

# Broadway Volvo Planned Area Development Zone

## Rezoning Application

### Part 2. Proposed Use – Customized PAD from OCR-1

**Table 2. Permitted Uses<sup>1,2</sup>**

Land Use Types per the Unified Development Code (UDC)	
<b>Civic Land Use Group</b>	Civic Assembly Cultural Use Education Use: Instructional School Postsecondary Institution Religious Use
<b>Commercial Services Group</b>	Administrative and Professional Office Alcoholic Beverage Service, Excluding Large Bar Entertainment, Excluding Large Dance Hall Food Service, Excluding Soup Kitchens Personal Services Traveler's Accommodation, Lodging
<b>Industrial Land Use Group</b>	Craftwork
<b>Residential Land Use Group</b>	Single-Family Dwelling; Attached Multifamily Development; Residential Care Services, Adult Care or Physical and Behavioral Health Services; Unlimited # of Residents
<b>Retail Trade Land Use Group</b>	Food and Beverage Sales, excluding Large Retail Establishment General Merchandise Sales, excluding Large Retail Establishment

**Table 3. Prohibited and Special Exception Uses<sup>1,4</sup>**

Land Use Types per the Unified Development Code (UDC)			
		Prohibited	Special Exception
<b>Automotive<sup>3,4</sup></b>	Convenience Store with Gasoline Sales	✓	
<b>Billboard</b>		✓	
<b>Residential Land Use Group</b>	Group Dwellings per Sec. 5.12.6.K (UDC)		✓
<b>Retail Trade Land Use Group</b>	Food and Beverage Sales, Large Retail Establishment	✓	
	General Merchandise Sales, Large Retail Establishment	✓	

**NOTES:**

- 1 Land use types are from the OCR-1 zone uses and are consistent with PAD goals.
- 2 Mixed Uses are limited to a combination of residential and any other uses listed in the Permitted Uses table above.
- 3 Auto-oriented uses such as display, sales, rental, and services are prohibited.
- 4 An accessory use that is consistent with infill development and approved by the PDSD Director may be allowed