

ZONING

181 Attachment 1

**Borough of Jenkintown**

**Table 12  
District Use Table**

**Please note, this chart is a guide only, refer to the chapter text for definitive information.**

KEY:

P = Permitted

C = Conditional Use

X = Prohibited

Use	Traditional Residential Infill Overlay <sup>1,2</sup>	Town Center	Neighborhood Commercial Residential	Gateway Commercial
Apartment (2nd story and above)		P	P	<sup>3</sup>
Apartment building		C	C	
Attached dwelling/townhome	P			
Single-family detached dwelling	P			
Single-family semidetached dwelling/twin	P			
Two-family detached dwelling/duplex	P			
Accessory building/use	P			P
Artist live/work unit		P	P	<sup>3</sup>
Assisted living facility and/or nursing home				C
Conversions (SF to MF)	X			
No-impact home-based business	P			
Low-impact home-based business	P in the C and C-1 Districts only; otherwise, X			
Adult entertainment		X	X	
Animal shelter/boarding kennel		X	X	
Artisan manufacturing (hand-tools only; e.g., ceramic or jewelry)		P	P	<sup>3</sup>
Automobile or other vehicle sales, service, or repair establishment (including vehicle body repair, painting of washing)		X	X	P
Bank or financial institution, excluding drive-through		P	P	P

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Use	Traditional Residential Infill Overlay <sup>1,2</sup>	Town Center	Neighborhood Commercial Residential	Gateway Commercial
Bar or tavern		P	P	P
Bed-and-breakfast		P		P
Business or professional office		P	P	P
Bus shelter			P	<sup>3</sup>
Business service (e.g., copy centers, mailbox rental, etc.)				P
Club or fraternal organization		P		P
Convenience store, without fuel pumps				P
Day-care center				P
Demolition of structures on local historic resource inventory		C	C	
Doctor, dentist office		P	P	P
Drive-through window or facility		X	X	C
Farmer's market		P	P	<sup>3</sup>
Gallery and/or museum		P	P	<sup>3</sup>
Gasoline service and filling station		X	X	C
Health club and/or gym		P	P	<sup>3</sup>
Hotel			P	C
3-story mixed use	C			
Indoor entertainment theater (including motion picture and stage) sports-/theater-related				
Laundromat				P
Motel				C
Nursery and/or greenhouse				C
Outdoor dining		P	P	P
Parking garage		C	C	C
Pedestrian take-out window		P	P	
Personal service shop		P	P	P
Post office		P	P	P
Restaurant, excluding drive-through		P	P	P
Retail store		P	P	P
Self-service storage facility		X	X	
Shopping center				C
Street vendor		P	P	<sup>3</sup>
Studio (e.g., for dance, music, fitness, art or photography)		P	P	P
Surface parking lot		P	P	<sup>3</sup>
Undertaking establishment and funeral home		C	C	<sup>3</sup>

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<b>Use</b>	<b>Traditional Residential Infill Overlay<sup>1,2</sup></b>	<b>Town Center</b>	<b>Neighborhood Commercial Residential</b>	<b>Gateway Commercial</b>
<b>Other Use</b>				
Municipal building, office, or use	P	P	P	P
Open space and low-intensity outdoor recreational use	P	P	P	P
School, religious institution and ancillary use			P	P
Rail facility				P

**NOTES:**

- <sup>1</sup> Permitted, conditional and prohibited uses in the Traditional Residential Infill Overlay District apply to all residential zoning districts (A, B, B-1, C, and C-1) unless otherwise noted.
- <sup>2</sup> While there are several residential uses permitted in the Traditional Residential Infill Overlay District, the use permitted on a particular lot is determined by the adjacent uses.
- <sup>3</sup> Uses permitted by right in Town Center and Neighborhood Commercial Residential are permitted in Gateway Commercial.