

Chapter 28

Glossary

28.010 - Purpose

The chapter establishes the definitions of terms and phrases that are technical or specialized or that may not reflect common usage. If a word is not defined in this chapter, or in another chapter of this Ordinance, the Director shall determine the correct definition.

28.020 – Definitions of Specialized Terms and Phrases

As used in this Ordinance, the following terms shall have the meaning ascribed to them in this Section, unless the context in which they are used clearly requires otherwise.

A. Definitions, "A."

Abut. Adjoin or border on.

Adult oriented business. As defined in Chapter 10.

Adult Day Program. Any community-based facility or program that provides care to persons 18 years of age or older in need of personal services, supervision, or assistance essential for sustaining the activities of daily living or for the protection of these individuals on less than a 24-hour basis.

Alcoholic Beverage Establishment. A commercial and non-commercial establishment wherein alcoholic beverages are sold, served, or given away for consumption on the premises, excluding full-service restaurants. Typical alcoholic beverage establishments include but are not limited to the following recognized types of establishments: bars, cocktail lounges, ballrooms, dance bars, piano bars, billiard or game parlors, bowling alleys and nightclubs.

Alley. A public or private way which affords only secondary access to abutting property.

Arborist. 1) A person currently certified by the Western Article of the International Society of Arboriculture as an expert on the care of trees; 2) a consulting arborist who satisfies the requirements of the American Society of Consulting Arborists; or 3) other qualified professionals who the Director determines have gained through experience the qualifications to identify, remove, or replace trees.

Artisan Shop. A retail store selling art glass, ceramics, jewelry, and other handcrafted items, where the facility includes an area for the crafting of the items being sold.

Artisan/Craft Product Manufacturing. Establishments manufacturing and/or assembling small products primarily by hand, including but not limited to jewelry, pottery, ceramics, small glass and metal art, and craft products. May also include small scale artisanal food and beverage product manufacturing.

Automated Teller Machine (ATM). Computerized, self-service machines used by banking customers for financial transactions, including deposits, withdrawals and fund transfers, without face-to-face contact with financial institution personnel. The machines may be located at or within banks, or in other locations.

Auto Parts Sales. Stores that sell new automobile parts and accessories. Establishments that provide installation services are instead included under "Vehicle Services - Repair and Maintenance - Minor." Does not include tire recapping establishments, which are found under "Vehicle Services" or businesses dealing exclusively in used parts, which are included under "Recycling - Scrap and Dismantling Yards."

Auto and Vehicle Sales and Rental. A retail or wholesale establishment selling and/or renting automobiles, trucks and vans, trailers and motorcycles (bicycle sales are included under "General Retail"). May also include repair shops and the sales of parts and accessories, incidental to vehicle dealerships. Does not include: the sale of auto parts/accessories separate from a vehicle dealership (see "Auto Parts Sales"); mobile home, recreational vehicle, or watercraft sales (see "Mobile Home, RV and Boat Sales"); tire recapping establishments (see "Vehicle Services"); businesses dealing exclusively in used parts, (see "Recycling - Scrap and Dismantling Yards"); or "Gas Stations," which are separately defined.

B. Definitions, "B."

Bank, Financial Services. Financial institutions including:

banks and trust companies	other investment companies
credit agencies	securities/commodity contract brokers and dealers
holding (but not primarily operating) companies	security and commodity exchanges
lending and thrift institutions	vehicle finance (equity) leasing agencies

See also, "Automated Teller Machine."

Bar/Tavern. A business where alcoholic beverages are sold for on-site consumption, which are not part of a larger restaurant. Includes bars, taverns, pubs, and similar establishments where any food service is subordinate to the sale of alcoholic beverages. May also include beer brewing as part of a microbrewery. Does not include adult oriented businesses (also see "Night Club").

Bed and Breakfast Inn (B&B). A residential structure with one household in permanent residence, with three or more bedrooms furnished for compensation for overnight lodging, where meals may be provided subject to applicable Health Department regulations. Does not include room rental, which is separately defined (see "Rooming, Lodging, Boarding House, or Short-Term Vacation Rental").

Bedroom. Any space in the conditioned area of a dwelling unit or accessory structure located along an exterior wall, but not including the following: hall; bathroom; kitchen; living room, dining room, family room, laundry room, closet/dressing room opening off of a bedroom. If a home office, library or similar room is proposed, it may be exempted from being considered a bedroom if there is no closet and at least one of the following is present: a) a minimum 4 foot opening, without doors, into another room; or b) a half wall (4 foot maximum height) between the room and another room. A detached building which contains only a half bath will not routinely be considered as having a bedroom unless it is specifically identified and permitted as a guest house.

Block. The properties abutting on one side of a street and lying between the two nearest intersecting or intercepting streets, or nearest intersecting or intercepting street and railroad right-of-way, unsubdivided land, or watercourse.

Building. See "structure"

Building Height. Measured as the vertical distance between the average finish grade and the midpoint between the eaves and ridge of a gambrel, hip or gable roof, or the highest point of a flat or shed roof, or the ridge of the roofline of a mansard roof. When either of the following occurs, a dormer shall also be considered a roof for the purposes of determining building height:

- the width of the roof of the dormer exceeds 49% of the width of the roof of the building; or
- the width of the dormer measured from building wall to building wall exceeds 49% of the width of the building measured from building wall to building wall.

All building elevations are required to comply with the height limit for the zoning district in which the property is located.

Building and Landscape Materials Sales-Indoor. See "General Retail"

Building and Landscape Materials Sales-Outdoor. See "Storage-Yard, Outdoor"

Business Support Service. An establishment within a building that provides services to other businesses. Examples of these services include:

blueprinting	film processing and photo finishing (retail)
computer related services (rental, repair)	protective services
copying and quick printing services	security systems service

C. Definitions, "C."

Catering. A business that prepares and delivers food for consumption on the premises of a client. Does not include mobile food vendors.

Child Care Center. A child day care facility (other than a family day care home) as defined in Government Code Section 65915, subdivision (h), paragraph (4) and successor statutes including, but not limited to, infant centers, preschools, extended day care facilities and school age child care centers that provides non-medical care and supervision for minor children for periods of less than 24 hours and is licensed by the California State Department of Social Services. Excludes "Child Day Care," below.

Child Day Care. Facilities that provide care, protection and supervision of children, in the care giver's home, for periods of less than 24 hours per day, while the parents or authorized representatives are away. These facilities include the following, all of which are required to be licensed by the State of California Department of Social Services.

1. **Large Family.** A home that provides family child care for up to 12 children, or for up to 14 children. These capacities include children under age 10 who live in the licensee's home and the assistant provider's children under age 10. A large family day care home is required to comply with the requirements of Section 7.060.
2. **Small Family.** A home that provides family child care for up to six children, or for up to eight children. These capacities include children under age 10 who live in the licensee's home.

Combining District. Special regulations to be invoked where appropriate or necessary in addition to basic district regulations.

Commercial Recreation - Indoor. Establishments providing indoor amusement and entertainment services for a fee or admission charge, including:

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|----------------------------------|--|
| bowling alleys | electronic game arcades (video games, pinball, etc.) |
| coin-operated amusement arcades | ice skating and roller skating |
| dance halls, clubs and ballrooms | pool and billiard rooms as primary uses |

This use does not include adult oriented businesses, which are separately defined. Four or more electronic games or coin-operated amusements in any establishment, or a premises where 50 percent or more of the floor area is occupied by amusement devices, are considered an electronic game arcade as described above; three or fewer machines are not considered a land use separate from the primary use of the site.

Commercial Recreation - Outdoor. Facilities for various outdoor recreational activities, where a fee is charged for use. Examples include:

- | | |
|---------------------------|------------------------|
| amusement and theme parks | miniature golf courses |
| go-cart tracks | water slides |
| golf driving ranges | |

May also include commercial facilities customarily associated with the above outdoor commercial recreational uses, including bars and restaurants, video game arcades, etc.

Community Meeting Facility. A multi-purpose meeting and/or recreational facility typically consisting of one or more meeting or multi-purpose rooms, which may also include kitchen and/or outdoor cooking or eating facilities, that area available for use by various groups for such activities as meetings, parties, receptions, dances, etc. Community meeting facilities include community center and the following.

1. **Club, Lodge, Private Meeting Hall.** Permanent, headquarters-type and meeting facilities for organizations operating on a membership basis for the promotion of the interests of the members, including facilities for:

business associations	political organizations
civic, social and fraternal organizations	professional membership organizations
labor unions and similar organizations	other membership organizations

2. **Religious Facility.** A facility operated by a religious organization to provide a place for worship, or the promotion of religious activities. This use includes: churches, mosques, synagogues, temples, etc., and their accessory uses on the same site, such as living quarters for staff, fund-raising sales, bazaars, dinners, parties, or other outdoor events on the same site. Other uses defined in the Implementing Zoning Ordinance and identified in Tables 4.1 through 4.5, which may be maintained by religious organizations, such as full-time educational institutions, hospitals, or recreational camps, shall be permitted as set forth in Tables 4.1 through 4.5 of the Implementing Zoning Ordinance.

Conference/Convention Facility. One or more structures accommodating multiple assembly, meeting, and/or exhibit rooms, and related support facilities (e.g., kitchens, offices, etc.).

Coverage. The percent of the total site area covered by structures, open or enclosed, excluding uncovered steps, patios and terraces.

Crop Production, Horticulture, Orchard, Vineyard. Commercial agricultural production field and orchard uses, including the production of the following, primarily in the soil on the site and not in containers, other than for initial propagation prior to planting in the soil on the site:

flowers and seeds	ornamental crops
tree nuts	field crops
trees and sod	melons
vegetables	grains
wine and table grapes	fruits

Also includes associated crop preparation services and harvesting activities: mechanical soil preparation; irrigation system construction; spraying. May also include the sale of products grown on site. Does not include greenhouses which are instead defined under "Plant Nursery" or containerized crop production, which is instead defined under "Plant Nursery."

D. Definitions, "D."

Demolition. The removal of 50% or more of the exterior walls of a building or structure or the relocation of a building from one parcel of land to another or the raising of an existing structure beyond what is required for a new foundation. The initial determination of demolition is made by the Community Development Director.

Development Project. Any project which would, if carried out, establish or permit to be established any new or changed use of any real property, building, structure or sign.

Driveway, Residential. A way that is typically paved and provides direct access from a public or private street to an individual dwelling unit or to the garage or parking area for the residential unit.

Dwelling, Accessory. An attached or detached residential dwelling unit that provides complete independent living facilities for one or more persons and is located on a lot with a proposed or existing primary residence. It shall include permanent provisions for living, sleeping, eating, cooking and sanitation on the same parcel as that on which the single or multifamily household dwelling is or will be situated and meeting the requirements of Section 7.030.

Dwelling, Attached. A building containing a single dwelling unit and having one or more walls in common with another such unit with each unit located on a separate lot.

Dwelling, Caretaker. A permanent residence that is secondary or accessory to the primary use of the property and used for housing a caretaker employed on the site of any non-residential use where needed for security purposes.

Dwelling, Detached. A building designed for and/or occupied exclusively by one household that has no walls in common with any other structure or dwelling unit.

Dwelling, Group. A group of two (2) or more detached dwellings located on one parcel of land in one (1) ownership and meeting the requirements of Section 7.040. No more than three (3) dwelling units shall be erected in a dwelling group. An accessory dwelling is not included as a dwelling for the purposes of a dwelling group.

Dwelling, Junior Accessory. A unit that is no more than 500 square feet in size and contained entirely within a single-family residence and meeting the requirements of Section 7.035. A junior accessory dwelling unit may include separate sanitation facilities, or may share sanitation facilities with the existing structure.

Dwelling, Multiple. A building designed or used exclusively as a residence including two or more separate dwelling units. This definition includes but is not limited to duplexes, triplexes, apartments, and condominiums under a common ownership.

Dwelling, Single Household. A freestanding building designed for and/or occupied by one household.

Dwelling, Unit. A room or group of internally connected rooms that have sleeping, cooking, eating, and sanitation facilities, but not more than one kitchen, which constitute an independent housekeeping unit, occupied by or intended for one household on a long-term basis.

E. Definitions, "E."

Electric Vehicle Supply Equipment. The hardware, including connectors, fixtures, devices, and other components required to charge an electric vehicle.

Emergency Shelter. Emergency shelter means housing with minimal supportive services for homeless persons that is limited to occupancy of six months or less by a homeless person.

F. Definitions, "F."

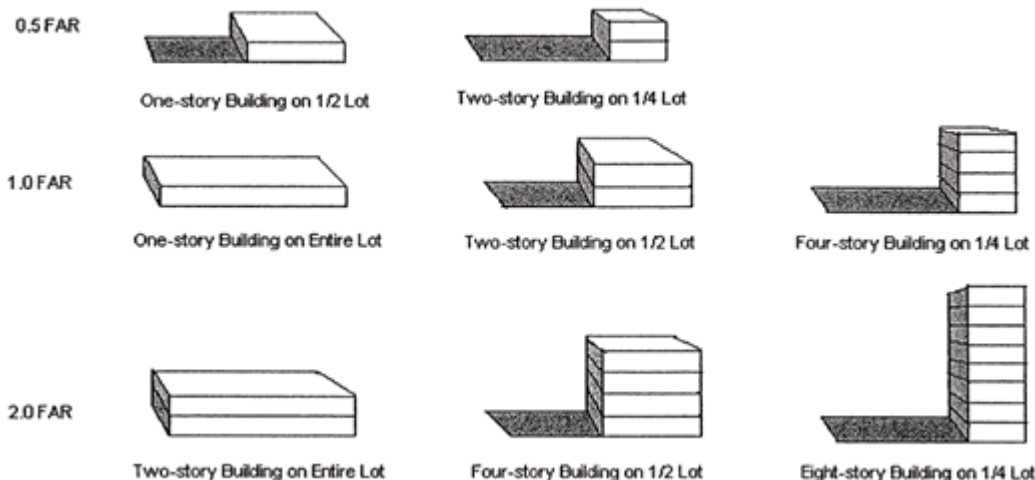
Farm Animal Keeping. Raising of livestock and poultry, dairying, or animal husbandry.

Fence. A device or portion thereof designed to separate or screen property areas and not to carry super-imposed load.

Fitness/ Health Facility. A fitness center, gymnasium, health and athletic club, which may include any of the following: sauna, spa or hot tub facilities; indoor tennis, handball, racquetball, archery and shooting ranges and other indoor sports activities. Does not include adult entertainment businesses.

Floor area, Gross. The entire area within the walls of a building, measured in a horizontal plane from the outside edge of exterior wall to exterior wall, in square feet.

Floor Area Ratio. The gross floor area of all buildings on a lot divided by the building site area (see exhibit below).



Fueling Station/Gas Station. A retail business selling gasoline and/or other motor vehicle fuels, and related products, derived from fossil fuels (e.g., petroleum, coal, natural gas). A gas station may also include a convenience store, vehicle services, and restaurant facilities.

Furniture/Fixtures Manufacturing, Cabinet Shop. Manufacturers producing: wood and metal household furniture and appliances; bedsprings and mattresses; all types of office furniture and public building furniture and partitions, shelving, lockers and store furniture; and miscellaneous drapery hardware, window blinds and shades. Includes furniture re-upholstering businesses, wood and cabinet shops, but not sawmills or planing mills, which are instead included under "Manufacturing - Heavy."

G. Definitions, "G."

Garage, or Carport. Parking space and shelter for automobiles or other vehicles, where the size of the parking space complies with the provisions of Section 11.070(l) (Parking Stall Size).

1. A garage is a completely enclosed attached or detached accessory structure with an operational door
2. A carport is an attached or detached accessory structure enclosed on no more than two sides.

A garage or carport complies with the requirements of this Zoning Code for "covered" parking spaces.

Garage Sale. A sale of articles belonging to one or more households, held for a period not to exceed three consecutive days, at a frequency not to exceed once every two months at any single location.

General Retail. Stores and shops selling many lines of merchandise. Examples of these stores and lines of merchandise include, but are not limited to:

antique stores	drug stores and pharmacies
art galleries, retail	furniture, furnishings, and appliances
artists' supplies	toys and games
jewelry	musical instruments, parts and accessories
auto parts sales	second hand stores
bicycles	specialty shops
books, magazines, and newspapers	sporting goods and equipment
building and landscape materials indoor	department stores
cameras and photographic supplies	wine shops
clothing, shoes, and accessories	convenience stores

Golf Course, Country Club. Golf courses, and accessory facilities and uses including: clubhouses with bar and restaurant, locker and shower facilities; driving ranges; "pro shops" for on-site sales of golfing equipment; and golf cart storage and sales facilities.

Grade, Finish. The ground surface immediately adjacent to the exterior base of a structure.

Grade, Natural or Existing. The contour of the ground surface before grading.

Groceries, Specialty Foods. A retail business where the majority of the floor area open to the public is occupied by food products packaged for preparation and consumption away from the store.

Guest House. A detached living quarters of permanent construction, without kitchen or cooking facilities, clearly subordinate and incidental to the main building on the same lot, and intended for use by occasional guests of the occupants of the main building.

H. Definitions, "H."

Home Occupation. A commercial activity conducted in a dwelling located in a Residential, Mixed Use, or Commercial zoning district, which is clearly incidental and secondary to the use of the dwelling for residential purposes and in accordance with the provisions of Section 7.050.

Hotel or Motel. A facility with guest rooms or suites, with or without kitchen facilities, rented to the general public for transient lodging. Hotels typically include a variety of services in addition to lodging; for example, restaurants, meeting facilities, personal services, etc. Also includes accessory guest facilities such as swimming pools, tennis courts, indoor athletic facilities, accessory retail uses, etc.

Household. A person or group of people who live together in a single dwelling unit, but not including the renting of rooms.

I. Definitions, "I."

No definitions beginning with "I"

J. Definitions, "J."

No definitions beginning with "J"

K. Definitions, "K."

Kennel, Animal Boarding. A commercial facility for the grooming, keeping, boarding or maintaining of four or more dogs (four months of age or older), or four dogs or cats for sale in pet shops or patients in animal hospitals. See also "Veterinary Clinic, Animal Hospital."

Kitchen. A room or space within a building used or intended to be used for cooking or preparation of food, which included any of the following: stove, oven, range top.

L. Definitions, "L."

Laboratory - Medical, Analytical, Testing. A facility for testing, analysis, and/or research. Examples of this use include medical labs, soils and materials testing labs, and forensic labs.

Laboratory – Cannabis. Testing laboratories that offer or perform testing of cannabis or cannabis products in accordance with Petaluma Municipal Code sections 10.15.020 and 10.15.040, and the current City of Petaluma Cannabis Permit Regulations.

Laundry, Dry Cleaning Plant. A service establishment engaged primarily in high volume laundry and garment services, including: carpet and upholstery cleaners; diaper services; dry cleaning and garment pressing; commercial laundries; linen supply. These facilities may include accessory customer pick-up facilities. These facilities do not include coin-operated laundries or dry cleaning pick-up stores without dry cleaning equipment; see "Personal Services."

Library, Museum, Art Gallery. A public or quasi-public facility, examples of which include: aquariums, arboretums, art galleries and exhibitions, botanical gardens, historic sites and exhibits, libraries, museums, planetariums, and zoos. May also include accessory retail uses such as a gift/book shop, restaurant, etc.

Lot or Parcel. A recorded lot or parcel of real property lawfully created as required by applicable Subdivision Map Act and City ordinance requirements, including this Zoning Ordinance. Types of lots include the following:

Corner Lot. A lot located at the intersection of two or more streets, where they intersect at an interior angle of not more than 135 degrees. If the intersection angle is more than 135 degrees, the lot is an interior lot.

Flag Lot. A lot having access from the building site to a public street by means of private right-of-way strip.

Interior Lot. A lot abutting only one street.

Reverse Corner Lot. A corner lot the side line of which is substantially a continuation of the front property line of the first lot to its rear.

Double Frontage Lot. An interior lot with frontage on two generally parallel streets.

Lot Area. Gross lot area is the total area included within the lot lines of a lot, exclusive of adjacent dedicated street rights of way. Net lot area is the gross area of the lot, exclusive of:

1. Easements for streets or driveways that are not for the exclusive use of the lot on which the easement is located;
2. The access strip required to serve a flag lot.

Lot, Depth. The average linear (or mean horizontal) distance between the front and rear lot line lines or between the front lot line and the intersection of the two side lot lines if there is no rear lot line.

Lot Frontage. The property line of a site abutting a street, other than the street side line of a corner lot.

Lot, Width. The horizontal distance between the side lot lines.

Lot Line or Property Line. Any recorded boundary of a lot. The types of lot lines are as follows:

Front Lot Line. On an interior lot, the property line separating the parcel from the street. The front line on a corner lot is the line with the shortest frontage. If the street fronting lot lines of a corner lot are equal in length, the front lot line shall be determined by the Director. On a double frontage lot, both lot lines are front lot lines and the lot is considered to have no rear lot line.

Interior Lot Line. Any lot line not abutting a street that is not a rear lot line.

Rear Lot Line. A property line that does not intersect the front lot line, which is most distant from and most closely parallel to the front lot line.

Side Lot Line. Any lot line that is not a front or a rear lot line.

Street Side Lot Line. On a corner lot, the lot line with the longest frontage.

M. Definitions, "M."

Maintenance/Repair Service - Client Site Services. Base facilities for various businesses that provide services on the premises of their clients. Includes gardening, janitorial, pest control, water and smoke damage recovery, and similar services; and maintenance/repair services for appliances, computers, electronics, elevators, equipment, HVAC, instrument, where the service is provided on the client site.

Maintenance/Repair Service - Equipment, Appliances. A business that provides repair and/or maintenance services for appliances, computers, electronics, and other types of non-vehicular related equipment that is brought to the facility by the client. These businesses do not operate on the same site as a retail establishment that sells the product being maintained or repaired. When these services operate from a retail establishment that sells the products being maintained or repaired, they are instead considered part of the retail use.

Manufactured/Mobile Home. A structure, transportable in one or more sections, which, in the traveling mode, is eight body feet or more in width, or 40 body feet or more in length, or, when erected on site, is 320 or more square feet, and which is built on a permanent chassis and designed to be used as a dwelling with or without a permanent foundation when connected to the required utilities, and includes the plumbing, heating, air conditioning, and electrical systems contained therein; except that such term shall include any structure which meets all the requirements of this paragraph except the size requirements and with respect to which the manufacturer voluntarily files a certification and complies with the standards established under this part. California Health and Safety Code Section 18007.

Manufacturing – Cannabis. Businesses that manufacture and sell topical or edible cannabis products using cannabis infusions, infusion processes, or cannabis concentrates only business to business (non-retail) in accordance with Petaluma Municipal Code section 10.15.040 and the current City of Petaluma Commercial Cannabis Permit Regulations. Excludes manufacturing of cannabis products involving volatile solvents, and repackaging cannabis or cannabis products or re-labeling cannabis or cannabis product containers.

Manufacturing/Processing - Light. A facility accommodating manufacturing processes and establishments engaged in the assembly, fabrication, and conversion of already processed raw materials into products, where the operational characteristics of the manufacturing processes and the materials used are unlikely to cause significant impacts on surrounding land uses or the community. Examples of light manufacturing uses include, but are not limited to, the following:

clothing and fabric product manufacturing
electronics, equipment, and appliance manufacturing
food and beverage product manufacturing

metal products fabrication, machine and welding shops
paper product manufacturing

Manufacturing/Processing - Medium Intensity. A facility accommodating manufacturing processes that involve and/or produce building materials, fabricated metal products, machinery, and/or transportation equipment, where the intensity and/or scale of operations is greater than those classified under "Manufacturing - Light," but where impacts on surrounding land uses or the community can typically be mitigated to acceptable levels. Examples of medium intensity manufacturing uses include, but are not limited to, the following:

lumber and wood product manufacturing
machinery manufacturing
motor vehicles and transportation equipment

stone and cut stone product manufacturing
structural clay and pottery product manufacturing

Manufacturing/Processing - Heavy Intensity. A facility accommodating processes that involve and/or produce basic metals, building materials, chemicals, fabricated metals, paper products, machinery, textiles, and/or transportation equipment where the intensity and/or scale of operations may cause significant impacts on surrounding land uses or the community.

Meals Assembly. A facility that provides a location for clients to assemble meals from ingredients and take them offsite for cooking and consumption. Meals may also be assembled onsite for clients to pickup at the facility. No eating facilities are provided.

Media Production. Facilities for motion picture, television, video, sound, computer, and other communications media production.

Medical Service - Health Care Facility. A facility, place, or building that is maintained and operated to provide medical care. Includes nursing homes, intermediate care facilities, medical clinics, and home health agencies, all of which are licensed by the California State Department of Health Services, and defined in Health and Safety Code Section 1200 et seq.

Medical Service - Minor. A facility other than a hospital where medical, dental, mental health, surgical, and/or other personal health care services are provided on an outpatient basis. Includes medical offices (for example offices for chiropractors, dentists, medical doctors, optometrists, prescription opticians, psychologists/psychiatrists, etc.), outpatient facilities which may include surgery, urgent care facilities, dental laboratories, and medical laboratories. May include massage therapy and acupuncture when not part of a personal service or spa establishment.

Medical Service - Major. Hospitals and similar facilities engaged primarily in providing diagnostic services, and extensive medical treatment, including surgical and other hospital services. These establishments have an organized medical staff, inpatient beds, and equipment and facilities to provide complete health care. May include on-site accessory clinics and laboratories, accessory retail uses and emergency heliports (see the separate definition of "Accessory Retail Uses").

Mobile Home, RV, and Boat Sales. Retail establishments selling both mobile home dwelling units, and/or various vehicles and watercraft for recreational uses. Includes the sales of boats, campers and camper shells, jet skis, mobile homes, motor homes, and travel trailers.

Mortuary, Funeral Home. Funeral homes and parlors, where deceased are prepared for burial or cremation, funeral services may be conducted.

N. Definitions, "N."

Night Club. A facility serving alcoholic beverages for on-site consumption, and providing entertainment, examples of which include live music and/or dancing, comedy, etc. (also see "Bar/Tavern").

O. Definitions, "O."

Office. This Code distinguishes between the following types of offices. These do not include medical offices (see "Medical Service - Minor").

1. **Accessory.** An office facility incidental and accessory to another business or sales activity that is the primary use. These are permitted accessory to any other use allowed in all zones established by this code.
2. **Government.** An administrative, clerical, or public contact and/or service office of a local, state, or federal government agency. Includes post offices, but not bulk mailing distribution centers, which are under "Truck or Freight Terminal."
4. **High Employee.** An office-type facility characterized by high employee concentration, and occupied by businesses engaged in information processing. Examples of these uses include, but are not limited to:

airline, lodging chain, and rental car company reservation centers
 consumer credit reporting
 data processing services
 health management organization (HMO) offices where no medical services are provided
 insurance claim processing
 mail order and electronic commerce transaction processing
 telemarketing

5. **Professional/Administrative.** An office-type facility occupied by businesses that provide direct professional services and/or is engaged in the production of intellectual property. Examples of these uses include, but are not limited to:

accounting, auditing and bookkeeping services	financial management and investment counseling
advertising agencies	single or small group psychologists/psychiatrists/counselors
attorneys	management and public relations services
commercial art and design services	media production services
construction contractors (office facilities only)	design services including architecture, engineering,
photographers and photography studios	landscape architecture, urban planning
court reporting services	educational, scientific and research organizations

One Foot Lambert. Equals brightness equivalent to one lumen per square foot reflected from a surface. One lumen per square foot is equal to a square foot illuminated evenly by one foot candle at any point.

Outdoor Advertising Structure. Any device which is used or designed so that it may be used to direct attention to a business, profession, commodity, service, or entertainment, conducted, sold, or offered elsewhere than upon the lot where such sign is located.

P. Definitions, "P."

Park. City owned land whose primary purpose is recreation, includes, but is not limited to, playfields and courts, swimming pools, recreational facilities, community gardens, playgrounds, trails, and nature preserves.

Parking Facility, Public or Commercial. Includes both day use and long-term public and commercial garages, parking lots and structures, except when accessory to a primary use. (All primary uses are considered to include any customer or public use off-street parking required by the Zoning Code). Also include "park and ride" lots. Does not include dismantling yards.

Performance Standards. Regulations for the control of "dangerous or objectionable elements" as defined in Article XX.

Personal Services. Establishments providing non-medical services to individuals as a primary use. Examples of these uses include:

barber and beauty shops	massage (licensed, therapeutic, non-sexual)
clothing rental	pet grooming with no boarding
dry cleaning pick-up stores with limited equipment	shoe repair shops
home electronics and small appliance repair	tailors
laundromats (self service laundries)	tanning salons
locksmiths	

These uses may also include accessory retail sales of products related to the services provided.

Personal Services - Restricted. Personal services that may tend to have a potentially offensive effect upon surrounding areas and which may need to be dispersed to minimize their adverse impacts. Examples of these uses include:

check cashing stores	soup kitchens
fortune tellers	spas and hot tubs for hourly rental
palm and card readers	tattoo and body piercing services
psychics	

Petroleum Product Storage and Distribution. A facility for the bulk storage and wholesale distribution of gasoline, diesel fuel, and/or other fuels and petroleum products.

Plant Nursery. A commercial agricultural establishment engaged in the production of ornamental plants and other nursery products, grown under cover either in containers or in the soil on the site, or outdoors in containers. The outdoor production of ornamental plants in the soil on the site is instead included under "Crop Production, Horticulture, Orchard, Vineyard." Also includes establishments engaged in the sale of these products (e.g., wholesale and retail nurseries) and commercial-scale greenhouses. The sale of house plants or other nursery products entirely within a building is also included under "General Retail."

Printing and Publishing. A small scale establishment engaged in printing by letterpress, lithography, gravure, screen, offset, or electrostatic (xerographic) copying; and other establishments serving the printing trade such as bookbinding, typesetting, engraving, photoengraving and electrotyping. This use also includes establishments that publish newspapers, books and periodicals; establishments manufacturing business forms and binding devices. "Quick printing" services are included in the definition of "Business Support Services."

Public Safety Facility. A facility operated by a public agency including fire stations, other fire prevention and fire fighting facilities, police and sheriff substations and headquarters, including interim incarceration facilities.

Q. Definitions, "Q."

No definitions beginning with "Q"

R. Definitions, "R."

Recreational Vehicle. A motor home, travel trailer, truck camper, or camping trailer, with or without motive power, designed for human habitation for recreational, emergency, or other occupancy, that meets all of the following criteria: (1) It contains less than 320 square feet of internal living room area, excluding built-in equipment, including, but not limited to, wardrobe, closets, cabinets, kitchen units or fixtures, and bath or toilet rooms. (2) It contains 400 square feet or less of gross area measured at maximum horizontal projections. (3) It is built on a single chassis. (4) It is either self-propelled, truck-mounted, or permanently towable on the highways without a permit. Also includes a "park trailer" as defined by California Health & Safety Code 18009.3. California Health & Safety Code, Section 18010.

Recycling Facility. This land use type includes a variety of facilities involved with the collection, sorting and processing of recyclable materials. Recyclable materials include reusable domestic containers and other materials which can be reconstituted, re-manufactured, or reused in an altered form, including glass, metals, paper and plastic. Recyclable material does not include refuse or hazardous materials.

Research and Development (R&D). A facility for scientific research, and the design, development and testing components in advance of product manufacturing, and the assembly of related products from parts produced off-site, where the manufacturing activity is secondary to the research and development activities.

Residential Facilities, Adult (ARF). Facilities of any capacity that provide 24-hour non-medical care for adults ages 18 through 59, who are unable to provide for their own daily needs. Adults may be physically handicapped, developmentally disabled, and/or mentally disabled.

Residential Care Facilities for the Chronically III (RCFCI). Facilities with a maximum licensed capacity of 25. Care and supervision is provided to adults who have Acquired Immune Deficiency Syndrome (AIDS) or the Human Immunodeficiency Virus (HIV).

Residential Care Facilities for the Elderly (RCFE). Provide care, supervision and assistance with activities of daily living, such as bathing and grooming. They may also provide incidental medical services under special care plans.

The facilities provide services to persons 60 years of age and over and persons under 60 with compatible needs. RCFEs may also be known as assisted living facilities, retirement homes and board and care homes. The facilities can range in size from six beds or less to over 100 beds. The residents in these facilities require varying levels of personal care and protective supervision. Because of the wide range of services offered by RCFEs, consumers should look closely at the programs of each facility to see if the services will meet their needs.

Restaurant, Café, Coffee Shop. A retail business selling ready-to-eat food and/or beverages for on- or off-premise consumption. These include eating establishments where customers are served from an ordering counter for either on- or off-premise consumption ("counter service"); establishments where customers are served food at their tables for on-premise consumption ("table service"), which may also provide food for take-out; and exclusively pedestrian-oriented facilities that serve from a walk-up ordering counter. This use does not include a mobile food vendor.

Retail Sale and Deliver – Cannabis. Businesses that sell cannabis and cannabis products using a delivery-only method at a maximum of two different locations in the City, with no sale of cannabis or cannabis products to customers, primary care givers or qualified patients permitted at the business location at any time and no signage at the business location or on the delivery vehicles indicating the presence of cannabis or cannabis products or that the seller sells cannabis or cannabis products in accordance with Petaluma Municipal Code sections 10.15.040 and 10.15.060, and the current City of Petaluma Commercial Cannabis Permit Regulations.

Retaining Wall. Any wall erected to hold back or support a bank of earth.

Rooming or Boarding, Accessory. A portion of a dwelling where lodging and boarding are provided for no more than 3 persons for a period of 30 days or longer.

Rooming, Lodging or Boarding House. A dwelling or part of a dwelling where lodging is furnished for compensation to three or more persons living independently from each other for a period of 30 days or longer. Meals may also be included.

S. Definitions, "S."

School. A private academic educational institution, including:

boarding school	high school
community college, college, or university	military academy
elementary, middle and junior high schools	

School – Specialized Education and Training. A private academic educational institution, providing specialized education/training. Examples include the following:

art school	establishments providing courses by mail
ballet and other dance school	language school
business, secretarial and vocational	music school
computers and electronics school	professional school (law, medicine, etc.)
drama school	seminaries/religious ministry training facility
driver education school	

Also includes facilities, institutions and conference centers that offer specialized programs in personal growth and development, such as fitness, environmental awareness, arts, communications, and management. Does not include pre-schools and child day care facilities (see "Child Day Care Facilities"). See also the definition of "Studios - Art, Dance, Martial Arts, Music, etc." for smaller-scale facilities offering specialized instruction.

Scrap and Dismantling Yard. Outdoor establishments primarily engaged in assembling, breaking up, sorting, and the temporary storage and distribution of recyclable or reusable scrap and waste materials, including auto wreckers engaged in dismantling automobiles for scrap, and the incidental wholesale or retail sales of parts from those vehicles. Includes light and heavy processing facilities for recycling (see the definitions above). Does not include: places where these activities are conducted entirely within buildings; secondhand stores; the sale of operative used cars; or landfills or other waste disposal sites.

Short-Term Vacation Rental. A dwelling, part of a dwelling, or dwelling as an accessory or secondary unit furnished for compensation for a period of less than 30 days. Meals may also be included. Does not include room rental for 30 days or more, which is separately defined (see "Rooming, Lodging, or Boarding House").

Setback. The required distance by which a structure, parking area, or other development feature must be separated from a property line, other structure, development feature (e.g. back of sidewalk, or curb) or street center line.

Setback, Front. The required area extending across the full width of a site measured from the front property line, street plan line, or access easement to the primary structure. The depth of the front setback is measured as the minimum horizontal distance between the front property line, street plan line, or access easement and a line parallel thereto with the required minimum distance determined by the development standards for the applicable zoning district.

Setback, Rear. The required area extending across the full width of a site measured from the rear lot line and a structure. The depth of a rear setback is measured as the minimum horizontal distance between the rear property line and a line parallel thereto with the required minimum distance determined by the development standards for the applicable zoning district.

Setback, Side. The required area extending from the front property line, street plan line, or access easement to the rear property line. The width of a side setback is the minimum horizontal distance between an interior side property line and a line parallel thereto with the required minimum distance determined by the development standards for the applicable zoning district.

Setback, Street Side. The required area extending from the front property line, street plan line, or access easement to the rear property line. The width of a street side setback is the minimum horizontal distance between the street side property line and a line parallel thereto with the required minimum distance determined by the development standards for the applicable zoning district for a corner or reverse corner lot.

Sports and Entertainment Assembly Facility. A large-scale indoor or outdoor facility accommodating spectator-oriented sports, concerts, and other entertainment activities. Examples of this land use include amphitheaters, race tracks, stadiums and coliseums. May also include commercial facilities customarily associated with the above uses, including bars and restaurants, gift shops, video game arcades, etc.

Storage- Warehouse, Indoor Storage. Facilities for the storage of commercial goods of any nature. Includes cold storage. Does not include storage or mini-storage facilities offered for rent or lease to the general public. (see also "Wholesaling and Distribution" and "Truck or Freight Terminal").

Storage- Outdoor Storage Yard. The open storage of various materials outside of a structure other than fencing, either as an accessory or principal use.

Street. A public or private right-of-way which provides a public means of access to abutting property. The term "street" shall include avenue, drive, circle, road, parkway, boulevard, highway, thoroughfare, or any other similar term, but not alley. The term shall include the total width of the dedicated right-of-way.

Structure. Anything constructed or erected which requires location on the ground or which is attached to something having location on the ground, excluding vehicles designed and used only for the transportation of people or goods, a swimming pool or spa, a fence, or a wall used as a fence.

Structure, Accessory. A building or structure normally subordinate, and the use of which is incidental, to the primary use of the site.

Structure, Accessory Detached. An accessory building or structure with a minimum separation from a primary structure or building of at least three feet. For purposes of measurement, roof eaves and overhangs, bays, balconies, and other projections shall be considered points of reference. For the purposes of this code, any structure not meeting the separation requirement is considered attached to the primary structure and is subject to the development standards for the primary structure.

Studio - Art, Dance, Martial Arts, Music, etc. Small scale facilities, typically accommodating one group of students at a time, in no more than one instructional space. Larger facilities are included under the definition of "Schools - Specialized education and training." Examples of these facilities include: individual and group instruction and training in the arts; production rehearsal; photography, and the processing of photographs produced only by users of the studio facilities; martial arts training studios; gymnastics, yoga and similar instruction; and aerobics and gymnastics studios with no other fitness facilities or equipment.

Supportive Housing. Housing with no limit on length of stay, that is occupied by the Target Population, and that is linked to an onsite or offsite service that assists the supportive housing resident in retaining the housing, improving his or her health status, and maximizing his or her ability to live and, when possible, work in the community. Supportive housing is a residential use subject only to those restrictions that apply to other residential uses of the same type in the same zone.

Swimming Pool. A pool, pond, land, or open tank intended for swimming or recreational bathing that contains water over 18 inches deep. "Swimming pool" includes in-ground and above ground pools, hot tubs and spas and portable spas and non-portable wading pools.

T. Definitions, "T."

Target Population. Persons with low incomes who have one or more disabilities, including mental illness, HIV or AIDS, substance abuse, or other chronic health condition, or individuals eligible for services provided pursuant to the Lanterman Developmental Disabilities Services Act (Division 4.5 (commencing with Section 4500) of the Welfare and Institutions Code) and may include,

among other populations, adults, emancipated minors, families with children, elderly persons, young adults aging out of the foster care system, individuals exiting from institutional settings, veterans, and homeless people.

Telecommunication Facility. A facility that transmits and/or receives electromagnetic signals. It includes antennas, microwave dishes, horns, and other types of equipment for the transmission or receipt of such signals, telecommunication towers or similar structures supporting said equipment, equipment buildings, parking area, and other accessory development. Telecommunications facilities are further classified by type (i.e., exempt, mini, minor and major) in Chapter 14.44 of the Petaluma Municipal Code. (Ord. 2039 N.C.S., 11/96)

Theater, cinema or performing arts. An indoor facility for public assembly and group entertainment, other than sporting events. Examples of these facilities include:

- civic theaters, and facilities for "live" theater and concerts
- movie theaters
- similar public assembly facilities

See also "Sports and Entertainment Assembly."

Theater, Movie. See Ordinance 2158 prohibiting movies outside of Theater Combining District until 8/4/23

Transitional Housing. Buildings configured as rental housing developments, but operated under program requirements that require the termination of assistance and recirculating of the assisted unit to another eligible program recipient at a predetermined future point in time that shall be no less than six months from the beginning of the assistance. Transitional housing is a residential use subject to only those restrictions that apply to other residential uses of the same type in the same zone.

U. Definitions, "U."

Utility Facility. A permanent structure or facility serving as a junction point for transferring a utility services product from transmission lines to local distribution and service lines, whether for electricity, natural gas, or domestic water supply. These uses include any of the following facilities that are not exempted from land use permit requirements by Government Code Section 53091:

corporation and maintenance yards	public water system wells, treatment plants and storage
electrical substations and switching stations	wastewater treatment plants, settling ponds, and disposal
natural gas regulating and distribution facilities	fields

These uses do not include office or customer service centers, which are classified in "Offices"; or transmission, switching, distribution, or service facilities for telephone or other telecommunications services, which are instead classified in "Telecommunications Facilities."

Usable Open Space. Includes the aggregate area of side and rear yards, patios, and balconies and decks having a depth of not less than three (3) feet and area not less than 30 square feet, on a building site or building, which is available and accessible to the occupants of the building or building site for purposes of active and/or passive outdoor recreation. This area is exclusive of driveways, areas for off-street parking and services, and ground level areas with a width of less than five (5) feet or maximum dimension of under ten (10) feet. At least seventy-five (75%) percent of the usable open space shall have a slope of ten (10%) percent or less.

Use, Accessory. A use customarily incidental to, related and clearly subordinate to a primary use on the same parcel, which does not alter the primary use nor serve property other than the parcel where the primary use is located. See also "Primary Use."

Use, Conditional. A use of a site for which application for and approval of a Conditional Use Permit is required.

Use, Permitted. For the purpose of this ordinance, a permitted use in any district shall include any use listed as a *Permitted Principal Use* or *Accessory Use*.

Use, Primary. The main purpose for which a site is developed or occupied, including the activities that are conducted on the site a majority of the hours during which the activities occur.

Use, Temporary. A use of land that is designed operated and occupies a site for a limited period of time, typically less than 12 consecutive months.

V. Definitions, "V."

Vehicle Services. The repair, servicing, alteration, restoration, towing, painting, cleaning, or finishing of automobiles, trucks, recreational vehicles, boats and other vehicles as a primary use, including the incidental wholesale and retail sale of vehicle parts as an accessory use. This use includes the following categories.

1. **Major Repair/Body Work.** These establishments include towing, collision repair, other body work, and painting services; tire recapping.
2. **Minor Maintenance/Repair.** Minor facilities providing limited repair and maintenance services. Examples include: attended and self-service car washes; car stereo and alarm installers; detailing services; muffler and radiator shops; quick-lube services; tire and battery sales and installation (not including recapping).

Does not include automobile parking (see "Parking Facilities"), repair shops that are part of a vehicle dealership on the same site (see "Auto and Vehicle Sales and Rental," and "Mobile Home, RV, and Boat Sales and Rental"); gas stations, which are separately defined; or dismantling yards, which are included under "Recycling - Scrap and Dismantling Yards."

Vehicle Storage. A service facility for the long-term storage of operative cars, trucks, buses, recreational vehicles, and other motor vehicles, for clients. Does not include dismantling yards (classified in "Recycling - Scrap and Dismantling Yards").

Veterinary Clinic, Animal Hospital. Office and indoor medical treatment facilities used by veterinarians, including large and small animal veterinary clinics, and animal hospitals.

Vision Triangle. The triangular area formed by the intersection of the extension of the curb lines and a line connecting them at points thirty-five (35) feet from the intersection of the extended curb lines.

W. Definitions, "W."

Wholesaling and Distribution. Establishments engaged in selling merchandise to retailers; to contractors, industrial, commercial, institutional, farm, or professional business users; to other wholesalers; or acting as agents or brokers in buying merchandise for or selling merchandise to such persons or companies. May also include distribution of products direct to customers from online sales. Examples of these include, but are not limited to:

agents, merchandise or commodity brokers, and commission merchants
assemblers, buyers and associations engaged in the cooperative marketing of farm products
merchant wholesalers
stores primarily selling electrical, plumbing, heating and air conditioning supplies and equipment
ecommerce facilities

X. Definitions, "X."

No definitions beginning with "X"

Y. Definitions, "Y."

Yard. An open space on the same site as a structure, unoccupied and unobstructed from the ground upward.

Z. Definitions, "Z."

Zero Emission Vehicle. A zero emission vehicle is any type of vehicle that has no tailpipe emissions. Vehicles run on electric motors and are powered by electricity delivered from batteries or hydrogen and fuel cells. In contrast to conventional internal combustion vehicles, zero emission vehicles prevent air pollution, lower greenhouse gas emissions, and help integrate renewable energy into the transportation sector. There are two kinds of zero emission vehicles: plug-in electric vehicles and hydrogen fuel cell electric vehicles.

Zero Emission Vehicles (Battery Charging Station). One or more electric vehicle charging spaces served by an electric vehicle charger or other charging equipment. This includes any level of electric vehicle supply equipment station that is designed and built in compliance with Article 625 of the California Electrical Code and delivers electricity from a source outside an electric vehicle into a plug-in electric vehicle.

Zero Emission Vehicles (Hydrogen Fuel Cell Station). One or more hydrogen fuel cell filling spaces served by equipment that stores, conveys, and dispenses hydrogen to zero emission vehicles.

Zoning. The act of regulating the use of land and the size of and location of buildings on the land, such regulations are designed to assure the health, safety and general welfare of a community.

Zoning District. Any of the residential, commercial, public, or overlay districts established by Article XX of this Zoning Code (Zoning Districts, Allowable Land Uses and Permit Requirements), within which certain land uses are allowed or prohibited, and certain site planning and development standards are established (e.g., setbacks, height limits, site coverage requirements, etc.).

Zoning Map. The Zoning Map or Maps of the City of Petaluma, California together with all amendments subsequently adopted.