state laws, by the property owner, or with permission by the	<p>Home Garden</p> <p>Land where Agricultural Products are grown by the property owner, or with permission by the property owner, on a lot with a Dwelling or Dwellings.</p>	8150.6.4

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	property owner, on a lot with a Dwelling or Dwellings.	<p><i>Reason for change: Broaden the term to include residential buildings where the garden may be located on a roof.</i></p> <p><i>See Use Regulation 59-181, Urban Agriculture, it incorporates 9350.19.1 Community Garden, 9350.30.1 Greenhouse, 9350.34.1 Home Garden, 9350.34.2 Hoop House, and 93050.56.1 Roof Garden under one use regulation.</i></p> <p><i>This use regulation was developed with local urban agricultural stakeholders, and City and State departments of health, conservation commission, and agriculture and forestry.</i></p>	
Urban Agriculture – Urban Farm	A site for growing and harvesting Agricultural Products, and other activities including raising of fowl, beekeeping, composting, or other agriculture-related and agriculture education activities. An Urban Farm is distinguished from other Urban Agriculture uses by scale and activity. A site may be operated privately or publicly for profit or for not-for profit. Sales of agricultural products produced on-site may occur per the use regulations of an Urban Farm. The use may include a caretaker's dwelling or dwellings of the density commensurate with the zone.	<p>Urban Farm</p> <p>A plot of land located in an urban setting used to grow and harvest Agricultural Products primarily for commercial purposes. An Urban Farm may be divided into plots for cultivation by one or more individuals and/or groups or cultivated by individuals and/or groups collectively. An Urban Farm may be operated by the property owner or with permission from the property owner. Property owned by the City, County, or other public entity may be leased for the purpose of operating an Urban Farm. The lot may or may not contain a dwelling unit or accessory structures. This use unit shall be subject to use regulations set forth in Section 59-9350.67.1 (Urban Farm).</p> <p><i>Reason for change: Clarification of this use versus a Community Garden. This is a more intense use. This may have conditions or require an SP in certain zones if it is greater than a certain size; accessory structures like sheds must meet setbacks of the zone.</i></p>	8150.9

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
		<i>See Use Regulation 59-181, Urban Agriculture, moves 9350.19.1 Community Garden, 9350.30.1 Greenhouse, 9350.34.1 Home Garden, 9350.34.2 Hoop House, and 93050.56.1 Roof Garden under one use regulation. This use regulation was developed with local urban agricultural stakeholders, and City and State departments of health, conservation commission, and agriculture and forestry.</i>	
Infrastructure			Current Code reference
Communications * See Sec. 59-120 for Use Regulations			
Antennas	Any structure or device used to collect or radiate electromagnetic waves, including antennas and other equipment, such as whips but excluding satellite earth stations, to be used in connection with mobile cellular telephones, mobile radio systems facilities and commercial mobile services which are not located on a tower.	Communication Services: Antennas Same <i>See Use Regulation 59-122 Communications, similar to 9350.19. Communication Services for Antennas</i>	8300.27
Broadcast Towers	Any tower used for radio and television broadcasting, and/or business dispatching or receiving antennas located on a tower, which are taller than 50 feet above ground level at grade and/or any broadcast tower attached to a building which is proposed to reach a height over 20 feet above the roof line of the building. Where a broadcast tower is permitted, a broadcast studio is permitted to locate on the same site. This use unit does not include any tower used for wireless and/or cellular telecommunications facilities, or any tower used for amateur uses, such as ham	Communication Services: Broadcast Towers Same <i>See Use Regulation 59-122 Communications, similar to 9350.19. Communication Services for Broadcast Towers. Very large towers become an SP instead of an SE.</i>	8300.28

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	radio operations, if the tower is under a height of 50 feet.		
Limited Communications Services	Establishments primarily engaged in the provision of broadcasting and other information relay services accomplished through the use of electronic and telephone mechanisms but excluding those classified as major impact services and utilities. Typical uses include television/radio studios and telecommunication service centers.	Communication Services: Broadcast Towers Same <i>No use regulations in current code or in new code, today, this is mostly like an office.</i>	8300.29
Telecommunication Towers	Towers used for wireless and/or cellular telecommunications facilities. This facility is inclusive of the placement of the following referenced equipment on a communication tower 35 feet or taller: whip antennas, panel antennas, microwave dishes, cell enhancers, and related equipment for wireless transmission from a sender to one or more receivers, such as for mobile cellular telephones, mobile radio systems facilities and commercial mobile radio service. This term does not include small wireless facilities, as defined by state law.	Communication Services: Telecommunication Towers Same <i>See Use Regulation 59-122 Communications, similar to 9350.19. Communication Services for Telecommunications Towers.</i>	8300.30
Utilities and City Services			
Public Protection Services	Public services involving direct citizen contact, as well as incidental storage and maintenance of necessary equipment or vehicles, including public protection or essential utility services. These services may have technical and locational requirements necessitating proximity to the area served. Typical uses	Light Public Protection and Utility: General Public services involving direct citizen contact, as well as incidental storage and maintenance of necessary equipment or vehicles, including public protection or essential utility services. These services may have technical and locational requirements necessitating	8250.12

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	include ambulance service, fire protection facilities, police substations, public works facilities , and civil defense shelters and facilities.	<p>proximity to the area served but should have a minor impact on surrounding uses. Typical uses include ambulance service, fire protection facilities, police substations, public works facilities, and civil defense shelters and facilities.</p> <p><i>Reason for change: Separating Public Protection uses and Utility uses which may need different use regulations. Both would remain SPs and have use regulations related to screening and etc.</i></p> <p><i>See Use Regs. 59-162 like current 9350.36 for this use.</i></p>	
Solar Farm, Large Scale	Solar Energy System, Ground-Mounted that occupies more than ten acres and is the principal use on the property. Solar Farms are typically, but not required to be, designated for providing energy to off-site users or exporting to the wholesale market.	<i>See Use Regulations 59-173, new use and use regulations</i>	NEW
Solar Farm, Medium Scale	Solar Energy System, Ground-Mounted that occupies one-half acre but no more than ten acres and is the principal use on the property. Solar Farms are typically, but not required to be, designated for providing energy to off-site users or exporting to the wholesale market.	<i>See Use Regulations 59-173, new use and use regulations</i>	NEW
Solar Farm, Small Scale	Solar Energy System, Ground-Mounted that occupies no more than one-half acre and is the principal use on the property. Solar Farms are typically, but not required to be, designated for providing energy to off-site users or exporting to the wholesale market.	<i>See Use Regulations 59-173, new use and use regulations</i>	NEW
Utilities, Heavy	Utilities that may have a substantial impact due to attendant hazards, nuisance characteristics, traffic generation characteristics, or maintenance and	Heavy Public Protection and Utility Public services and utilities that may have a substantial impact due to attendant hazards, nuisance characteristics,	

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	operational characteristics. Typical uses include sewage disposal facilities, water treatment plants, power generation facilities, data centers, battery energy storage systems (BESS) Tier 2, water storage reservoirs, refuse transfer stations, and solid waste disposal and/or collection facilities (excluding sanitary landfills).	<p>traffic generation characteristics, or maintenance and operational characteristics. Typical uses include sewage disposal facilities, water treatment plants, power generation facilities, water storage reservoirs, refuse transfer stations, and solid waste disposal facilities (excluding sanitary landfills).</p> <p><i>Reason for change: Separating Public Protection uses like Fire Stations from Utilities services and ensuring that the Utilities that need use regulations have them and/or are an SP.</i></p> <p><i>See Use Regulations for Utility Heavy 59-182. Same as current regulations but adds regulations for Battery Storage Systems and Data Centers.</i></p>	
Utilities, Light	Utilities that require locations near the area to be served, but that do not require incidental storage of equipment or vehicles. Those uses have minimal land needs and impact upon surrounding land uses. Typical uses include elevated water tanks, water or sewage pumping stations, storm water control facilities, electric substations and bus and transit stops.	<p>Light Public Protection and Utility, Restricted</p> <p>Public services needing locations near the area to be served, but not requiring incidental storage of equipment or vehicles. Those uses have minimal land needs and impact upon surrounding land uses. Typical uses include elevated water tanks, water or sewage pumping stations, storm water control facilities, bus and transit stops, utility facilities, including electric substation, and garbage collection facilities (excluding refuse transfer stations).</p> <p><i>Reason for change: Separating Public Protection uses like Fire Stations from Utilities services and ensuring that the Utilities that need use regulations have them.</i></p> <p><i>No use regulations, this use currently has no use regulations.</i></p>	8250.9 and portions of 8250.13
Wind Energy Conversion Systems, Commercial	An electrical generation facility consisting of one or more wind turbines under common	<i>Reason for addition: To differentiate between a wind energy system which may be feeding into a utility system</i>	NEW

Proposed NEW Use name	Proposed NEW Description	Current description	Current Code reference
	ownership or operating control, and includes substations, meteorological data towers, aboveground and underground electrical transmission lines, transformers, control systems, and other buildings or facilities used to support the operation of the facility, and whose primary purpose is to supply electricity to an off-site customer or customers.	<p><i>with several towers vs. components on a site that supply energy to a single use from a ground-mounted or roof mounted system</i></p> <p><i>See Use Regulations 59-186, new use and use regulations, this would also be an SP only very large rural land.</i></p>	
Wind Energy Conversion Systems, Private	Any machine designed to convert wind energy into electrical energy. The PWECS includes all parts of the system, such as wind turbines, generators, power converters and a tower(s). This use shall not include a CWECS, Wind Energy Conversion System, Commercial.	<p><i>New use but moved from Site Development Standards, Article XII. F. This use is intended for private systems and not large wind farms which are regulated by the state and federal rules.</i></p> <p><i>See Use Reg. 59-185, same regs as were in the site development standards, 59-12200 F.</i></p>	NEW