

| LAND USE  | EXISTING | PROPOSED |
|---|----------|----------|
|   | M-1      | R-2A     |
| Accessory building/structure (see section 144-5.4)                      |          | P        |
| Accessory dwelling (one accessory dwelling per lot, no kitchen)         |          | P        |
| Accounting, auditing, bookkeeping, and tax preparations                 | P        |          |
| Acid manufacture  |          |          |
| Adult day care (no overnight stay)                                      |          |          |
| Adult day care (with overnight stay)                                    |          |          |
| Aircraft support and related services                                   | P        |          |
| Airport   | P        |          |
| All-terrain vehicle (ATV) dealer/sales                                  | P        |          |
| Ambulance service (private)   | P        |          |
| Amphitheaters (outdoor live performances)                               | P        |          |
| Amusement devices/arcade (four or more devices)                         | P        |          |
| Amusement services or venues (indoors) (see section 144-5.13)           | P        |          |
| Amusement services or venues (outdoors)                                 | P        |          |
| Animal grooming shop  | P        |          |
| Answering and message services  | P        |          |
| Antique shop  | P        |          |
| Appliance repair  | P        |          |
| Archery range   | P        |          |
| Armed services recruiting center  | P        |          |
| Art dealer/gallery  | P        |          |
| Artist or artisans studio   | P        |          |
| Assembly/exhibition hall or areas                                       | P        |          |
| Assisted living facility/retirement home                                |          |          |
| Athletic fields   | P        |          |
| Auction sales (non-vehicle)   | P        |          |
| Auto body repair, garages (see section 144-5.11)                        | P        |          |
| Auto glass repair/tinting (see section 144-5.11)                        | P        |          |
| Auto interior shop/upholstery (see section 144-5.11)                    | P        |          |
| Auto leasing  | P        |          |
| Auto muffler shop (see section 144-5.11)                                | P        |          |
| Auto or trailer sales rooms or yards (see section 144-5.12)             | P        |          |
| Auto or truck sales rooms or yards—Primarily new (see section 144-5.12) | P        |          |
| Auto paint shop   | P        |          |
| Auto repair as an accessory use to retail sales                         | P        |          |
| Auto repair garage (general) (see section 144-5.11)                     | P        |          |
| Auto supply store for new and factory rebuilt parts                     | P        |          |
| Auto tire repair/sales (indoor)   | P        |          |
| Auto wrecking yards   |          |          |
| Automobile driving school (including defensive driving)                 | P        |          |
| Bakery (retail)   | P        |          |
| Bank, savings and loan, or credit union                                 | P        |          |
| Bar/tavern (no outdoor music)   | P        |          |
| Bar/tavern  | P        |          |
| Barber/beauty college (barber or cosmetology school or college)         | P        |          |
| Barber/beauty shop, haircutting (non-college)                           | P        |          |
| Barns and farm equipment storage (related to agricultural uses)         | P        | P        |

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|  | M-1      | R-2A     |
| Battery charging station   | P        |          |
| Bed and breakfast inn (see section 144-5.6)  |          |          |
| Bicycle sales and/or repair  | P        |          |
| Billiard/pool facility   | P        |          |
| Bingo facility   | P        |          |
| Bio-medical facilities   | P        |          |
| Blacksmith or wagon shops  | P        |          |
| Blooming or rolling mills  |          |          |
| Boarding house/lodging house   |          |          |
| Book binding   | P        |          |
| Book store   | P        |          |
| Bottling or distribution plants (milk)   | P        |          |
| Bottling works   | P        |          |
| Bowling alley/center (see section 144-5.13)  | P        |          |
| Breweries/distilleries and manufacture of alcohol and alcoholic beverages                                  |          |          |
| Broadcast station (with tower) (see section 144-5.7)   | P        |          |
| Bulk storage of gasoline, petroleum products, liquefied petroleum and flammable liquids (see section 5.27) |          |          |
| Bus barns or lots  | P        |          |
| Bus passenger stations   | P        |          |
| Cabin or cottage (rental)  |          |          |
| Cabin or cottage (rental for more than 30 days)  |          |          |
| Cafeteria/cafe/delicatessen  | P        |          |
| Campers' supplies  | P        |          |
| Campgrounds  |          |          |
| Canning/preserving factories   |          |          |
| Car wash (self-service; automated)   | P        |          |
| Car wash, full service (detail shop)   | P        |          |
| Carpenter, cabinet, or pattern shops   | P        |          |
| Carpet cleaning establishments   | P        |          |
| Caterer  | P        |          |
| Cement, lime, gypsum or plaster of Paris manufacture   |          |          |
| Cemetery and/or mausoleum  | P        | P        |
| Check cashing service  | P        |          |
| Chemical laboratories (e.g., ammonia, bleaching powder)  |          |          |
| Chemical laboratories (not producing noxious fumes or odors)   | P        |          |
| Child day care/children's nursery (business)   |          |          |
| Church/place of religious assembly   | P        | P        |
| Cider mills  |          |          |
| Civic/conference center and facilities   | P        |          |
| Cleaning, pressing and dyeing (non-explosive fluids used)  | P        |          |
| Clinic (dental)  | P        |          |
| Clinic (emergency care)  | P        |          |
| Clinic (medical)   | P        |          |
| Club (private)   | P        |          |
| Coffee shop  | P        |          |
| Cold storage plant   | P        |          |
| Commercial amusement concessions and facilities  | P        |          |

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|  | M-1      | R-2A     |
| Communication equipment—Installation and/or repair                   | P        |          |
| Community building (associated with residential uses)                | P        | P        |
| Community home (see definition)                                      |          | P        |
| Computer and electronic sales  | P        |          |
| Computer repair  | P        |          |
| Concrete or asphalt mixing plants—Permanent                          |          |          |
| Concrete or asphalt mixing plants—Temporary                          |          |          |
| Confectionery store (retail)   | P        |          |
| Consignment shop   | P        |          |
| Contractor's office/sales, with outside storage including vehicles   | P        |          |
| Contractor's temporary on-site construction office                   | P        | P        |
| Convenience store with gas sales                                     | P        |          |
| Convenience store without gas sales                                  | P        |          |
| Cotton ginning or baling works                                       |          |          |
| Country club (private)   | P        |          |
| Credit agency  | P        |          |
| Crematorium  | P        |          |
| Curio shops  | P        |          |
| Custom work shops  | P        |          |
| Dance hall/dancing facility (see section 144-5.13)                   | P        |          |
| Day camp   | P        |          |
| Department store   | P        |          |
| Distillation of bones  |          |          |
| Dormitory (in which individual rooms are for rental)                 |          |          |
| Drapery shop/blind shop  | P        |          |
| Driving range  | P        |          |
| Drug store/pharmacy  | P        |          |
| Duplex/two-family/duplex condominiums                                |          | P        |
| Electrical generating plant  |          |          |
| Electrical repair shop   | P        |          |
| Electrical substation  | P        |          |
| Electronic assembly/high tech manufacturing                          | P        |          |
| Electroplating works   | P        |          |
| Enameling works  |          |          |
| Engine repair/motor manufacturing re-manufacturing and/or repair     | P        |          |
| Explosives manufacture or storage                                    |          |          |
| Exterminator service   | P        |          |
| Fairground   | P        |          |
| Family home adult care   |          | P        |
| Family home child care   |          | P        |
| Farmers market (produce market—wholesale)                            | P        |          |
| Farms, general (crops) (see chapter 6 and section 144-5.9)           | P        | P        |
| Farms, general (livestock/ranch) (see chapter 6 and section 144-5.9) | P        | P        |
| Feed and grain store   | P        |          |
| Fertilizer manufacture and storage                                   |          |          |
| Filling station (gasoline tanks must be below the ground)            | P        |          |
| Florist  | P        |          |

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|   | M-1      | R-2A     |
| Flour mills, feed mills, and grain processing   | P        |          |
| Food or grocery store with gasoline sales   | P        |          |
| Food or grocery store without gasoline sales  | P        |          |
| Food processing (no outside public consumption)   | P        |          |
| Forge (hand)  | P        |          |
| Forge (power)   | P        |          |
| Fraternal organization/civic club (private club)  | P        |          |
| Freight terminal, rail/truck (when any storage of freight is wholly outside an enclosed building) | P        |          |
| Freight terminal, truck (all storage of freight in an enclosed building)                          | P        |          |
| Frozen food storage for individual or family use  | P        |          |
| Funeral home/mortuary   | P        |          |
| Furniture manufacture   | P        |          |
| Furniture sales (indoor)  | P        |          |
| Galvanizing works   | P        |          |
| Garbage, offal or dead animal reduction or dumping  |          |          |
| Garden shops and greenhouses  | P        |          |
| Gas manufacture   |          |          |
| Gas or oil wells  |          |          |
| Golf course (public or private)   | P        | P        |
| Golf course (miniature)   | P        |          |
| Government building or use with no outside storage (outside storage allowed in M-2 and M-2A)      | P        | P        |
| Grain elevator  | P        |          |
| Greenhouse (commercial)   | P        |          |
| Handicraft shop   | P        |          |
| Hardware store  | P        |          |
| Hay, grain, and/or feed sales (wholesale)   |          |          |
| Health club (physical fitness; indoors only)  | P        |          |
| Heating and air-conditioning sales/services   | P        |          |
| Heavy load (farm) vehicle sales/repair (see section 144-5.14)                                     | P        |          |
| Heavy manufacturing   |          |          |
| Heliport  | P        |          |
| Hides/skins (tanning)   |          |          |
| Home occupation (see section 144-5.5)   |          | P        |
| Home repair and yard equipment retail and rental outlets  | P        |          |
| Hospice   |          |          |
| Hospital, general (acute care/chronic care)   | P        |          |
| Hospital, rehabilitation  | P        |          |
| Hotel/motel   | P        |          |
| Hotels/motels—Extended stay (residence hotels)  |          |          |
| Ice delivery stations (for storage and sale of ice at retail only)                                | P        |          |
| Ice plants  | P        |          |
| Indoor or covered sports facility   |          |          |
| Industrial laundries  | P        |          |
| Iron and steel manufacture  |          |          |
| Junkyards, including storage, sorting, baling or processing of rags                               |          |          |
| Kiosk (providing a retail service)  | P        |          |
| Laboratory equipment manufacturing  | P        |          |

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|  | M-1      | R-2A     |
| Laundromat and laundry pickup stations   | P        |          |
| Laundry, commercial (without self-serve)   | P        |          |
| Laundry/dry cleaning (drop off/pick up)  | P        |          |
| Laundry/washateria (self-serve)  | P        |          |
| Lawnmower sales and/or repair  | P        |          |
| Leather products manufacturing   | P        |          |
| Light manufacturing  | P        |          |
| Limousine/taxi service   | P        |          |
| Livestock sales/auction  |          |          |
| Locksmith  | P        |          |
| Lumber mill  |          |          |
| Lumberyard (see section 144-5.15)  | P        |          |
| Lumberyard or building material sales (see section 144-5.15)                           | P        |          |
| Machine shop   | P        |          |
| Maintenance/janitorial service   | P        |          |
| Major appliance sales (indoor)   | P        |          |
| Manufacture of carbon batteries  |          |          |
| Manufacture of paint, lacquer, oil, turpentine, varnish, enamel, etc.                  |          |          |
| Manufacture of rubber, glucose, or dextrin   |          |          |
| Manufactured home—HUD Code compliant (see Texas Occupations Code ch. 1201)             |          |          |
| Manufactured home park—HUD Code compliant (see Texas Occupations Code ch. 1201)        |          |          |
| Manufactured home subdivision—HUD Code compliant (see Texas Occupations Code ch. 1201) |          |          |
| Manufactured home sales  | P        |          |
| Manufacturing and processes  | P        |          |
| Manufacturing processes not listed   |          |          |
| Market (public, flea)  | P        |          |
| Martial arts school  | P        |          |
| Meat or fish packing/storage plants  |          |          |
| Medical supplies and equipment   | P        |          |
| Metal fabrication shop   | P        |          |
| Micro brewery (onsite mfg. and/or sales)   | P        |          |
| Mini-warehouse/self-storage units (no boat and RV storage permitted)                   | P        |          |
| Mini-warehouse/self-storage units with outside boat and RV storage                     | P        |          |
| Monument, gravestone, or marble works (manufacture)                                    |          |          |
| Motion picture studio, commercial film   | P        |          |
| Motion picture theater (indoors)   | P        |          |
| Motion picture theater (outdoors, drive-in)  | P        |          |
| Motorcycle dealer (primarily new/repair)   | P        |          |
| Moving storage company   | P        |          |
| Moving, transfer, or storage plant   | P        |          |
| Multifamily (apartments/condominiums)  |          |          |
| Museum   | P        |          |
| Natural resource extraction and mining   |          |          |
| Needlework shop  | P        |          |
| Nonbulk storage of gasoline, petroleum products and liquefied petroleum                | P        |          |
| Nursing/convalescent home/sanitarium   |          |          |
| Offices, brokerage services  | P        |          |

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|  | M-1      | R-2A     |
| Offices, business or professional  | P        |          |
| Offices, computer programming and data processing                                | P        |          |
| Offices, consulting  | P        |          |
| Offices, engineering, architecture, surveying or similar                         | P        |          |
| Offices, health services   | P        |          |
| Offices, insurance agency  | P        |          |
| Offices, legal services, including court reporting                               | P        |          |
| Offices, medical offices   | P        |          |
| Offices, real estate   | P        |          |
| Offices, security/commodity brokers, dealers, exchanges and financial services   | P        |          |
| Oil compounding and barreling plants   |          |          |
| One-family dwelling, detached  |          | P        |
| Outside storage (as primary use)   | P        |          |
| Paint manufacturing  |          |          |
| Paper or pulp manufacture  |          |          |
| Park and/or playground (private and public)                                      | P        | P        |
| Parking lots (for passenger car only) (not as incidental to the main use)        | P        |          |
| Parking structure/public garage  | P        |          |
| Pawn shop  | P        |          |
| Personal watercraft sales (primarily new/repair)                                 | P        |          |
| Pet shop/supplies (less than 10,000 sq. ft.)                                     | P        |          |
| Pet store (over 10,000 sq. ft.)  | P        |          |
| Petroleum or its products (refining of)  |          |          |
| Photo engraving plant  | P        |          |
| Photographic printing/duplicating/copy shop or printing shop                     | P        |          |
| Photographic studio (no sale of cameras or supplies)                             | P        |          |
| Photographic supply  | P        |          |
| Plant nursery (no retail sales on site)  | P        |          |
| Plant nursery (retail sales/outdoor storage)                                     | P        |          |
| Plastic products molding/reshaping   | P        |          |
| Plumbing shop  | P        |          |
| Portable building sales  | P        |          |
| Poultry killing or dressing for commercial purposes                              | P        |          |
| Propane sales (retail)   | P        |          |
| Public recreation/services building for public park/playground areas             | P        | P        |
| Publishing/printing company (e.g., newspaper)                                    | P        |          |
| Quick lube/oil change/minor inspection   | P        |          |
| Radio/television shop, electronics, computer repair                              | P        |          |
| Railroad roundhouses or shops  |          |          |
| Rappelling facilities  | P        |          |
| Recreation buildings (private)   | P        |          |
| Recreation buildings (public)  | P        | P        |
| Recycling kiosk  | P        |          |
| Refreshment/beverage stand   | P        |          |
| Rental or occupancy for less than one month (see section 144-5.17)               |          |          |
| Research lab (non-hazardous)   | P        |          |
| Residential use in buildings with non-residential uses permitted in the district |          |          |

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|---|----------|----------|
|   | M-1      | R-2A     |
| Restaurant/prepared food sales  | P        |          |
| Restaurant with drive-through service   | P        |          |
| Retail store and shopping center without drive-through service (50,000 sq. ft. bldg. or less) | P        |          |
| Retail store and shopping center with drive-through service (50,000 sq. ft. bldg. or less)    | P        |          |
| Retail store and shopping center (more than 50,000 sq. ft. bldg.)                             | P        |          |
| Retirement home/home for the aged   |          |          |
| Rock crushers and rock quarries   |          |          |
| Rodeo grounds   | P        |          |
| RV park   |          |          |
| RV/travel trailer sales   | P        |          |
| Sand/gravel sales (storage or sales)  |          |          |
| School, K-12 public or private  | P        | P        |
| School, vocational (business/commercial trade)  | P        |          |
| Security monitoring company (no outside storage or installation)                              | P        |          |
| Security systems installation company   | P        |          |
| Sexually oriented business (see chapter 18)   |          |          |
| Sheet metal shop  | P        |          |
| Shoe repair shops   | P        |          |
| Shooting gallery—Indoor (see section 144-5.13)  | P        |          |
| Shooting range—Outdoor (see section 144-5.13)   |          |          |
| Shopping center   | P        |          |
| Sign manufacturing/painting plant   | P        |          |
| Single-family industrialized home (see section 144-5.8)                                       |          | P        |
| Smelting of tin, copper, zinc or iron ores  |          |          |
| Specialty shops in support of project guests and tourists                                     | P        |          |
| Stables (as a business) (see chapter 6)   |          |          |
| Stables (private, accessory use) (see chapter 6)  |          |          |
| Steel furnaces  |          |          |
| Stockyards or slaughtering  |          |          |
| Stone/clay/glass manufacturing  | P        |          |
| Storage—Exterior storage for boats and recreational vehicles                                  | P        |          |
| Storage in bulk   | P        |          |
| Structural iron or pipe works   |          |          |
| Studio for radio or television, without tower (see zoning district for tower authorization)   | P        |          |
| Studios (art, dance, music, drama, reducing, photo, interior decorating, etc.)                | P        |          |
| Sugar refineries  |          |          |
| Tailor shop (see home occupation)   | P        |          |
| Tar distillation or manufacture   |          |          |
| Tattoo or body piercing studio  | P        |          |
| Taxidermist   | P        |          |
| Telecommunications towers/antennas (see section 144-5.7)                                      |          |          |
| Telemarketing agency  | P        |          |
| Telephone exchange buildings (office only)  | P        |          |
| Tennis court (commercial)   | P        |          |
| Theater (non-motion picture; live drama)  | P        |          |
| Tire sales (outdoors)   | P        |          |
| Tool rental   | P        |          |

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|  | M-1      | R-2A     |
| Townhouse (attached)   |          |          |
| Transfer station (refuse/pick-up)  | P        |          |
| Travel agency  | P        |          |
| Truck or transit terminal  | P        |          |
| Truck stop   |          |          |
| Tuber entrance and takeout facilities (see section 144-5.13)   |          |          |
| University or college (public or private)  | P        |          |
| Upholstery shop (non-auto)   | P        |          |
| Used or second hand merchandise/furniture store  | P        |          |
| Vacuum cleaner sales and repair  | P        |          |
| Vehicle storage facility   |          |          |
| Veterinary hospital (no outside animal runs or kennels)  | P        |          |
| Veterinary hospital (with outdoor animal runs or kennels that may not be used between the hours of 9:00 p.m. and 7:00 a.m.)      | P        |          |
| Video rental/sales   | P        |          |
| Warehouse/office and storage/distribution center   | P        |          |
| Waterfront amusement facilities—Berthing facilities sales and rentals  | P        |          |
| Waterfront amusement facilities—Boat fuel storage/dispensing facilities  | P        |          |
| Waterfront amusement facilities—Boat landing piers/launching ramps   | P        |          |
| Waterfront amusement facilities—Swimming/wading pools/bathhouses   | P        |          |
| Water storage (surface, underground or overhead), water wells and pumping stations that are part of a public or municipal system | P        | P        |
| Welding shop   | P        |          |
| Wholesale sales offices and sample rooms   | P        |          |
| Wire or rod mills  |          |          |
| Wood distillation plants (charcoal, tar, turpentine, etc.)   |          |          |
| Woodworking shop (ornamental)  | P        |          |
| Wool scouring  |          |          |
| Zero lot line/patio homes  |          |          |