





NR, NATURAL RESOURCES



FO, FORESTRY



A, AGRICULTURE



O, OPEN



RR1, RURAL RESIDENTIAL



RR2, RURAL RESIDENTIAL



UR1, URBAN RESIDENTIAL



UR2, URBAN RESIDENTIAL



UR3, URBAN RESIDENTIAL



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3.2 Tables of Allowed Uses | 3.2.6 Table of Allowed Principal Uses – Rural

Table 3-1: Table of Allowed Principal Uses – Rural

R = Allowed by Right SP = Site Plan AS = Administrative Special Review S = Special Review
 Blank Cell = Prohibited use

CHARACTER AREA	CONSERVATION & AGRICULTURE				RURAL			MIXED CENTER			Use-Specific Standards	
	District	NR	FD	A	ACE	RR-1	RR-2	O	IR	IC		U
AGRICULTURAL USES												
Agricultural Operation	R	R	R	R	R	R	R	R	R	R	R	
Agricultural Cultivation												
Community Garden		AS	AS	SP	AS	AS	AS	AS	SP	AS		3.3.2.A
Forestry	R	R	R									3.3.2.B
Nursery												
Retail		SP	SP	R	SP	SP	SP					3.3.2.C
Wholesale	R	R	R	R	R	R	R	R	R	R		
Tree Farm												
Retail	SP	SP			SP	SP	SP	SP	SP			
Wholesale	R	R			R	R	R	R	R			
Agricultural Support and Services												
Agricultural Equipment Repair & Sales				SP					SP			3.3.2.D
Agricultural Labor Housing		AS	AS		AS	AS	AS					
Custom Meat or Poultry Processing Facility		SP	SP	SP	AS							
Livestock Auction				SP					SP			
Packing Facility		SP	SP	SP	AS	AS	AS	AS	SP			
Animal Agriculture												
Apiary		R	R	R	R	R	R	R	R	R	R	3.3.2.E
Commercial Feedlot or Dairy		S	S	S	S	S	S	S				
Equestrian Operation												
Large		S	S		S	S	S					3.3.2.F
Small		AS	AS		AS	AS	AS					3.3.2.F
Poultry & Egg Production												
Small		R	R	AS	AS	AS	AS	AS	AS			
Large		S	S	S			S	S	S			
RESIDENTIAL USES												
Household Living												
Dwelling, Cabin	R	R	R		R	R						3.3.3.A
Dwelling, Co-Housing												3.3.3.B
Dwelling, Duplex												
Dwelling, Live/Work				R					R			3.3.3.C
Dwelling, Multifamily												3.3.3.D

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	District	HR	PO	A	ACE	RR-1	RR-2	O	IR	IC		CF
Dwelling, Single Family Attached										R		
Dwelling, Single Family Detached	R	R	R			R	R	R	R	R		
Dwelling, Triplex or Fourplex										R		
Manufactured Home	R	R	R			R	R	R	R	R		3.3.3.E
Manufactured Housing Park												
Medium-Density										S		3.3.3.F
High Density												3.3.3.F
Modular Home	R	R	R			R	R	R	R	R		
Storage Building or Garage, Residential		R	R	R		R	R	R	R	R	R	
Group Living												
Assisted Living Facility									S	SP		3.3.3.G
Community Residential Home	R	R	R			R	R	R	R	R		3.3.3.I
Congregate Residence									S	SP		
Group Home	R	R	R			R	R	R	R	R		3.3.3.I
Group Home for Aged	R	R	R			R	R	R	R	R		3.3.3.I
Group Home for Persons W/ Behavioral or Mental Health Disorders	R	R	R			R	R	R	R	R		3.3.3.I
PUBLIC, CIVIC & INSTITUTIONAL USES												
Community & Cultural Facilities												
Assembly												
Indoor only		AS	AS	SP		AS	AS	AS	AS	SP	SP	
With outdoor area		S	S	S		S	S	S	S	S	S	
Cemetery		AS	AS			AS	AS	AS	AS	AS	AS	
With Funeral Home or Crematorium										S	S	
Crematorium										S		
Cultural Institution										SP	SP	
Day Care Center				SP						AS	SP	
Funeral Home										S	S	
With Crematorium										S	S	
Prison or Detention Center											S	3.3.4.A
Educational Facilities												
School, Nonpublic		S	S	SP		S	S	S		SP	SP	

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	NR	FO	A	ACE	RR-1	RR-2	O	IR	IC	U	
School, Public	See §6.4.4, Location and Extent										
Healthcare Facilities											
Health Services				AS					AS	AS	
Hospital				AS					AS	AS	3.3.4.B
Medical or Dental Clinic				AS					AS	AS	
Rehabilitation Facility				AS					AS	AS	
Parks and Open Lands											
Natural Resources & Wildlife Area	R	R	R	R	R	R	R			R	3.3.4.C
Park or Playground	R	R	R	R	R	R	R	R	R	R	3.3.4.C
Regional Open Space & Trails	R	R	R	R	R	R	R		R		3.3.4.C
Reservoir Park	R	R	R	R	R	R				R	3.3.4.C
Urban Open Space & Trail							R	R		R	3.3.4.C
COMMERCIAL USES											
Agriculture & Animal Uses											
Garden Supply Center		AS	AS	SP	AS	AS	AS	AS	SP		
Kennel, Commercial											
Indoor Only		AS	AS	SP	AS	AS		AS	SP		
Outdoor Animal Use Area		S	S	AS	S	S		S	AS		
Pet Animal Service Facility		AS	AS	SP	AS	AS		AS	SP		
Veterinary Clinic or Hospital, Livestock											
Indoor Only ≤ 5,000 SF or Outdoor Animal Use Area ≤ 1,000 SF		AS	AS	SP	AS	AS		AS	SP		
Indoor Only > 5,000 SF or Outdoor Animal Use Area > 1,000 SF		S	S	AS	S	S		S	AS		
Veterinary Clinic or Hospital, Pet Animal											
Indoor Only ≤ 2,500 SF or Outdoor Animal Use Area ≤ 200 SF		AS	AS	SP	AS	AS		AS	SP		
Indoor Only > 2,500 SF and Outdoor Animal Use Area < 200 SF		S	S	SP	S	S		S	SP		
Outdoor Animal Use Area > 200 SF		S	S	S	S	S		S	S		
Food & Beverage Services											
Bar or Tavern									SP		

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	District	NR	FR	A	ACE	RR-1	RR-2	O	IR	IC		UC	
Microbrewery, Cidery, Winery, Meadery, or Distillery										SP		See Accessory Use Table for Outdoor Seating and Drive-Through Facilities	
Restaurant										SP			
Lodging Facilities													
Bed & Breakfast													
≤ Ten Guests			AS	AS		AS	AS	AS	AS	AS		3.3.5.A	
> Ten Guests			AS	AS		AS	AS	AS	AS	AS		3.3.5.A	
Boarding or Rooming House													
Hotel or Motel										SP			
Resort Lodge or Resort Cottages										SP			
Short-term Rental													
≤ Ten Occupants			AS	AS		AS	AS	AR	AS			3.3.5.B	
> Ten Occupants			AS	AS		AS	AS	AS	AS			3.3.5.B	
Marijuana													
Medical Marijuana-Infused Products Manufacturer												Chapter 14, Article VI of the Larimer County Code of Ordinances	
Medical Marijuana Center													
Medical Marijuana Optional Premises Cultivation Operation													
Private Marijuana Clubs													
Retail Marijuana Cultivation Facility													
Retail Marijuana Product Manufacturing Facility													
Retail Marijuana Store													
Retail Marijuana Testing Facility													
Office, Business & Professional Services													
Financial Institution										SP			
Professional Office										SP			
Personal Services													
Instructional Facility										SP			
Personal Service					SP					SP			

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	NR	FO	A	ACE	RR-1	RR-2	O	IR	IC	CF	
Recreation & Entertainment											
Campground	S	S	S	SP	S	S		S	S	SP	3.3.5.C
Membership Club or Clubhouse		S	S	SP	S	S	S	S	SP		
Rafting Business		AS	AS						SP		
Recreation Facility, Indoor				AS					SP		
Recreation Facility, Outdoor	AS	AS	AS	AS	AS	AS		S	AS		
Recreational Vehicle Park		S	S	SP	S	S		S	SP		3.3.5.E
Riding Stable		AS	AS	SP	AS	AS	AS		SP		
Seasonal Camp		S	S		S	S		S			
Shooting Range											
Indoor Only	AS	AS	AS		AS	AS		AS	SP		
With Outdoor Activity	S	S	S		S	S					
Retail Sales											
Building Material & Supply Store				SP					SP		
Fireworks Sales, Permanent											
Flea Market				SP					SP		
With Outdoor Activity				AS					AS		
General Retail											
≤ 10,000 SF				SP					SP		
10,000 to 25,000 SF				AS					AS		
> 25,000 SF				S					S		
Outdoor Display and Sales				AS					AS		3.3.5.G
Transportation											
Airport										S	3.3.5.H
Fleet Services									SP		
Helipad										S	3.3.5.I
Parking Lot or Garage									SP		
Transit Terminal or Station							S				3.3.5.J
Transportation Depot				AS							3.3.5.K
Vehicles and Equipment											
Truck Stop									SP		
Vehicle Fuel Sales				SP					SP		
Vehicle Repair, Major				S					S		

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	District	NR	FO	A	ACE	RR-1	RR-2	O	IR	IC		CF
Vehicle Repair, Minor					AS					SP		
Vehicle Sales & Leasing					SP					SP		3.3.5.L
Vehicle Wash					SP					SP		
Adult Uses												
All												3.3.5.M
INDUSTRIAL USES												
Manufacturing & Processing												
Hazardous Materials Storage and/or Processing												
Junkyard												
Landfill				S		S			S			3.3.6.A
Manufacturing, Light												3.3.6.A
Manufacturing, Heavy												
Mining	S	S	S	S	S	S	S	S	S	S	S	3.3.6.C
Oil & Gas Drilling and Production	S	S	S	S	S	S	S	S	S	S	S	3.3.6.D
Recycling Facility												
Sawmill		S	S	AS								
Trade Use				SP						SP		
Treatment Plant											S	3.3.6.E
Utility Substation											S	3.3.6.F
Water Storage Facility											S	3.3.6.G
Storage & Warehousing												
Storage, Enclosed				SP						SP		3.3.6.H
Storage, Outdoor				AS						AS		3.3.6.I
Warehousing & Wholesale Facility				SP						SP		3.3.6.J
PUBLIC & SEMI-PUBLIC UTILITY USES												
Power Plant											S	
Radio & Television Transmitters		S				S	S	S			S	
Small Solar Energy Facility, Building-Mounted	R	R	R	R	R	R	R	R	R	R	R	3.3.7.A
Small Solar Energy Facility, Ground-Mounted	AS	AS	AS	AS	AS	AS	AS	AS	AS	AS	AS	3.3.7.B
Small Wind Energy Facility	S	S	S		S	S			S		S	3.3.7.C
Wireless Communication Facilities												
Alternative Tower Structure (concealed)												Article 9.0

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	District	NR	FO	A	ACE	RR-1	RR-2	O	IR	IC		U
≤ 40 feet high	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	Article 9.0
≤ 60 feet high	AS	AS	AS	AS	AS	AS	AS	AS	AS	AS	AS	Article 9.0
Attached Facility on Existing Structure	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	Article 9.0
Small Cell Facility	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	SP	Article 9.0
Tower (non-concealed)												Article 9.0
≤ 40 feet high												Article 9.0
≤ 60 feet high			AS				AS	AS				Article 9.0
61-80 feet high			AS				AS					Article 9.0
81-100 feet high												Article 9.0
101- 120 feet high								AS				Article 9.0
> 120 feet high								S				Article 9.0