

Table of Land Uses

Thanksgiving Point
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Conditional: Use may be permitted if formally accepted by. Arch Committee and City at a public hearing

Permitted: The use shall be permitted by Ordinance within the boundaries of the property

Not Permitted: The use shall be restricted by Ordinance from being within the boundaries of the property(Blanks represent Not Permitted)

| Residential Uses | TS TOD | Mixed-Use | Commercial | Educational | Business Park | Golf Course/Gardens | Single Family Res. |
|---|---------------|------------------|-------------------|--------------------|----------------------|----------------------------|---------------------------|
| Accessory Dwelling Unit (refer to Lehi ADU Restricted Areas Map) | | | | | | | |
| Bed and Breakfast Inn | P | P | P | | | | |
| Dwelling unit above ground floor | P | P | | | | | |
| Dwelling unit for caretaker/security guard (must be with in primary structure and not as an accessory unit) | P | P | P | P | P | | |
| Juvenile Group Home | | | | | | | |
| Modular Home | | | | | | | |
| Mixed-use single family residential and commercial structure/project complying with the use and development standards | P | P | | | | | |
| Nursing Home | | | P | | | | |
| Residential Facilities for Elderly Persons | P | P | P | | | | |
| Residential Facilities for Persons with Disability | C | C | | C | | | |
| Retirement Home/Center | P | P | P | | | | |
| Single-Family Dwelling | | | | | | | P |
| Townhouses/Condominiums | P | P | | | | | |
| Mixed-use Commercial and Stacked Residential above Commercial | P | P | | | | | |
| Multi-family Dwelling | P | P | | | | | |
| | | | | | | | |
| Resort Uses | TS TOD | Mixed-Use | Commercial | Educational | Business Park | Golf Course/Gardens | Single Family Res. |
| Convenience store, with gasoline sales | | | P | | P | | |
| Convenience store, without gasoline sales | P | P | P | P | P | | |
| Church (places of worship) | P | P | P | P | P | | P |
| Cultural, artistic, and educational uses, such as museums, galleries, performing arts studios | P | P | P | P | | P | |
| Golf Courses and Country Clubs | | | | | | P | |
| Hotels & Motels | P | P | P | | P | | |
| Open Space, Trails and Greenways | P | P | P | P | P | P | P |
| Parks and Playgrounds | P | P | P | P | P | P | P |
| Public Buildings, Utility Buildings and Facilities | P | P | P | P | P | P | P |
| Restaurant | P | P | P | P | P | | |
| Restaurant, fast food with drive up window(s) | | | P | | P | | |
| Schools | P | P | P | P | P | | P |
| Sporting Facilities, Arenas | P | P | P | P | P | P | |
| Sports Field | P | P | P | P | P | P | P |
| Theater | P | P | P | P | P | | |
| | | | | | | | |
| Non-Resort Commercial Uses | TS TOD | Mixed-Use | Commercial | Educational | Business Park | Golf Course/Gardens | Single Family Res. |
| Accessory buildings and uses incidental to an authorized use | P | P | P | P | P | | |
| Adult day care | P | P | P | P | P | | |
| Artisan Shop | P | P | P | P | P | | |
| Athletic Instruction, including Dance, Gymnastics, and Martial Arts | P | P | P | P | P | | |
| Automobile sales/rental | | | P | | | | |
| Automobile service and repair | | | P | | | | |
| Bakery, Retail | P | P | P | P | P | | |
| Brewpub | P | P | P | | P | | |
| Building maintenance services | | | | | | | |
| Building Materials Supply Store with no outside storage | | | P | | P | | |
| Campground | | | | | | | |
| Car Wash | | | P | | | | |
| Commercial Laundries, Linen Service, Diaper Service | | | | | P | | |
| Commercial Parking Lot/Structure | P | P | P | P | P | | |
| Commercial Recreations Facility | P | P | P | P | P | | |
| Conference Center, Convention Center | P | P | | P | | | |
| Child Day-care (Commercial) | P | P | P | P | | | |
| Construction Sales (No outside storage or yard) | | | | | C | | |
| Construction Service | | | | | C | | |
| Data Center (Less than 30,000 SF Footprint) | | P | P | | P | | |
| Data Center | | | | | P | | |
| Dog Care Facility | P | P | P | P | P | | |
| Dry Cleaners | P | P | P | P | P | | |
| Equipment Sales and Rental | | | | | C | | |

| | | | | | | | |
|---|---------------|------------------|-------------------|--------------------|----------------------|----------------------------|---------------------------|
| Financial Institutions and Services | P | P | P | | P | | |
| Financial Institutions and Services with drive through facilities | | | P | | P | | |
| Funeral home | | | P | | | | |
| Hardware Store | P | P | P | | P | | |
| Health Care Facility | P | P | P | P | P | | |
| Health Club | P | P | P | P | P | | |
| Heliport | | | C | | C | | |
| Hospital (Small Animals) | P | P | | P | P | | |
| Laboratory, medical, dental, optical | P | P | P | | P | | |
| Launderette, Laundromat | P | P | P | | | | |
| Light Office/Warehouse Combination | | | P | | P | | |
| Liquor Store/Bar/Private Club | P | P | P | | P | | |
| Manufactured homes sales and service | | | | | | | |
| Medical Research Facility | C | C | P | C | P | | |
| Medical and Dental Clinics | P | P | P | P | P | | |
| Moving and storage facilities | | | | | | | |
| Offices, professional | P | P | P | P | P | | |
| Outdoor sales, display | P | P | P | | P | | |
| Outdoor storage of materials, products and equipment incidental an allowed use | | | | | P | | |
| Personal services | P | P | P | P | P | | |
| Pet Grooming Facility | P | P | P | | | | |
| Plant Nursery with outside display | | P | P | P | P | | |
| Recreational vehicle sales and services with no outside storage | | | P | P | P | | |
| Research and development facilities | | | P | P | P | | |
| Retail facilities and services accessory to principal use | P | P | P | P | P | | |
| Retail sale, general and goods establishments including general retail, departments store, grocery store, drug store, variety store | P | P | P | P | P | | |
| Schools - Vocational Technical | | | | P | | | |
| Climate Controlled Indoor Storage Units | | | P | | P | | |
| Temporary Construction buildings & yards (12 months maximum) | P | P | P | P | P | | |
| Temporary sales office (12 months maximum) | P | P | P | P | P | | |
| Veterinary Office, operating entirely within an enclosed building and keeping animals overnight only for treatment purposes | P | P | P | | P | | |
| | | | | | | | |
| Transportation, Communication, & Utilities | TS TOD | Mixed-Use | Commercial | Educational | Business Park | Golf Course/Gardens | Single Family Res. |
| Communication facilities and towers | C | C | C | C | C | C | P |
| Electrical substations, transmission lines | P | P | P | P | P | C | P |
| Oil & Gas transmission lines | | | | | | | |
| Utility lines, and structures | P | P | P | P | P | P | P |
| | | | | | | | |
| Manufacturing | TS TOD | Mixed-Use | Commercial | Educational | Business Park | Golf Course/Gardens | Single Family Res. |
| Brick manufacture | | | | | | | |
| Building materials storage and wholesaling | | | | | P | | |
| Cabinet and woodworking shop | | | | | | | |
| Commercial storage or distribution (excluding junkyards and salvage yards) | | | | | | | |
| Concrete block manufacture | | | | | | | |
| Contractor's storage yard | | | | | | | |
| Gasoline and oil storage (wholesale) | | | | | | | |
| Heavy industrial assembly | | | | | | | |
| Light manufacturing and assembly which are not obnoxious or offensive by reason of emission of odor, dust, smoke, noxious gases, noise, vibration, glare, heat or other impacts nor hazardous by way of materials, process, product, or waste, and. which: a. do not process animal, vegetable or fish products or the rendering and refining of fats and oils; b. Encloses all equipment, compressors, generators and other ancillary equipment within a building or structure. | | | | | P | | |
| Lumberyard | | | | | | | |
| Manufacture, processing or packaging of food and beverage products, personal hygiene products and cosmetics, drugs and pharmaceuticals and which are not obnoxious or offensive. by reason of emission of odor, dust, smoke, noxious gases, noise, vibration, glare, heat or other impacts, nor hazardous by way of a materials, process, product, or waste and where all activities are conducted within a completely enclosed building and where all equipment, compressors, and other ancillary equipment is enclosed. | | | | | P | | |
| Printing and publishing facilities | | | | | P | | |
| Repair shop, with no outside storage | | | | | C | | |
| Recycling center | | | | | | | |
| Recycling collection stations | | | | | | | |
| Rock, sand gravel storage distribution | | | | | | | |
| Truck and large equipment sales and rental | | | | | C | | |
| Tradesmen shops with no outside storage | | | | | | | |
| Truck and large equipment repair | | | | | | | |
| Truck freight terminal | | | | | | | |
| Warehousing and wholesale distribution with no outside storage | | | | | P | | |
| Welding shop | | | | | | | |
| | | | | | | | |
| Resource Production | | | | | | | |
| Agriculture (Horticulture) | P | P | P | P | P | P | P |

Data Center - A data center is a building, a dedicated space within a building, or a group of buildings used to house computer systems and associated components, such as telecommunications and storage systems