

ZONING

27 Attachment 5

Borough of Doylestown

Table of Use Regulations

(To be used in conjunction with detailed descriptions in § 406, Use Regulations)

[Amended by Ord. 2015-12, 8/17/2015; by Ord. 2016-2, 2/22/2016; Ord. 2016-7, 11/21/2016; by Ord. 2018-5, 5/21/2018; by Ord. No. 2024-5, 7/15/2024]

R1	R2	R2A	R3	CR	CR-H	O	RC	RC-1	CC	FC	CI	PI	TND-1	TND-2	
P	P	P	P	P	P	P	N	N	N	N	N	N	P	P	(1).....Single-Family Detached Dwelling
N	N	N	P	P	P	N	N	N	N	N	N	N	N	N	(2).....Single-Family Semidetached Dwelling
N	N	N	P	N	P	N	N	N	N	N	N	N	N	N	(3).....Single-Family Attached Dwelling
N	N	N	P	P	P	N	N	N	N	N	N	N	N	N	(4).....Two-Family Duplex Dwelling
N	N	N	N	N	N	N	N	N	N	N	N	N	P	N	(4.1)...Traditional Neighborhood Development
N	N	N	N	N	N	N	N	N	N	N	N	N	P	P	(4.2)...Traditional Neighborhood Development-2
															(5).....Intentionally Omitted
S	S	S	S	N	N	N	N	N	N	N	N	N	N	N	(6).....Cluster Development
N	N	N	S	N	P	N	N	N	N	N	N	N	N	N	(6.1)...Mobile Home Park
N	N	N	S	N	S	N	S	S	S	S	N	N	N	N	(7).....Multifamily, Low-Rise
N	N	N	N	N	S	N	N	N	N	N	N	N	N	N	(8).....Multifamily, High-Rise
N	N	N	N	N	S	N	N	N	N	N	N	N	N	N	(9).....Professional Life-Care Center
N	N	N	N	N	N	N	N	N	S	N	N	N	N	N	(9.1)...Group Home
N	N	N	N	N	P	N	N	N	P	P	N	N	N	N	(10).....Rooming House
N	N	N	P	N	P	P	N	N	P	P	N	N	N	N	(11).....Dwelling in Combination
P	P	P	P	N	P	P	N	N	N	N	N	N	N	N	(12).....Religious Use
P	P	P	P	N	P	P	N	N	N	N	N	N	N	N	(13).....School
N	P	P	P	S	P	P	P	P	P	P	N	N	N	N	(14).....Cultural Facility
N	N	N	P	S	P	P	P	P	P	P	N	N	N	N	(15).....Auditorium, Community Center, etc.
N	N	N	S	N	S	S	N	N	N	N	N	N	N	N	(16).....Day Nursery, Nursery School, etc.
P	P	P	P	N	P	P	P	P	P	P	P	P	N	N	(17).....Recreational Facility, Governmental
N	N	N	S	N	S	S	P	P	P	P	S	S	N	N	(18).....Recreational Facility, Nongovernmental
N	N	N	S	N	S	S	P	P	P	P	N	N	N	N	(19).....Private Club or Lodge
N	S	S	S	N	S	N	N	N	N	S	N	N	N	N	(20).....Nursing Home
S	S	S	S	N	N	N	N	N	N	N	N	N	N	N	(21).....Hospital
N	N	N	S	N	S	S	N	N	N	N	N	N	N	N	(22).....Medical Center
N	N	N	S	N	S	P	P	P	P	P	N	N	N	N	(23).....Professional Service
N	N	N	S	N	S	P	P	P	P	P	N	N	N	N	(24).....Business Service, Nongovernmental

DOYLESTOWN CODE

<u>R1</u>	<u>R2</u>	<u>R2A</u>	<u>R3</u>	<u>CR</u>	<u>CR-H</u>	<u>O</u>	<u>RC</u>	<u>RC-1</u>	<u>CC</u>	<u>FC</u>	<u>CI</u>	<u>PI</u>	<u>TND-1</u>	<u>TND-2</u>	
N	N	N	P	N	P	P	P	P	P	P	S	S	N	N	(25).....Business Service, Governmental
N	N	N	N	N	N	P	N	N	N	N	N	N	N	N	(25.1) Integrated Judicial Center
N	N	N	S	N	S	P	P	P	P	P	N	N	N	N	(26).....Health Service
N	N	N	N	N	N	N	N	N	N	S	S	S	N	N	(27).....Veterinary Office
N	N	N	N	N	N	N	P	P	P	P	N	N	N	N	(28).....Trade, Professional, Music, Dancing School
N	N	N	N	N	N	N	P	P	P	P	N	N	N	N	(29).....Retail Shop
N	N	N	N	N	N	N	S	N	N	N	N	N	N	N	(29.1) Adult Commercial Facility
N	N	N	N	N	N	N	N	N	N	N	S	S	N	N	(29.2) Permanent Facilities for Sale of Consumer Fireworks
N	N	N	N	N	N	N	P	N	N	N	N	N	N	N	(29.3) Temporary Facilities for Sale of Consumer Fireworks (accessory to existing commercial use only)
N	N	N	N	N	N	N	N	N	N	P	P	N	N	N	(30).....Bulk Commercial
N	N	N	N	N	N	N	P	P	P	P	N	N	N	N	(31).....Personal Service
N	N	N	S	N	S	N	P	P	P	P	N	N	N	N	(32).....Repair Service
N	N	N	N	N	S	N	P	P	P	P	N	N	N	N	(33).....Eating Place, Sit-Down
N	N	N	N	N	S	N	P	P	P	P	N	N	N	N	(33.1) Tavern
N	N	N	N	N	N	N	N	N	N	N	S	N	N	N	(33.2) Unlicensed Liquor Establishment
N	N	N	N	N	N	N	P	P	N	P	N	N	N	N	(34).....Eating Place, Drive-In/Take-Out
N	N	N	S	N	S	S	N	N	N	P	N	N	N	N	(35).....Mortuary or Funeral Home
N	N	N	N	N	N	N	P	P	S	S	N	N	N	N	(36).....Public Entertainment Facility
N	N	N	N	N	N	N	P	N	N	N	N	N	N	N	(37).....Video Game Room/Pinball Arcade
N	N	N	N	N	N	N	P	P	P	P	N	N	N	N	(38).....Motel, Hotel, Tourist Home
N	N	N	S	N	S	S	S	S	S	S	S	S	N	N	(39).....Parking Area or Garage
N	N	N	N	N	N	P	P	P	P	P	P	P	P	N	(39.1)..Valet Parking Lot
N	N	N	N	N	N	N	N	N	N	S	N	N	N	N	(40).....Gasoline Service Station
N	N	N	N	N	N	N	N	N	N	S	N	N	N	N	(41).....Self-Service Gasoline Pumps
N	N	N	N	N	N	N	N	N	N	N	P	P	N	N	(42).....Repair Garage
N	N	N	N	N	N	N	P	P	N	P	N	N	N	N	(43).....Sale of Auto Parts, Tires, Batteries
N	N	N	S	N	N	N	N	N	P	P	N	N	N	N	(44).....Bus or Taxi Terminal
N	N	N	S	N	N	N	N	N	N	P	P	P	N	N	(45).....School Bus Yard
N	N	N	N	N	N	N	N	N	N	P	P	P	N	N	(46).....Truck Terminal
N	N	N	N	N	P	N	N	N	P	P	N	N	N	N	(47).....Railroad Station, Service
N	N	N	S	N	N	S	S	S	S	S	S	S	N	N	(48).....Helistop
N	N	N	N	N	P	P	N	N	P	N	P	P	N	N	(49).....Communication Facility
N	P	N	N	N	P	P	N	N	P	N	N	P	N	N	(49.1) Municipal Designated Wireless Telecommunications Facility
N	N	N	S	N	N	N	N	N	N	N	S	N	N	N	(49.2) Tower-Based Wireless Communications Facility

ZONING

<u>R1</u>	<u>R2</u>	<u>R2A</u>	<u>R3</u>	<u>CR</u>	<u>CR-H</u>	<u>O</u>	<u>RC</u>	<u>RC-1</u>	<u>CC</u>	<u>FC</u>	<u>CI</u>	<u>PI</u>	<u>TND-1</u>	<u>TND-2</u>	
P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	(49.3) Non-Tower Wireless Communications Facility
S	S	S	S	N	S	S	S	S	S	S	S	S	N	N	(50).....Supply Utility
N	N	N	N	N	N	N	N	N	N	S	S	S	N	N	(51).....Petroleum and Gas Substation
P	P	P	P	N	P	P	P	P	P	P	P	P	N	N	(52).....Municipal Facility
S	S	S	P	N	P	P	P	P	P	P	P	P	N	N	(53).....Emergency Facility
P	P	P	P	N	P	P	P	P	P	P	P	P	N	N	(54).....Fire Signal
N	N	N	N	N	N	N	P	P	S	S	S	S	N	N	(55).....Wholesale and Storage
N	N	N	N	N	N	N	N	N	N	N	S	S	N	N	(56).....Warehousing
N	N	N	N	N	N	N	N	N	N	N	P	P	N	N	(57).....Manufacturing
N	N	N	N	N	N	N	N	N	N	N	P	P	N	N	(58).....Laboratory and Research
N	N	N	N	N	N	N	N	N	N	S	P	P	N	N	(59).....Contractor's Office and Storage
S	S	S	S	S	S	P	P	P	P	P	P	N	P	P	(60).....Home Occupation
P	P	P	P	P	P	N	N	N	N	N	N	N	N	P	(60.1) No-Impact Home-Based Business
P	P	P	P	P	P	P	P	P	P	P	P	N	N	N	(61).....Residential Accessory
P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	(62).....Temporary Structure or Use
N	N	N	N	N	N	N	P	P	P	P	P	P	N	N	(63).....Accessory Building
N	N	N	N	N	N	N	N	N	P	P	P	P	N	N	(64).....Outside Storage
N	N	N	N	N	N	N	P	P	P	P	N	N	N	N	(65).....Outside Display
P	P	P	P	P	P	P	P	P	P	P	P	P	N	N	(66).....Travel Trailer Storage