

TABLE OF USES PERMITTED - CITY OF HAMPTON ZONING ORDINANCE

Permission Key: P = permitted by-right | UP = use permit | PC = planning commission action | SX = special exception | ZA = zoning administrator permit | blank = not permitted | * = see additional standards column for reference

USES	Special Zoning Districts																										*Additional standards on uses		
	Langley Flight Approach						Residential Transition	Buckroe Bayfront					Hampton Roads Center			Langley Business Park	Downtown			Phoebus			Fort Monroe					Parks	
	LFA-1	LFA-2	LFA-3	LFA-4	LFA-5	LFA-6	RT-1	BB-1	BB-2	BB-3	BB-4	BB-5	HRC-1	HRC-2	HRC-3	LBP	DT-1	DT-2	DT-3	PH-1	PH-2	PH-3	FM-1	FM-2	FM-3	FM-4		PO-1	PO-2
RESIDENTIAL - 1, 2 & MULTIFAMILY																													
1-family detached dwelling					P		P*	P	P	P													P	P	UP				
2-family dwelling (on one lot)								P	P	P							P	P					P	P	UP				
duplex dwelling (on two fee-simple lots)							P*	P	P	P							P	P					P	P	UP				
multifamily dwelling							P		P	P	P	P					P	P	P	P	P	P		P	UP				
townhouse (on a fee-simple lot)							P										P	P	P	P	P	P		P	UP				
manufactured home																													
manufactured/mobile home park							UP*																						
manufactured/mobile home subdivision							UP*																						
upper-floor dwelling unit (one unit over commercial)																	P*	P*		P	P	P							
dwelling unit for resident caretaker/watchman home occupation	P*	P*		P*		P*	P*	P*	P*	P*	P*	P*			P*														
GROUP LIVING																													
boarding/rooming house							P												P										
detention facility																													
group home 1					P		P	P	P	P							P	P	P				P	P					
group home 2																													
halfway house																													
juvenile residence																							P	P					
nursing home							UP										UP	UP	UP										
orphanage																													
shelter																													
RETAIL SALES, SERVICES & OFFICE																													
bank, with drive-through		P		P		P	P			P	P	P		P	P	P	P	P		UP	UP	UP			UP				
bank, without drive-through		P	P	P		P	P			P	P	P		P	P	P	P	P		P	P	P			UP	UP			
barber shop/beauty salon		P					P			P	P	P		P		UP	P	P		P	P	P			UP	UP			
bed & breakfast 1							UP	UP	UP	UP							UP	UP	UP	UP	UP	UP	UP	UP	UP	P			
bed & breakfast 2							UP	UP	UP	UP							UP	UP	UP	UP	UP	UP	UP	UP	UP	P			
bicycle sales and repair							P			P	P	P		P		P	P	P		P	P	P			UP	UP			
boat repair	P	P																P							UP				
boat sales	P*	P					P			P	P	P		P			P	P		P	P	P			UP				
car wash, hand/auto detailing	P	P					P																						
car wash, self-service or automated	P	P																											
catering service														P		P				P	P	P			UP	P			
clothing maker, custom		P		P		P	P			P	P	P				P	P			P	P	P							
computer equipment repair		P											P	P		P				P	P	P							
day care 1, family	P*	P*	P*	P*	P	P*	P	P	P	P	P	P	P*	P*	P*		P	P	P	P	P	P	P	P	P	P*	P*	Sec. 3-3(10)	
day care 2, family	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*		P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	Sec. 3-3(11)
day care 1, commercial																ZA*	ZA*	ZA*	ZA*	ZA*	ZA*	ZA*	ZA*	ZA*	ZA*		ZA*	Sec. 3-3(49)	
day care 2, commercial																UP	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*		UP*	Sec. 3-3(50)	
day spa							P									P	P		P	P	P			UP	UP				
dry cleaning, collection or pick-up station		P		P		P	P			P	P	P					P	P		P	P	P			UP	UP			
dry cleaning, closed type using nonflammable liquid							UP										UP	UP											
dry cleaning														P		UP													
farm supplies/equipment sales and service	P	P																											
funeral home/mortuary							UP													P	P	P							
gas station	P	P												P		UP				UP	UP	UP							
hotel										UP	UP	UP	UP	P			UP	UP		UP	UP	UP	UP	UP	UP	UP			
hotel, extended stay										UP	UP	UP	UP	UP			UP	UP					UP	UP	UP	UP			
laundromat							P										P	P		P	P	P							
liquor store				P		P	P			P	P	P		P		UP	P	P		P	P	P							
loan office							P										P	P		P	P	P							
motorcycle sales																													
motorcycle service																													
office, general		P	P	P		P	P			P	P	P	P	P	P	P	P	P		P	P	P	P	UP	P				
office, government		P	P	P		P	P			P	P	P	P	P	P	P	P	P		P	P	P	P	UP	P				
office, laboratory or research		P*	P*	P*		P*							P*	P*	P*	P*	P*	P*		P*	P*	P*	P	UP	P				
office, medical		P		P		P	P			P	P	P	P	P	P	P	P	P		P	P	P			UP	P			
office, taxicab	P	P					P										P	P											
outdoor dining 1							ZA*			ZA*	ZA*	ZA*				UP							ZA*	ZA*	ZA*	ZA*			
outdoor dining 2							UP*			UP*	UP*	UP*				UP							UP*	UP*	UP*	UP*			

	LFA-1	LFA-2	LFA-3	LFA-4	LFA-5	LFA-6	RT-1	BB-1	BB-2	BB-3	BB-4	BB-5	HRC-1	HRC-2	HRC-3	LBP	DT-1	DT-2	DT-3	PH-1	PH-2	PH-3	FM-1	FM-2	FM-3	FM-4	PO-1	PO-2		
outdoor dining, downtown																	ZA*	ZA*											Sec. 3-3(14)	
outdoor dining, Phoebus																					ZA*	ZA*	ZA*							Sec. 3-3(48)
pawn shop																														
print shop/private postal service, max. 500 sq. ft.							P										P	P												
print shop/private postal service, max. 3000 sq. ft.																														
print shop/private postal service, no max.		P	P	P		P				P	P	P	P	P	P	P				P	P	P			P					
restaurant, without drive-through		P					P			P	P	P	P	P	P	P	P	P		P	P	P	UP	UP	UP	P				
restaurant, with drive-through		P					P			P	P	P	P	P	P	P	P	P		UP	UP	UP								
restaurant, drive-in		P								P	P	P		P																
restaurant, accessory, not to include drive-through													P																	
retail sales, general ^A		P		P		P	P			P	P	P		P		UP	P	P		P	P	P	UP	UP	UP	UP				
rummage sale, temporary							P*										P*	P*		P*	P*	P*		P*	P*				Sec. 3-3(15)	
second-hand store																				P	P	P							Sec. 3-3(16)	
sign painting shop	P	P														P				P	P	P			P					
storage facility 1																													Sec. 3-3(52)	
storage facility 2																													Sec. 3-3(53)	
storage facility 3	P	P		P		P																								
tattoo parlor																				UP	UP	UP								
tire sales	P	P																											Sec. 3-3(17)	
tire repair	P	P																											Sec. 3-3(17)	
Turkish bath							P										P	P												
upholstery shop				P		P										P				P	P	P			P					
vehicle repair, heavy	P	P																												
vehicle repair, light	P	P												P			P	P												
vehicle sales, of new vehicles, to include sales of used vehicles as accessory to new sales	P	P																												
vehicle sales, of used vehicles	UP	UP																												
vehicle storage, including vehicle storage accessory to sales of new vehicles or gas station																													Sec. 3-3(42)	
vehicle storage, including vehicle storage accessory to heavy vehicle repair	UP*	UP*																											Sec. 3-3(18)	
vending stand, food																												P		
INSTITUTIONAL																														
college/university, public							P						P	P		P	P		P	P	P	P	UP	P						
college/university, private							UP						P	P		UP	UP		UP	UP	UP	P	UP	P						
hospital							UP										UP	UP		UP	UP	UP			P					
library, public							P						P			UP	P	P	P	P	P	P	P	UP						
library, private							UP						P			UP	UP	UP	P	P	P	P	UP							
museum, public							P						P			UP	P	P	P	P	P	P	P	UP						
museum, private							UP						P			UP	UP	UP	P	P	P	P	UP							
post office							P						P	P		P	P		P	P	P									
religious facility							P*	P*	P*	P*	P*	P*					P*	P*	P*	P*	P*	P*	P	P					Sec. 3-3(24)	
mental health/substance abuse treatment facility																														
school, horse riding																														
school, public							UP						P	P		UP	UP	UP	UP	UP	UP	P	UP	P					Sec. 3-3(19)	
school, private							UP						P	P		UP	UP	UP	UP	UP	UP	P	UP	P						
RECREATIONAL																														
adult entertainment establishment																														Sec. 3-3(20)
amusement center																				UP	UP	UP								
amusement operations																														
auditorium														P			P	P		P	P	P	P	UP		P				
banquet hall																	ZA*			ZA*	ZA*	ZA*	ZA*	UP*	ZA*	ZA*			Sec. 3-3(51)	
billiard hall																				P	P	P								
boat tour/charter boat docking facility																														
boathouse, pier, dock, ramp; commercial (public or private)	UP	UP	UP	UP	UP	UP	UP	UP	UP	UP	UP	UP	UP	UP	UP		UP	UP	UP	UP	UP	UP		UP	UP	UP	UP	UP	UP	
bowling alley													P	P						P	P	P								
carnival																														
club/lodge, private or fraternal							UP										UP	UP		P	P	P		UP						
community center							UP										UP	UP	UP	UP	UP	UP		UP		P	P			
coin-operated amusement devices, accessory							P*										P*	P*		P*	P*	P*							Sec. 3-3(21)	
dance hall																				UP	UP	UP								
golf course/country club				UP	UP								P	P													P	P		
live entertainment 1, in conjunction with a restaurant							ZA*				ZA*	ZA*	ZA*				ZA*	ZA*		ZA*	ZA*	ZA*	ZA*	ZA*	ZA*	ZA*	ZA*		Sec. 3-3(22)	
live entertainment 1, in conjunction with a micro-brewery/distillery/winery													ZA*	ZA*		ZA*	ZA*		ZA*	ZA*	ZA*			ZA*	ZA*	ZA*			Sec. 3-3(22)	
live entertainment 2, in conjunction with a restaurant							UP*				UP*	UP*	UP*				UP*	UP*		UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*		Sec. 3-3(23)	

live entertainment 2, in conjunction with a micro-brewery/distillery/winery													UP*	UP*		UP*	UP*		UP*	UP*	UP*		UP*	UP*	UP*			Sec. 3-3(23)	
marina, including boat sales, rental, storage and fuel	UP	UP	UP	UP	UP	UP	UP	UP	UP	UP	UP	UP	UP	UP	UP	UP	UP	UP	UP	UP	UP		UP	UP	UP	UP	UP		
	LFA-1	LFA-2	LFA-3	LFA-4	LFA-5	LFA-6	RT-1	BB-1	BB-2	BB-3	BB-4	BB-5	HRC-1	HRC-2	HRC-3	LBP	DT-1	DT-2	DT-3	PH-1	PH-2	PH-3	FM-1	FM-2	FM-3	FM-4	PO-1	PO-2	
park/playground, active							UP						P	P		UP	UP	UP	UP	UP	UP	P	P		P	P			
park, passive/open space			UP	UP	UP	UP	UP						P	P			UP	UP	UP	UP	UP	UP	P	P		P	P	P	
recreation center			P																				UP			P	P		
shooting range, indoor																													
shooting range, trap or skeet	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*								UP*	UP*	Sec. 3-3(25)
skateboard ramp							SX*						P	P			SX*	SX*	SX*							P	P	Sec. 3-3(26)	
skating rink, ice or roller													P	P						P	P	P				P	P		
swimming pool, commercial													P	P												P	P		
theater, indoor							P										P	P		P	P	P		UP		P			
theater, outdoor														P												P			
AGRICULTURAL & ANIMAL-RELATED																													
agriculture/farming	P	P																											Sec. 3-3(37)
animal boarding/stables																													Sec. 3-3(19)
community garden	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	Sec. 3-3(46)
kennel																													Sec. 3-3(38)
silviculture/plant nursery, no retail sales	P	P					P*																						Sec. 3-3(39)
silviculture/plant nursery, including retail sales	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*									UP*	UP*	Sec. 3-3(27)
slaughterhouse/stockyard																													
taxidermist																													
veterinarian office/hospital							UP*													P	P	P							Sec. 3-3(28)
accessory use/structure for keeping of recreational animals							P*											P*	P*										Sec. 3-3(29)
INDUSTRIAL																													
blacksmith	P	P																											
blast furnace/boiler works		UP	UP	UP	UP	UP																							
brewery/distillery/winery, micro		UP	UP	UP	UP	UP							P	P		P	P*			P*	P*			UP*	P	P			Sec. 3-3(47)
brewery/distillery		UP	UP	UP	UP	UP							P	P											P				
cotton gin/oil mill		UP	UP	UP	UP	UP																							
drop forge/power hammer		UP	UP	UP	UP	UP																							
elevator; coal, grain or flour		UP	UP	UP	UP	UP																							
foundry		UP	UP	UP	UP	UP																							
freezing plant for produce	P	P																											
ice storage and distribution	P	P																											Sec. 3-3(43)
laundry and cleaning, commercial	P	P																											
machine shop or light metal fabrication	P	P																								UP			
manufacturing of boats/sail-making	P	P												UP			P		P	P	P				P				
manufacturing/processing/treatment of baked goods, dairy products		UP	UP	UP	UP	UP							P	P															
manufacturing/processing/treatment of seafood		UP	UP	UP	UP	UP							P	P				P								UP			
manufacturing/processing/treatment 1 ^B		UP	UP	UP	UP	UP																				P			
manufacturing/processing/treatment 2 ^C		UP	UP	UP	UP	UP																							
manufacturing/processing/treatment 3 ^D		UP	UP	UP	UP	UP																							
manufacturing/processing/treatment 4 ^E		UP	UP	UP	UP	UP							P	P												P			
manufacturing/processing/treatment 5 ^F		UP	UP	UP	UP	UP																							
mill, lumber or saw; including lumberyard	P	UP	UP	UP	UP	UP																							
mixing plant, asphalt or concrete	UP	UP	UP	UP	UP	UP																							
motion picture studio														UP	P					P	P	P				P			
pharmaceutical processor																													
rolling mill		UP	UP	UP	UP	UP																							
small artisan shop		UP	UP	UP	UP	UP							P	P			UP	UP		P*	P*	P*				P			Sec. 3-3(30)
smelting or tin, copper, iron, or zinc		UP	UP	UP	UP	UP																							
storage/distribution of flammable liquids																													
storage of materials, indoor/outdoor, including equipment rental and contractor's storage	P*	P*												P*	P*														Sec. 3-3(31)
tannery		UP	UP	UP	UP	UP																							
trash or junk collection, storage, sorting or baling	UP	UP	UP	UP	UP	UP																							
yard, railroad freight classification	P	P																											
yard, trucking terminal or draying	P	P																											
warehouse/distribution center	P	P	P	P	P	P							P	P	P														
wrecking; automobile, indoor	UP																												
wrecking; automobile, outdoor	UP																												Sec. 3-3(32)
UTILITIES & TRANSPORTATION																													
bus terminal																													
communication antenna, commercial building-mounted							P*							P*	P*		P*	P*	P*	P*	P*	P*				P*	P*	P*	Sec. 3-3(33)

