



AGENDA
ZONING CODE SUBCOMMITTEE
RICHFIELD VILLAGE HALL
4128 HUBERTUS ROAD, HUBERTUS, WISCONSIN
JUNE 1, 2017
4:00 P.M.

1. Call to Order/ Roll Call
2. Verification of Compliance with Open Meeting Law
3. Pledge of Allegiance
4. DISCUSSION/ACTION ITEMS
 - a. Discussion regarding Chapter 70 Zoning Code Recodification
5. ADJOURNMENT

Additional explanation of items on the agenda (Communication Forms) can be found on the village's website at www.richfieldwi.gov. Notification of this meeting has been posted in accordance with the Open Meeting Laws of the State of Wisconsin. It is possible that members of and possibly a quorum of members of other governmental bodies of the municipality may be in attendance at the above stated meeting to gather information; no action will be taken by any governmental body at the above stated meeting other than the governmental body specifically referred to above in this notice. Requests from persons with disabilities who need assistance to participate in this meeting or hearing should be made to the Village Clerk's office at 628-2260 or www.richfieldwi.gov with as much advance notice as possible.

4 a

Date: May 25, 2017

To: Richfield Zoning Code Subcommittee

From: Tim Schwecke, AICP

Subject: Village of Richfield Zoning Code Rewrite Project - Meeting on June 1, 2017



Our next committee meeting is scheduled for June 1, 2017 at 4:00 pm. Please bring along this memorandum and other materials you may have from the previous meeting.

We will review various working maps being prepared by the Washington County GIS department that are intended to help refine the list of zoning districts and craft a new zoning map. These maps will be distributed at the meeting.

We will also review a preliminary list of land uses that we've developed. This is a comprehensive list of land uses that are allowed somewhere in the Village. It is attached and is titled "Land Use Descriptions."

In preparing this list, we started with those uses that are currently in the Village's code, about 200 different uses. It is attached and is titled "Excerpts from Current Code."

As a first step, we removed a rather large number of specific retail uses, in favor of a more general "retail" definition. This was done because from a land use perspective, a store that sells books is probably not any different than a store that sells shoes or clothes.

Similarly, we removed a shorter list of farming related uses that are now included under a broader definition for "agriculture-support services."

We also added a number of new land uses. Those are denoted as "NEW."

The land uses are grouped into categories for organizational purposes (see inset box).

As we review this list we want to be sure all of the land uses are listed (i.e., we didn't miss any) and that the associated descriptions are clear.

Finally, the document titled "Land Use Descriptions" includes a list of where the land uses could be located by right or as a conditional use. Please ignore that for now because it is incomplete. Similarly, please ignore the narrative for "Supplemental Requirement." Again, that content is incomplete.

Once we finalize the list, we will then turn our attention to the "Supplemental Requirements" for each of the land uses. Some will not have any special standards, others will have a short list, and a few (e.g., telecommunication towers) will have a rather extensive set of requirements.

<p>Proposed Land Use Categories</p> <p>Principal Uses</p> <ul style="list-style-type: none"> Agricultural Resource-Based Uses Residential Special Care Facilities Group Accommodations Food and Beverage Sales Vehicle Sales and Services General Sales and Services Recreation and Entertainment Governmental and Community Services Telecommunications and Utilities Transportation Storage and Warehousing Industrial and Manufacturing <p>Accessory Use</p> <p>Temporary Use</p>
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Excerpts from Current Zoning Code

70.188 A-1 general agricultural district

Permitted principal uses in the A-1 district are as follows:

1. Apiculture (beekeeping).
2. ~~Dairy farming.~~
3. ~~Floriculture (cultivation of ornamental flowering plants).~~
4. ~~Grazing or pasturing.~~
5. Livestock raising, except commercial feedlots and fur farms.
6. ~~Orchards.~~
7. ~~Paddocks.~~
8. ~~Plant nurseries.~~
9. ~~Poultry raising, except where conducted principally as an enterprise.~~
10. ~~Raising of grain, grass, mint and seed crops.~~
11. ~~Raising of tree fruits, nuts, and berries.~~
12. ~~Sod farming.~~
13. ~~Vegetable raising.~~
14. ~~Viticulture (grape growing).~~

Permitted accessory uses in the A-1 district are as follows:

1. One single-family farm dwelling and attached or detached garage.
2. Forest and game management.
3. General farm buildings including barns, silos, sheds, and storage bins.
4. Minor home occupations as provided for in section 70.303.
5. ~~Real estate signs (see section 70.186).~~
6. ~~One nonilluminated sign not larger than ten square feet in area for use in advertising of products produced on the farm (see section 70.186).~~
7. One roadside stand for selected farm products produced on the premises and not exceeding 150 square feet in floor area, the location of which shall be approved by the Zoning Administrator.

Conditional uses in the A-1 district are as follows:

1. Airstrips and landing fields.
2. Farm animal hospitals, shelters and kennels.
3. ~~Commercial broiler and egg production.~~
4. ~~Commercial feedlots.~~
5. ~~Commercial fur farms.~~
6. ~~Housing for farm laborers.~~
7. ~~Housing for seasonal or migratory farm workers.~~
8. Livestock sales facilities. [aka livestock auction]
9. General public and private utilities.
10. ~~A second single family residential dwelling, if the need for more than one single family dwelling to support and carry on the principal or approved conditional use can be established to the satisfaction of the Village Plan Commission before issuance of a building/zoning permit. If approval for a second farm dwelling is granted, the additional dwelling shall be placed on a parcel separated from the farm lot provided that any parcel so created conforms with all regulations set forth in section 70.190 and does not reduce the size of the original farm lot to less than 35 acres.~~
11. Major home occupations as provided for in section 70.303.
12. Seasonal establishments or operations for the retail sale of vegetables, fruits, flowers, nursery stock, other selected farm or agricultural products, antiques, crafts, and similar items when both farm and nonfarm products are available for sale from roadside stands or similar accessory structures greater than 150 gross square feet.

70.190 A-2 general agricultural district

Permitted principal uses in the A-2 district are as follows:

Excerpts from Current Zoning Code

1. Those principal agricultural uses permitted in the A-1 exclusive agricultural district.
2. Agricultural warehousing.
3. Animal hospital services and veterinarian services.
4. ~~Contract sorting, grading, and packaging of fruits and vegetables.~~
5. ~~Corn shelling, hay baling, and threshing services.~~
6. ~~Horticultural services.~~
7. ~~Poultry hatchery services.~~
8. Stables.

Permitted accessory uses in the A-2 district are as follows:

1. Accessory uses permitted in the A-1 exclusive agricultural district.
2. ~~Nonrental living quarters within permitted uses for watchmen or caretakers.~~
3. ~~Off street parking and loading areas.~~
4. ~~One nonilluminated sign not larger than ten square feet in area for use in advertising of products produced on the farm.~~

Conditional uses in the A-2 district are as follows:

1. ~~Bird seed and grain processing.~~
2. ~~Drying and dehydrating of fruits and vegetables.~~
3. Livestock sales facilities. [aka livestock auction]
4. Poultry and small game dressing and packing incidental to farm operations providing that all operations are conducted within an enclosed building.
5. Production of cheese or sausages incidental to farm operations providing that all operations are conducted within an enclosed building.
6. Recreational vehicle and boat storage if completely enclosed within a building.
7. Sportsmen's club.
8. Major home occupations as provided for in section 70.303.
9. Seasonal establishments or operations for the retail sale of vegetables, fruits, flowers, nursery stock, other selected farm or agricultural products, antiques, crafts, and similar items when both farm and nonfarm products are available for sale from roadside stands or similar accessory structures greater than 150 gross square feet.

70.191 Rs-1 country estate district

B. Permitted principal uses in the Rs-1 district are as follows:

1. Single-family dwellings with attached or detached garage.
2. Foster homes.

C. Permitted accessory uses in the Rs-1 district are as follows:

1. Minor home occupations as provided for in subsection 70.303.
2. For properties located within this Rs-1 district:
 - a. Not more than two dogs or cats more than five months of age per one acre, but not constituting a kennel as defined in this chapter.
 - b. The keeping or raising of livestock animals for family consumption or enjoyment but not for sale as part of a business operation in appropriate barn or stable facilities where the number of animals shall not exceed one livestock unit per whole net acre. For purposes of this section, a livestock unit shall be the equivalent of one of the following:
 - i. One cow or steer
 - ii. One horse or llama
 - iii. Two dogs or cats
 - iv. Two pigs or hogs
 - v. Two sheep or goats
 - vi. Two ostrich or emu
 - vii. Five poultry
3. A yard and gardening equipment storage structure, not exceeding 600 square feet.
4. ~~One temporary nonilluminated for sale sign not larger than ten square feet in area placed by~~

Excerpts from Current Zoning Code

~~the owner or his agent for the one-time sale of land, buildings, stock, personal goods, or equipment (see section 70.185).~~

- D. Conditional uses in the Rs-1 district are as follows:
1. For properties located within this Rs-1 district, raising of poultry, fowl, fish or other animals for meat or by-products for sale on the premises where the number of animals shall not exceed one livestock unit per whole net acre. For purposes of this section, a livestock unit shall be the equivalent of one of the following:
 - a. One cow or steer
 - b. One horse or llama
 - c. Two dogs or cats
 - d. Two pigs or hogs
 - e. Two sheep or goats
 - f. Two ostrich or emu
 - g. Five poultry
 2. Major home occupations as provided for in section 70.303(B).
 3. Seasonal establishments or operation for the retail sale of vegetables, fruits, flowers, nursery stock, other selected farm or agricultural products, antiques, crafts, and similar items when both farm and nonfarm products are available for sale from roadside stands or similar accessory structures greater than 150 gross square feet.
 4. Community living arrangements.

70.191A Rs-1R country estate/remnant parcel district

- B. Permitted principal uses in the Rs-1R district are as follows:
1. Single-family dwellings with attached or detached garage.
- C. Permitted accessory uses in the Rs-1R district are as follows:
1. Home occupations as provided for in subsections 70.303(A) and (B).
 2. The keeping of one horse, emu or llama per a minimum of two acres. These animals must be kept for enjoyment purposes only, not for sale as part of a business operation, and kept in appropriate barn or stable facilities.
 3. No more than two additional detached structures.
- D. *Prohibited uses:*
1. Shared driveways and easements to permit access to all public right-of-ways.

70.192 Rs-1A single-family residential and rural preservation district

- B. Permitted principal uses in the Rs-1A district are as follows:
1. Single-family dwellings with attached garages.
 2. Foster homes and community living arrangements.
 3. Family day care homes as set forth in Wis. Stats § 66.304.
 4. Existing single-family farmstead dwellings with detached garages in existence on the effective date of the ordinance from which this section is derived.
 5. The following are permitted uses in vacant open space area in a planned unit development under subsection (F) of this section: forest-woodlots, wetlands, prairies, private parks, truck gardening, cropland and pastures.
- C. Permitted accessory uses in the Rs-1A district are as follows:
1. Minor home occupations as provided for in section 70.303.
 2. A yard and gardening equipment storage structure not to exceed 180 square feet in floor area.
 3. Constructed stormwater storage areas approved by the Village and located not less than 50 feet from a highway right-of-way and from the perimeter of the plat or certified survey map.
 4. ~~One temporary nonilluminated for sale sign not larger than ten square feet in area placed by the owner or his agent for the one-time sale of personal goods, land, or buildings (see section 70.186).~~

Excerpts from Current Zoning Code

5. Uses accessory to a permitted principal use and contained in existing agricultural buildings on farmsteads existing on the effective date of the ordinance from which this section is derived, including, but not limited to, the following:
 - a. The keeping or raising of farm livestock animals for family consumption or enjoyment, but not for sale, in appropriate barn or stable facilities on farmsteads ten acres or more in net area where the number of animals shall not exceed one livestock unit per acre (whole).
 - b. For purposes of this section, one livestock unit shall be the equivalent of one of the following:
 - i. One cow or steer
 - ii. One horse or llama
 - iii. One dog or cat
 - iv. Two hogs
 - v. Two sheep
 - vi. Two goats
 - vii. Ten poultry
- D. Condition uses in the Rs-1A district are as follows:
 1. A detached garage not to exceed 30 percent of the living area of the residence.
 2. Stormwater storage areas located in outlots.
 3. On-site sewage absorption systems and wells located in outlots.
 4. Keeping or raising farm livestock animals for family consumption or enjoyment, but not for sale, on parcels or lots of four acres or more in a planned unit development under subsection (F) of this section, and in appropriate barn or stable facilities approved by the Village Board.
 - a. The number of animals shall not exceed one livestock unit per acre (whole).
 - b. For purposes of this section, one livestock unit shall be the equivalent of one of the following:
 - i. One cow or steer
 - ii. One horse or llama
 - iii. One dog or cat
 - iv. Two hogs
 - v. Two sheep
 - vi. Two goats
 - vii. Ten poultry
 5. Any other use occurring on an open space area that involves any grading, construction or installation of buildings or facilities.
 6. Commercial storage contained within barns or other agricultural structures existing on the effective date of this ordinance, in order to provide an adaptive and compatible reuse and to promote preservation of such structures.
 7. The keeping or raising of farm livestock animals for family consumption or enjoyment, but not for sale, in appropriate team or stable facilities on farmsteads ten acres or more in net area where the number of animals exceeds the livestock unit limitation set forth in subsection (C)(5)(a).
 8. Major home occupations as provided for in section 70.303(B).

70.193 Rs-1B single-family cluster/open space residential district

- B. Permitted principal uses in the Rs-1B district are as follows:
 1. Single-family dwelling units with attached or detached garages.
 2. Foster homes and community living arrangements.
 3. Family day care homes as set forth in Wis. Stats. § 66.1017.
 4. Single-family farmstead dwellings existing on the effective date of the ordinance from which this section is derived.
 5. Cropland, truck gardening, pastures, public and private parks, prairies, wetlands, woodlots,

Excerpts from Current Zoning Code

and active and passive recreation areas that do not require any grading, construction or installation of buildings, structures, or facilities on open space areas or outlots.

- C. Permitted accessory use in the Rs-1B district are as follows:
1. Minor home occupations as provided for in section 70.301(A).
 2. A yard and gardening equipment storage structure not to exceed 180 square feet in floor area.
 3. Stormwater retention/detention areas approved by the Village provided all points of discharge are located not less than 50 feet from the perimeter boundary of the property subject to the plat or certified survey map.
 4. ~~One temporary nonilluminated for sale sign not larger than ten square feet in area placed by the owner or his agent for the one time sale of personal goods, land, and/or building (see section 70.187).~~
 5. Use accessory to a permitted principal use and contained in existing agricultural buildings on farmsteads existing on the effective date of this ordinance, including, but not limited to the following:
 - a. The keeping or raising of livestock animals for family consumption or enjoyment but not for sale as part of a business operation in appropriate barn or stable facilities on lots or parcels ten net acres or more in area where the number of animals shall not exceed one livestock unit per whole net acre.
 - b. For purposes of this section, a livestock unit shall be the equivalent of one of the following:
 - i. One cow or steer
 - ii. One horse or llama
 - iii. Two dogs or cats
 - iv. Two pigs or hogs
 - v. Two sheep or goats
 - vi. Two ostrich or emu
 - vii. Ten poultry
- D. Conditional uses in the Rs-1B district are as follows:
1. Stormwater retention/detention areas in open space areas or outlots approved by the Village provided all points of discharge are located not less than 50 feet from the perimeter boundary of the property subject to the plat or certified survey map.
 2. The keeping or raising of livestock animals for family consumption or enjoyment but not for sale as part of a business operation in appropriate barn or stable facilities on lots or parcels ten net acres or more in area where the number of animals shall not exceed one livestock unit per whole net acre. For purposes of this section, a livestock unit shall be the equivalent of one of the following:
 - a. One cow or steer
 - b. One horse or llama
 - c. Two dogs or cats
 - d. Two pigs or hogs
 - e. Two sheep or goats
 - f. Two ostrich or emu
 - g. Ten poultry
 3. Other agricultural or recreational uses occurring on open space areas or outlots requiring the installation of buildings, structures, or other facilities, or, grading or other land disturbing activities resulting in a total amount of land disturbance greater than the maximum allowed in this Rs-1B district.
 4. Commercial storage contained within barns or other agricultural structures existing on the effective date of the ordinance from which this section is derived in order to provide for an adaptive and compatible reuse or promote the preservation of such structures.
 5. Major home occupations as provided for in section 70.303.

Excerpts from Current Zoning Code

70.194 Rs-2 single-family residential district

- B. Permitted principal uses in the Rs-2 district are as follows:
 - 1. Single-family dwellings with attached garages.
 - 2. Foster homes and community living arrangements.
 - 3. Family day-care homes as set forth in Wis. Stats. § 66.304.
- C. Permitted accessory uses in the Rs-2 district are as follows:
 - 1. Minor home occupations as provided for in section 70.303.
 - 2. A yard and gardening equipment storage structure not to exceed 180 square feet in floor area.
 - 3. ~~One temporary nonilluminated for sale sign not larger than ten square feet in area placed by the owner or his agent for the one time sale of personal goods, land, or buildings (see section 70.186).~~
- D. Conditional uses in the Rs-2 district are as follows: Residential planned unit development (PUD) such as cluster developments and detached condominiums.

70.195 Rs-3 single-family residential district

- B. *Reserved.*
- C. *Development.* Development of vacant lots or parcels, the redevelopment of previously improved lots or parcels, and additions to or the expansion of existing dwellings or structures on lots or parcels located in this district shall conform with the requirements set forth in the following tables. Additions to and the expansion or replacement of existing dwellings and structures that currently do not meet the following requirements may be allowed under the nonconforming structure provisions in section 70.242.

70.195A Rs-4 single-family residential district

- B. Permitted principal uses in the Rs-4 district are as follows:
 - 1. Single-family dwellings with attached or detached garages.
 - 2. Foster homes and community living arrangements.
 - 3. Family day-care homes as set forth in Wis. Stat. § 66.304.
- C. Permitted accessory uses in the Rs-4 district are as follows:
 - 1. Minor home occupations as provided for in subsection 70.303(A).
 - 2. ~~All accessory uses and detached accessory structures as defined in subsection 70.134(C) of the zoning ordinance located at the required setback distance from the ordinary highwater mark (OHWM) that are clearly incidental to and customarily found in connection with the principal structure or use.~~

70.196 Rd-1 two-family cluster/open space residential district

- B. Permitted principal uses in the Rd-1 district are as follows:
 - 1. Two-family dwelling units with attached or detached garages.
 - 2. Foster homes and community living arrangements.
 - 3. Family day-care homes as set forth in Wis. Stats § 66.1017.
 - 4. Cropland, truck gardening, pastures, public and private parks, prairies, wetlands, woodlots and active and passive recreation areas that do not require any grading, construction or installation of buildings, structures, or facilities on open space areas or outlots.
- C. Permitted accessory uses in the Rd-1 district are as follows:
 - 1. Minor home occupations as provided for in section 70.303(A).
 - 2. A yard and gardening equipment storage structure not to exceed 180 square feet in floor area.
 - 3. Stormwater retention/detention areas approved by the Village provided all points of discharge are located not less than 50 feet from the perimeter boundary of the property subject to the plat or certified survey map.
 - 4. ~~One temporary nonilluminated for sale sign not larger than ten square feet in area placed by the owner or his agent for the one time sale of personal goods, land, and/or building~~

Excerpts from Current Zoning Code

~~(see section 70.186).~~

- D. Conditional uses in the Rd-1 district are as follows:
1. On-site community sanitary sewerage systems and wells serving no more than one building containing two dwelling units two or more dwelling units located in open space areas or outlots and within the property subject to the plat or certified survey map.
 2. Stormwater retention/detention areas in open space areas or outlots approved by the Village provided all points of discharge are located not less than 50 feet from the perimeter boundary of the property subject to the plat or certified survey map.
 3. The keeping or raising of livestock animals for family consumption or enjoyment but not for sale as part of a business operation in appropriate barn or stable facilities on lots or parcels ten net acres or more in area where the number of animals shall not exceed one livestock unit per whole net acre. For purposes of this section, a livestock unit shall be the equivalent of one of the following:
 - a. One cow or steer
 - b. One horse or llama
 - c. Two dogs or cats
 - d. Two pigs or hogs
 - e. Two sheep or goats
 - f. Two ostrich or emu
 - g. Ten poultry
 4. Other agricultural or recreational uses occurring on open space areas or outlots requiring the installation of buildings, structures, or other facilities, or grading or other land disturbing activities resulting in a total amount of land disturbance greater than the maximum allowed in this Rd-1 district.
 5. Commercial storage contained within barns or other agricultural structures existing on the effective date of the ordinance from which this section derived, in order to provide for an adaptive and compatible reuse and promote the preservation of such structures.
 6. Major home occupations as provided for in section 70.303(B).

70.196A Rd-2 two-family residential district

- B. Permitted principal uses in the Rd-2 district are as follows:
1. Two-family dwellings with attached or detached garages.
 2. Foster homes and community living arrangements.
 3. Family day-care homes as set forth in Wis. Stats § 66.1017.
 4. Cropland, pastures, public and private parks, prairies, wetlands, woodlots and active and passive recreation areas that do not require any grading, construction or installation of buildings, structures, or facilities on open space areas or outlots.
- C. Permitted accessory uses in the Rd-2 district are as follows:
1. Minor home occupations as provided for in section 70.303(A).
 2. One or two detached storage buildings per lot with garage style doors not exceeding a cumulative total of 600 square feet in floor area provided the exterior materials and architecture are the same as those of the principal building on the lot.
 3. Stormwater retention/detention areas approved by the Village provided all points of discharge are located not less than 50 feet from the perimeter boundary of the property subject to the plat or certified survey map.
 4. ~~One temporary nonilluminated for sale sign not larger than ten square feet in area placed by the owner or his agent for the one time sale of personal goods, land, and/or building (see section 70.186).~~
- D. Conditional uses in the Rd-2 district are as follows:
1. Stormwater retention/detention areas in open space areas or outlots approved by the Village provided all points of discharge are located not less than 50 feet from the perimeter boundary of the property subject to the plat or certified survey map.
 2. Major home occupations as provided for in section 70.303(B).

Excerpts from Current Zoning Code

70.197 **B-1 neighborhood business district**

- B. Permitted principal uses in the B-1 district are the following retail establishments selling and storing only new merchandise:
- Administrative and public service offices.
 - Art, dance, or music teaching studios.
 - Architects, engineers, or other similar professional offices.
 - ~~Bakery goods stores.~~
 - Banks, savings and loan associations, and other financial institutions.
 - Barber and beauty shops.
 - Candy/confectionary stores.
 - ~~Clothier stores.~~
 - ~~Delicatessens.~~
 - Dentist, physician, or other similar professional health offices.
 - ~~Drug stores.~~
 - ~~Dry cleaning pickup and delivery establishments.~~
 - ~~Financial and tax consultants.~~
 - ~~Florists.~~
 - ~~Fruit and/or vegetable stores.~~
 - ~~General public bookstores.~~
 - General business and professional offices.
 - ~~Gift stores.~~
 - ~~Grocery stores.~~
 - ~~Hardware stores.~~
 - ~~Hobby shops.~~
 - ~~Interior decorators.~~
 - ~~Meat, fish or poultry markets.~~
 - ~~Optical stores.~~
 - ~~Painting, photography, music, dance and other art studios.~~
 - ~~Photo and film pickup stores.~~
 - Professional offices.
 - Real estate and insurance offices.
 - Self service laundries.
 - ~~Shoe repair shops.~~
 - ~~Shoe stores.~~
 - ~~Soda and ice cream stores.~~
 - ~~Sporting goods stores.~~
 - ~~Tobacco stores.~~
 - ~~Variety stores.~~
- C. Permitted accessory uses in the B-1 district are as follows:
1. Garages for storage of vehicles used in conjunction with the operation of a business.
 2. ~~Off street parking and loading areas.~~
 3. ~~Nonilluminated or internal illuminated nonflashing signs (see section 70.186).~~
- D. *Conditional uses (see section 70.241).* Conditional uses in the B-1 district are as follows: Any use similar in character to the permitted uses listed in subsections (A) and (B) of this section conducted as a retail business on the premises, catering to the general public, and compatible with the residential character of adjacent areas.

70.198 **B-2 community business district**

- B. Permitted principal uses in the B-2 district are as follows:
1. All principal uses permitted in the B-1 business district; and
 2. The following uses:

Excerpts from Current Zoning Code

~~Antique stores.~~
~~Appliance stores.~~
Bakeries including the baking of goods for local sale.
~~Bowling/pool establishments.~~
~~Caterers.~~
~~Clock watch shops.~~
~~Clothing repair shops.~~
~~Crockery stores.~~
~~Department stores.~~
~~Electrical supply stores.~~
~~Food lockers.~~
~~Furniture stores.~~
~~Furniture upholstery shops.~~
~~Furriers.~~
General offices.
~~Heating supply stores.~~
~~Indoor tennis/raquetball establishments.~~
~~Indoor theaters.~~
~~Jewelry stores.~~
~~Laundry and dry cleaning establishments employing not more than seven persons.~~
~~Lodges and fraternal clubs.~~
~~Music or musical instrument stores.~~
~~Natatoriums.~~
~~Newspaper/magazine stores.~~
~~Paint, glass, and wallpaper stores.~~
~~Pet shops.~~
~~Photographic supplies and camera stores.~~
~~Plumbing supply stores.~~
~~Quick printing shops.~~
Radio broadcasting studios.
~~Stationery stores.~~

C. Permitted accessory uses in the B-2 district are as follows:

1. Garages for storage of vehicles used in conjunction with the operation of a business.
2. ~~Off street parking and loading areas.~~
3. ~~Nonilluminated or internal illuminated nonflashing signs (see section 70.186).~~

D. Conditional uses in the B-2 district are as follows:

1. Any use similar in character to the permitted uses listed in subsections (B) and (C) of this section and conducted as a retail business on the premises and catering to the general public.
2. Fast food stores and restaurants.
3. Residential dwellings provided that such dwellings are located in the principal building, not on the ground level floor, and that access to/from such dwellings is directly to/from the exterior of the building. There shall also be a minimum gross floor area of 750 square feet for an efficiency-type or one-bedroom dwelling and 900 square feet for a two-bedroom unit. A dwelling unit with more than two bedrooms shall not be allowed.
4. Petroleum service stations.
5. Hotels and motels.
6. ~~Liquor stores.~~
7. Taverns.

70.199 B-3 general business district

B. Permitted accessory uses in the B-3 district are all principal uses permitted in the B-1 and B-2 business districts.

Excerpts from Current Zoning Code

- C. Permitted accessory uses in the B-3 district are as follows:
1. Garages for storage of vehicles used in conjunction with the operation of a business.
 2. Residential uses existing on the effective date of the ordinance from which this Chapter is derived.
 3. ~~Off street parking and loading areas.~~
 4. ~~Nonilluminated or internal illuminated nonflashing signs (see section 70.185).~~
- D. Conditional uses in the B-3 district are as follows:
1. Uses similar in character to the permitted uses listed in subsections (B) and (C) of this section and conducted as business on the premises and catering to the general public.
 2. The following general uses:
 - ~~Auto accessory sales and service.~~
 - Auto and truck rental.
 - Auto repair shops.
 - Boardinghouses.
 - Body shops.
 - New and used auto and truck sales and service.
 - New and used marine sales and service.
 - Nightclubs and taverns.
 - ~~Pawn shops.~~
 - Petroleum service stations.
 - Places of entertainment for the general public.
 - Public and private institutional uses such as public buildings and churches.
 - ~~Secondhand stores.~~
 - New residential uses.
 - ~~Upholsterer's shops.~~
 3. Residential dwellings provided that such dwellings are located in the principal building, not on the ground level floor, and that access to/from such dwellings is directly to/from the exterior of the building. There shall also be a minimum gross floor area of 750 square feet for an efficiency-type or one-bedroom dwelling unit, and 900 square feet for a two-bedroom unit. A dwelling unit with more than two bedrooms shall not be allowed.
 4. Animal hospitals, provided all principal structures and uses are not less than 100 feet from any residential use.
 5. Clubs, fraternities, lodges, and meeting places, provided all principal structures and uses are not less than 25 feet from any lot line.
 6. Commercial recreation facilities, such as arcades, bowling alleys, clubs, dance halls, driving ranges, gymnasiums, lodges, miniature golf facilities, physical culture facilities, pool and billiard halls, skating rinks, and theaters.
 7. Construction services including general building contractors; carpentry services; wood flooring services; concrete services; masonry, stonework, tile setting and plastering services; roofing and sheet metal services; and water well drilling services.
 8. ~~Experimental, testing, and research laboratories, provided all principal structures and uses are not less than 100 feet from residential uses.~~
 9. Freight forwarding services; ~~packing and crating services~~ and petroleum bulk stations and terminals.
 10. ~~Fuel oil, bottled gas, and ice dealers.~~
 11. Millwork, lumberyards, saw mills and planing mills.
 12. Mortuaries.
 13. ~~Processing and manufacturing of feeds prepared for animals and fowl; wholesale and/or retail warehousing of animal feeds, fertilizer, seeds, garden and lawn supplies, animal health products, and lawn equipment provided that all operations are conducted within an enclosed building.~~
 14. Rest homes, nursing homes, and elderly housing at densities not exceeding one living unit per net acre; clinics and children's nurseries provided all principal structures and uses are

Excerpts from Current Zoning Code

- not less than 40 feet from any lot line.
15. Slaughtering, meat packing, sausage processing and the processing of other prepared meats; poultry and game dressing and packing; locker plants, provided that all meat packing and processing are conducted within an enclosed building.
 16. Transmitting towers, receiving towers, relay and microwave towers without broadcast facilities or studios.
 17. Warehouse and indoor storage facilities.

70.200 **B-4 highway business district**

- B. Permitted principal uses in the B-4 district are as follows:
1. Auto sales and services.
 2. ~~Auto and truck accessory sales.~~
 3. ~~Building supply stores.~~
 4. Drive-in establishments providing service to customers without the necessity of such customers entering the building.
 5. Fast food stores.
 6. Fuel service stations, provided that all service islands and pumps shall meet the setback requirements specified herein.
 7. Motels and hotels.
 8. Motor vehicle sales and service.
 9. Restaurants.
 10. Trailer sales or rentals.
 11. Tractor and other farm implement sales and service.
 12. Transit bus station.
 13. Truck stop, not for the purpose of transferring or off-loading of goods, or of long term storing or parking of vehicles.
- C. *Permitted accessory uses.* Permitted accessory uses in the B-4 district are as follows:
1. Accessory garages for storage of vehicles used in conjunction with the operation of the business or for occupants of the premises.
 2. ~~Off street parking and loading areas.~~
 3. ~~Nonilluminated or internal illuminated nonflashing signs (see section 70.816).~~
- D. *Conditional uses.* Conditional uses in the B-4 district are personal communication service (PCS) antenna structures and accessory equipment storage facilities; including, but not limited to, cellular communication towers and associated facilities.

70.201 **M-1 general wholesale business/warehousing district**

- B. Permitted principal uses in the M-1 district are as follows:
1. Establishments for the wholesale of goods and materials (other than chemicals; flammables; liquid, gaseous, vaporous, or explosive substances) where such goods or materials are temporarily stored inside a building or within an open area visually screened from public streets, roads, or highways and adjacent nonindustrial uses and where the individual goods or materials are not reduced in size or basically changed in character.
 2. Storage buildings or yards for goods and materials (other than chemicals; flammable liquids; and gaseous, vaporous, or explosive substances) where such goods or materials are temporarily stored inside a building or within an open area visually screened from public streets, roads, or highways and adjacent nonindustrial uses and where the individual goods or materials are not reduced in size or basically changed in character.
- C. Permitted accessory uses in the M-1 district are as follows:
1. Garages for storage of vehicles used in conjunction with the operation of the business or for occupants of the premises.
 2. Offices auxiliary to the permitted use.
 3. ~~Off street parking and loading access, including parking ramps and garages.~~
 4. ~~Nonilluminated or internal illuminated nonflashing signs (see section 70.186).~~

Excerpts from Current Zoning Code

- D. Conditional uses in the M-1 district are as follows:
1. Establishments for the temporary storage of vehicles used in the transport of goods and materials.
 2. Establishments for the transfer of wholesale goods and materials from one transport vehicle to another.
 3. Buildings, structures, or tanks used for the storage of chemicals, flammable liquids, and gaseous or vaporous substances.
 4. Yards and structures used for the temporary storage or holding of animals not for slaughter.

70.202 M-2 limited industrial district

- B. Permitted principal uses in the M-2 district are as follows:
1. All uses involving the manufacture of goods within the confines of a building and in which any smoke, noise, dust, flash, or odor produced in the manufacturing process is confined within the building.
 2. All uses involving the fabrication of materials or goods within the confines of a building and in which any smoke, dust, flash, noise, or odor produced in the fabrication process is confined within the building.
 3. General industrial and commercial uses and operations involving the provision of a service as the primary function or purpose of said use or operation, including manufacturing or fabrication related operations and construction and contracting services provided all such uses and operations are confined within a building, enclosed structure, and/or adequately screened and landscaped storage areas. Construction and contracting uses may include building contractors, carpentry services, roofing and sheet metal services, sanitary septic and well drilling services, landscaping and property maintenance services.
 4. Service-oriented commercial and office uses operating from enclosed, multi-tenant buildings located in the Beechwood Industrial Park area provided adequate access, parking, water, sanitary, and other facilities and services are available to serve both existing and future tenants.
- C. Permitted accessory uses in the M-2 district are as follows:
1. Enclosed as well as screened areas for the storage of materials, other than explosive or flammable materials or substances used in the manufacturing or fabrication process.
 2. Offices auxiliary to the principal use.
 3. Garages for the storage of vehicles used in the conjunction with the operation of the industrial use.
 4. Auxiliary power generators.
 5. ~~Off street parking and loading areas.~~
 6. ~~Nonilluminated or internal illuminated nonflashing signs (see section 70.186).~~
- D. *Conditional uses.* Conditional uses in the M-2 district are as follows: storage of explosive or flammable materials related to the permitted principal use.

70.203 M-3 general industrial district

- B. Permitted principal uses in the M-3 district are as follows:
1. All uses as permitted in the M-2 district.
 2. All other manufacturing, fabricating, and temporary storage uses not permitted in any other industrial district (except the manufacture or fabrication of explosives, flammable liquids, chemicals, and gaseous or vaporous substances) as long as such permitted uses are conducted within an enclosed structure or within a totally screened yard area.
- C. Permitted accessory uses in the M-3 district are as follows:
1. Enclosed as well as screened open storage of materials (other than explosive or flammable materials or substances) used in the manufacturing or fabrication process.
 2. Offices auxiliary to the principal use.
 3. Garages for the storage of vehicles used in conjunction with the operation of the industrial use.

Excerpts from Current Zoning Code

4. Auxiliary power generators.
 5. ~~Off street parking and loading areas.~~
 6. ~~Nonilluminated or internal illuminated nonflashing signs (see section 70.186).~~
- D. Conditional uses in the M-3 district are as follows:
1. ~~Storage, manufacture, or fabrication of chemicals, explosives, flammable liquids, and gaseous or vaporous substances after review and approval by the fire inspector.~~
 2. Landfills, solid and other waste disposal and recovery uses.

70.204 **M-4 industrial park district**

- B. *Permitted principal uses.*
1. All principal uses permitted in the M-1 and M-2 districts as long as such uses are wholly contained within a building or buildings arranged in a compatible grouping and a visually attractive setting.
 2. General office uses and buildings for professionals and others including, but not limited to: architects, engineers, lawyers, physicians, real estate, financial and investment brokers and agents, data processing, corporate headquarters, and other similar uses.
- C. *Permitted accessory uses.*
1. All accessory uses permitted in the M-1 and M-2 districts as long as such uses are wholly contained within a building or buildings arranged in a compatible grouping and a visually attractive setting.
- D. *Conditional uses (see section 70.241).*
1. All uses allowed in the B-1, B-2 and B-4 business districts (section 70.197, 70.198, and 70.200).
 2. All uses allowed in the M-3; General industrial district (section 70.203).
 3. Mini-warehousing (self-storage) facilities.
 4. Banks and other similar financial institutions.
 5. Clinics, hospitals, and other similar medical facilities.

70.205 **M-5 extractive district**

- B. *Permitted principal uses.* There are no permitted principal uses in the M-5 district.
- C. *Permitted accessory uses (see section 70.186).* There are no permitted accessory uses in the M-5 district.
- D. *Conditional uses (see section 70.241).* Conditional uses in the M-5 district are as follows:
1. Mining or extraction of rock, slate, gravel, sand, topsoil, and other minerals.
 2. Processing, refining, and washing of rock, slate, sand, or minerals.
 3. Processing or storage of topsoil.
 4. Storage of any of the mineral products listed in subsections D(1) and (2) of this section.
 5. The onsite processing, conversion or packaging of the materials extracted including manufacturing of cement and bituminous concrete products, lime, and the initial preparation of concrete as a ready-mix.

70.206 **I-1 institutional district**

- B. *Permitted principal uses.* Permitted principal uses in the I-1 district are as follows:
1. Churches and synagogues.
 2. Hospitals, sanitariums, nursing homes and clinics.
 3. Libraries, museums, and art galleries.
 4. Public or private schools, colleges, and universities.
 5. Public administrative offices, including fire and police stations.
 6. Public utility offices and facilities.
- C. *Permitted accessory uses.* Permitted accessory uses in the I-1 district are as follows:
1. Garages for storage of vehicles used in conjunction with the operation of a permitted use.
 2. ~~Residential quarters for caretakers or clergy (not for rent and on the same parcel as the principal use).~~

Excerpts from Current Zoning Code

3. Service buildings and facilities normally accessory to the permitted uses.
 4. ~~Signs: See section 70.186.~~
- D. *Conditional uses (see section 70.241).* Conditional uses in the I-1 district are as follows:
1. Airports, landing fields, heliports, and aircraft storage and equipment maintenance, provided that the site is not less than 20 acres in size.
 2. Bus terminals and related equipment storage and maintenance.
 3. Cemeteries and mausoleums.
 4. Electric generation plants and electricity regulating substations.
 5. Public service uses, garages and storage areas.
 6. Radio and television transmitting and receiving towers; microwave relay stations.
 7. Transit and carpooling parking areas.
 8. Wastewater treatment plant.
 9. Water storage tanks and towers.

70.207 P-1 park and recreation district

- B. Permitted principal uses in the P-1 district are as follows:
1. Boat access sites.
 2. ~~Forest and wildlife preserves~~ [omitted]
 3. Historic and monument sites.
 4. Public and private outdoor parks for active and passive recreation and leisure facilities and activities; including, but not limited to: play grounds and structures, picnic areas, walking and hiking trails, ball and racquet fields and courts, swimming beaches adjoining natural lakes and rivers, sledding, ice-skating, cross-country skiing.
 5. Recreational and educational camps.
- C. Permitted accessory uses in the P-1 district are as follows:
1. Structures necessary for the operation of a permitted use.
 2. ~~Off-street parking areas.~~
 3. ~~Signs: See section 70.186.~~
- D. Conditional uses in the P-1 district are as follows:
1. Public and private commercial recreation and leisure activities, facilities or operations (indoor and outdoor), including, but not limited to: golf courses with or without accessory restaurant-type facilities, miniature golf and driving ranges, baseball batting facilities, archery, trap, skeet and other shooting ranges, swimming pools, arcade, bowling alley, health and fitness facilities, arenas and sports complexes, marinas.
 2. Campgrounds, licensed under and operated in conformance with the requirements of HFS 178 of the Wisconsin Administrative Code that meet the following additional conditions and requirements:
 - a. The minimum size of a campground shall be ten gross acres.
 - b. The maximum number of individual campsites shall be 12 per net acre.
 - c. The minimum dimensions of a campsite shall be 50 feet wide by 70 feet long.
 - d. Each campsite shall be separated from other campsites within the campground by a yard area not less than 15 feet wide.
 - e. No individual campsite shall be located closer than 75 feet from a public highway or road right-of-way, nor closer than 40 feet to any other property boundary.
 - f. Each campground shall be completely enclosed except for permitted entrances and exits by either a temporary planting of fast-growing plant material, capable of reaching a height of ten feet or more within two years, or a permanent evergreen planting, the individual trees to be of such a number and so arranged that within ten years a dense screen will be formed. Such permanent planting shall be grown or maintained to a height of not less than ten feet.

70.208 LC lowland conservancy district

- B. Permitted principal uses in the LC district are as follows:

Excerpts from Current Zoning Code

1. Agricultural uses when conducted in accordance with county soil and water conservation district standards.
 2. ~~Fishing and hunting where allowed by other laws or ordinances.~~
 3. ~~Harvesting of wild crops such as marsh hay, ferns, moss, berries, tree fruits, and tree seeds.~~
 4. ~~Preservation of scenic, historic and scientific areas.~~
 5. Fish hatcheries.
 6. Public and private open space areas.
 7. ~~Sod farms (see subsection (B)(1) of this section).~~
 8. ~~Stream bank and lakeshore protection.~~
 9. Sustained yield forestry.
 10. ~~Water retention and wildlife preserves.~~
- C. Permitted accessory uses in the LC district are as follows:
1. Nonhabitable structures used in or accessory to a permitted use.
 2. Nonhabitable park or recreation shelters.
 3. Structures used to traverse lowlands or watercourses.
 4. ~~Signs: See section 70.186.~~
- D. There are no conditional uses in the LC district.

70.209 UC upland conservancy district

- B. Permitted principal uses in the UC district are as follows:
1. Agricultural uses when conducted in accordance with county soil and water conservation district standards.
 2. ~~Fishing and hunting where allowed by other laws or ordinances.~~
 3. Forest and game management. [aka forestry]
 4. Public or private open space.
 5. ~~Preservation of scenic, historic and scientific areas.~~
 6. Single-family dwellings with attached or detached garage.
 7. Foster homes, community living arrangements and family day care homes as set forth in the state statutes.
- C. Permitted accessory uses in the UC district are as follows:
1. Gardening tool and storage shed incidental to the residential use and not exceeding 180 square feet in area.
 2. General farm buildings including barns, silos, sheds, and storage bins.
 3. Keeping of domestic livestock as permitted in section 70.191.
 4. Nonhabitable park or recreation structures.
 5. ~~Signs: See section 70.186.~~
- D. Conditional uses in the UC district are as provided in section 70.191.

70.210 F-1 floodland district

- A. *Intent.* The F-1 floodland district is intended to preserve lands that are unsuitable for intensive development due to poor natural soil conditions and periodic flood inundation as essentially open space and natural use and thereby maintain and improve water quality, prevent flood damage, protect wildlife habitats. The F-1 floodland district shall include all land and water area lying within the channel of a river or stream and those portions of the floodplain adjoining the channel that are required to carry and discharge the regional flood waters or as delineated on the Village's Shoreland, Wetland and Floodplain Zoning Map.
- B. *Permitted uses.* Uses within the F-1 floodland district are limited to uses expressly permitted under chapter 70 of the Village Zoning Code, regarding the Shoreland, Wetland, and Floodplain Zoning ordinance.

70.211 Shoreland-Wetland District

70.212 WHD walkable hamlet district

Excerpts from Current Zoning Code

G. *Use and design standards.*

1. *Permitted neighborhood uses.* In order to achieve the proximity necessary to make neighborhoods walkable, it is important to mix land uses. A walkable hamlet should consist of a mix of residential uses, a mixed use area, and open space as provided below:
 - a. *Residential dwellings.* The cornerstone of a WHD are the residences. Therefore, the following represents permitted residential dwellings within the WHD:
 - i. *Single-family dwellings.* These dwellings must reside on parcels of land no smaller than 10,890 square feet (one-quarter-acre) of land with a minimum living space of 1,300 square feet, or as reviewed and approved by the Plan Commission. The average lot size in WHD developments shall be not less than 14,520 square feet (one-third-acre), where 50 percent of all lots must be at this lot size. The maximum lot size may exceed 21,780 square feet (one-half-acre) but shall only be calculated as a one-half-acre lot size.
 - ii. Where single-family dwellings exist side by side no less than 25 feet or no more than 50 feet of open space may exist between adjacent dwellings and/or their added amenities (decks, porches, sheds, garages, etc.).
 - iii. Every qualified WHD must contain a majority of buildings classified as single-family dwellings.
 - iv. *Multi-family dwellings.* This includes two-family dwellings and senior independent housing. When integrated into the WHD these dwellings shall fit uniformly in line with the single-family area of development. This requires conforming to a uniform setback and spacing between units, where applicable and based upon the review and approval of the Plan Commission.
 - v. Accessory storage or detached garage buildings shall not exceed 700 square feet of storage space. Larger accessory buildings are subject to Plan Commission review and approval.
 - vi. "Special needs" housing, such as community living arrangements and assisted living facilities. These dwellings are required to conform to the guidelines indicated above for single-family dwellings and multi-family dwellings.
 - b. Mixed-use areas consisting of commercial, residential, civic or institutional, and open space uses are identified below. If at all possible, residential units should be within one-quarter to one-half mile, or a 15 minute walk, from existing or proposed commercial, civic, and open space areas. Individual commercial businesses shall not exceed a ground level footprint of 10,000 square feet in building size and may be above ground as high as two stories, not to exceed a roof height of 45 feet. Additional allowances may be made for steeples, cupolas, turrets, or similar projections insofar as they do not compromise the aesthetics of the development. Commercial business and retail business lots shall be within or adjacent to a square or park or collector street within the walkable hamlet. Special considerations may be given for buildings with larger footprints if the exterior design provides for aesthetic breaks that give the sense of multiple businesses, though being one building. Civic use structures and property may be strategically placed within residential areas provided considerations are made for increased traffic concerns.
 - i. *Commercial uses:*
 - (1) Food services such as: neighborhood grocery stores; butcher shops; bakeries; restaurants, cafes, coffee shops, ice cream parlors, or other food service uses compatible to those permitted in the zoning ordinance, in B-1, B-2 and B-3 business districts, are permitted in the WHD. Food services not permitted are those providing drive-through services. Other food service-related uses,

Excerpts from Current Zoning Code

such as a tavern, may only be permitted upon conditional use approval. Conditional uses may be considered, as stated in the zoning ordinance, in B-1, B-2 and B-3 business districts. These uses require Village Board approval.

- (2) Retail uses such as: florists or nurseries, hardware stores, gift stores, antique stores, stationery stores, book stores, theaters, studios, galleries and shops of artists and artisans, second-hand stores, stores selling educational or home accent items or other retail uses compatible to those permitted in the zoning ordinance, in B-1, B-2 and B-3 business districts, are permitted in the WHD. Retail uses not permitted are those demanding high traffic volumes or those that would have an appearance contrary to the thematic look of the development. The Planning and Zoning Administrator must review the type of retail use to determine if the use meets the conditions as stated in this ordinance to be a permitted use, conditional use, or if not permitted, based on uses stated in the zoning ordinance for a B-1, B-2 or B-3 business district.
 - (3) Services such as: day care centers, music studios, dance studios, fitness centers, professional and medical offices, banks, barbers, or salons or other services compatible to those permitted in the zoning ordinance, in B-1, B-2 and B-3 business districts, are permitted in the WHD. Gas station(s) and their uses, including other uses that incorporate drive-through facilities as part of their operation must receive Village Board approval as a conditional use. Gas stations and/or other environmentally sensitive uses, such as a neighborhood laundromat, are subject to additional plan review with respect to groundwater protection.
 - (4) Accommodations such as bed and breakfast establishments, and small hotels or inns are permitted uses in the WHD.
- ii. *Residential uses:*
- (1) Consistent with subsection (G)(1)(a) of this WHD ordinance for single-family dwellings; or
 - (2) Located on upper floors above commercial uses or to the rear of storefronts; or
 - (3) That combine a residence and the resident's workplace ("live-work" units). This may be achieved with first floor commercial/office space in a retail building.
- iii. *Civic or institutional uses:*
- (1) Municipal offices, police, fire stations, libraries, museums, community meeting facilities, and post offices (these may be substations).
 - (2) Transit shelters.
 - (3) Places of worship.
 - (4) Educational facilities.
 - (5) Cemeteries.
- iv. *Open space uses:*
- (1) Central or community square.
 - (2) Neighborhood park.
 - (3) Playground.
 - (4) Aesthetic or communal gardens.
 - (5) Non-motorized pathways including hiking and equestrian trails.
- c. Open space uses identified below should be incorporated in the walkable hamlet as

Excerpts from Current Zoning Code

appropriate.

- i. Environmental corridors;
- ii. Non-motorized designated passage corridors;
- iii. Protected natural areas;
- iv. Community parks;
- v. Streams, ponds, and other water bodies;
- vi. Stormwater detention/retention facilities;
- vii. Wooded areas;
- viii. Non-commercial sledding hills;
- ix. Communal athletic fields;
- x. Aesthetic and communal gardens.

70.213 Floodplain district

70-214 NAC-1 Neighborhood Activity Center District

- A. Permitted principal uses in the NAC-1 district include the following, provided that no building for such use exceeds 15,000 square feet:
1. Day care facilities
 2. Finance, insurance and real estate services including, but not limited to, banks, insurance offices, and security brokers.
 3. ~~Fitness Centers~~
 4. General offices, including, but not limited to professional offices, doctors offices, and veterinarians.
 5. Government offices, including, but not limited to, post offices, local governmental offices, and schools.
 6. Personal and professional service establishments which perform services on the premises, including, but not limited to, watch repair shops, computer repair shops, tailor shops, beauty parlors or barber shops, photographic studios, dry cleaners, and copy/print shops.
 7. Retail trade establishments which supply convenience and specialized goods and services, including, but not limited to, groceries, meats, dairy products, baked goods, convenience goods, drugs, dry goods, floral, sporting goods, and notions.
- B. Permitted accessory uses in the NAC-1 district are as follows:
1. Garages for storage of vehicles, equipment, and supplies used in conjunction with the operation of the permitted business
 2. ~~Off street parking and loading areas and driveways~~
 3. ~~Signage that meets the requirements of Chapter 62~~
- C. Conditional uses in the NAC-1 district are as follows:
1. Fuel Service Stations
 2. Places of entertainment for the general public, including, but not limited to comedy clubs and indoor theaters
 3. Restaurants
 4. Any building for a permitted principal use or a specified conditional use that exceeds 15,000 gross square feet

70-215 Office/Light Industrial Zoning District

- B. Permitted principal uses in the Office/Light Industrial District are as follows:
1. General offices, including, but not limited to professional offices, doctors offices, and veterinarians.
 2. Finance, insurance and real estate services including, but not limited to, banks, insurance offices, and security brokers

Excerpts from Current Zoning Code

3. Self storage facilities
 4. Distribution centers
 5. ~~Manufacturer of textiles, furniture, and cabinets~~
 6. ~~Research laboratories~~
 7. Construction and contracting uses, which may include building contractors, carpentry services, landscaping services, etc.
 8. Light manufacturing, such as light metal fabrication, production of machine tools, assembly of materials, goods, or products from previously prepared materials
- C. Permitted accessory uses in the Office/Light Industrial District are as follows:
1. Enclosed areas for the storage of materials, other than explosive or flammable materials or substances used in the manufacturing or fabrication process.
 2. Garages for the storage of vehicles used in conjunction with the operation of a permitted use.
 3. ~~Off Street parking and loading areas.~~
 4. ~~Signage as permitted by Chapter 62~~
- D. There are no conditional uses within the Office/Light Industrial District.

70-216 BMU Business Mixed Use Zoning District

- E. Permitted principal uses in the Business Mixed Use District are as follows:
1. General offices, including, but not limited to, professional offices, doctors offices, and veterinarian offices.
 2. Distribution centers
 3. ~~Manufacturer of textiles, furnitures, and cabinets~~
 4. ~~Research laboratories~~
 5. Construction and contracting uses, which may include building contractors, carpentry services, landscaping services, etc.
 6. Automobile and truck rentals
 7. Daycare facilities
 8. ~~Fitness Centers~~
- F. Permitted accessory uses in the Business Mixed Use District are as follows:
1. Enclosed areas for the storage of materials, other than explosive or flammable materials or substances used in the manufacturing or fabrication process.
 2. Garages for the storage of vehicles used in conjunction with the operation of a permitted use.
 3. ~~Off Street parking and loading areas.~~
 4. ~~Signage as permitted by Chapter 62~~
- G. Conditional uses in the Business Mixed Use District are as follows:
1. Fuel Service Stations
 2. Restaurants
 3. Self storage facilities

Land Use Descriptions

Series /Land Use	Description
1 Agriculture	
1.01 Agriculture-support service (NEW)	<p>Description: A place primarily involved in (1) providing agricultural supplies, agricultural equipment, agricultural inputs, or agricultural services; (2) storing, processing, or handling raw agricultural commodities; (3) slaughtering livestock; (4) marketing livestock; and/or (5) processing agricultural byproducts or wastes. Examples include (1) a grain warehouse, potato warehouse, or other warehouse that stores raw agricultural commodities received from farms; (2) a dairy plant that processes or handles milk from farms; (3) a meat slaughter establishment; (4) a food processing plant that processes raw agricultural commodities received from farms; (5) a feed mill or rendering plant that processes raw agricultural commodities or agricultural by-products received directly from farms, or supplies animal feed directly to farms; (6) an ethanol plant, bio-diesel plant, communal manure digester, pelletizing plant, or other facility that processes raw agricultural commodities, agricultural by-products or agricultural wastes (received directly from farms) to produce fuel or other products; (7) a sawmill or other facility that processes wood or other forest products received directly from farms; (8) a facility that provides farm inputs such as fertilizer, pesticides, seed, or feed directly to farms; and (9) a facility that is primarily engaged in providing agronomic services to farms.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each employee on the largest work shift</p> <p>Supplemental Standards:</p>
1.02 Apiculture	<p>Description: The keeping of domestic honey bees to (i) collect their honey and other products that the hive produces, (ii) pollinate plants, or (iii) produce bees for sale to other beekeepers.</p> <p>Districts Allowed by Right: A-1</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: On-site parking is not required</p> <p>Supplemental Standards:</p>
1.03 Aquaculture	<p>Description: A place where fish, bait, and other aquatic animals are produced out of doors.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each employee on the largest work shift</p> <p>Supplemental Standards:</p>
1.04 Farm implement sales and service	<p>Description: A place where farm implements and other related equipment are offered for rent, sale, lease, or exchange, or are taken on consignment. This use may include the repair of such implements and equipment as a subordinate use.</p> <p>Districts Allowed by Right: B-4</p> <p>Districts Allowed as a Conditional Use:M-4</p> <p>Parking Requirements: 1 space for each 600 square feet of gross floor area plus 1 space per 300 square feet of outdoor display area for each motor vehicle to be displayed, plus any required spaces for other uses such as service garages</p> <p>Supplemental Standards:</p>
1.05 General cultivation	<p>Description: A place where nursery stock, trees, sod, fruit, vegetables, flowers, agricultural crops and forage, and other plants typically grown by agricultural operations in the region are grown.</p> <p>Districts Allowed by Right: A-1</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: On-site parking is not required</p> <p>Supplemental Standards:</p>
1.06 Livestock raising	<p>Description: The term does not include commercial feedlots and fur farms.</p> <p>Districts Allowed by Right: A-1</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each employee on the largest work shift</p> <p>Supplemental Standards:</p>

1.07 Production of cheese or sausage	<p>Description: The production of cheese and/or sausage as an incidental use to an existing farm operation.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use:A-2</p> <p>Parking Requirements: 1.5 space for each employee</p> <p>Supplemental Standards:</p>
1.08 Small-batch dairy processing	<p>Description: Processing of dairy products including but not limited to pasteurization, cheesemaking, production of processed dairy products and bottling of liquid milk products not to exceed 400,000 gallons in volume per calendar year.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use:B-1</p> <p>Parking Requirements: 1 space for each employee on the largest work shift</p> <p>Supplemental Standards:</p>

2 Resource-Based Uses

2.01 Dam	<p>Description: An artificial barrier in or across a navigable watercourse which has the primary purpose of impounding or diverting water. A dam includes all appurtenant works, such as a dike, canal, or powerhouse.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each employee on the largest work shift</p> <p>Supplemental Standards:</p>
2.02 Forestry	<p>Description: The harvesting, thinning, and planting of trees and related forest management activities whether for commercial or noncommercial purposes. The term includes temporary skidding yards necessary to store and sort logs harvested on the premises. The term does not include on-site processing and permanent skidding yards.</p> <p>Districts Allowed by Right: A-2 P-1 A-1 UC LC</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: On-site parking is not required</p> <p>Supplemental Standards:</p>
2.03 Nonmetallic mine, general	<p>Description: A place where nonmetallic minerals (e.g., rock, slate, gravel, sand, topsoil) are removed from the ground by any method for use on-site or off-site for more than 5 years. Activities include excavating and transporting nonmetallic minerals, stockpiling of nonmetallic minerals, blending of nonmetallic minerals, blasting, grading, crushing, screening, scalping, and dewatering.</p> <p>Note: A non-metallic mine that is operated for less than 5 years or less is considered a temporary use.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use:M-5</p> <p>Parking Requirements: 1 space for each employee on the largest work shift</p> <p>Supplemental Standards:</p>
2.04 Open land	<p>Description: Land generally not in forestry or in agricultural production and may include wetland complexes, and land kept undeveloped for conservation purposes. Land may be enrolled in a federal agricultural commodity payment program or in a state or federal agricultural land conservation payment program, or a similar program.</p> <p>Districts Allowed by Right: UC LC</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: On-site parking is not required</p> <p>Supplemental Standards:</p>
2.05 Sportsmen's club	<p>Description: A place where club members are able to hunt and fish, pursuant to state laws and any local laws. This use may include a club house and buildings for maintenance shops. (New - definition)</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use:A-2</p> <p>Parking Requirements: Determined on a case-by-case basis</p> <p>Supplemental Standards:</p>

3 Residential

3.01 Boardinghouse	<p>Description: A place where lodging is furnished by pre-arrangement for compensation for 4 or more persons, not members of a family, but not exceeding 12 persons and not open to transient customers.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use:B-3</p> <p>Parking Requirements: 1 space for each bedroom that is offered for rent, plus other parking requirements for principal residents</p> <p>Supplemental Standards:</p>
3.02 Mixed-use housing	<p>Description: One or more dwelling units located on the second floor of commercial building with a retail use and/or a professional office on the first floor.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use:B-3 M-4</p> <p>Parking Requirements: 2 spaces for each dwelling unit</p> <p>Supplemental Standards: There shall also be a minimum gross floor area of 750 square feet for an efficiency-type or one-bedroom dwelling and 900 square feet for a two-bedroom unit. A dwelling unit with more than two bedrooms is not be allowed.</p>
3.03 Single-family dwelling	<p>Description: A building containing one dwelling unit that is situated on one lot and is not attached to any other dwelling unit by any means. The term includes manufactured homes, modular homes, panelized homes, pre-cut homes, and site-built homes, but excludes mobile homes.</p> <p>Districts Allowed by Right: A-2 RS-1 RS-1B RS-2 RS-3 RS-4 A-1 F-1 UC WHD RS-1R</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 2 spaces for each dwelling</p> <p>Supplemental Standards: (a) The dwelling shall be set on a full basement or other permanent enclosed structure in accordance with the state uniform dwelling code. The structure shall not rest upon a metal frame where the foundation meets the sills or floor joists.</p> <p>(b) The dwelling shall have a minimum width of 24 feet and a core area of living space at least 24 feet by 24 feet.</p> <p>(c) The dwelling shall have a pitched roof with a minimum slope of four to 12 and eaves extending beyond the nearest vertical wall a minimum of 12 inches.</p> <p>(d) The roofing shall be asphalt shingles or comparable roofing, but excluding metal roofing.</p>
3.04 Two-family residence (duplex)	<p>Description: A building containing 2 dwelling units that is situated on one lot. The units may be rented or owned as in a condominium. (Sometimes referred to as duplex.)</p> <p>Districts Allowed by Right: WHD Rd-2</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 2 spaces for each dwelling</p> <p>Supplemental Standards:</p>
4 Special Care Facilities	
4.01 Adult family home	<p>Description: A place licensed by the state under s. 50.033(1m), Wis. Stats.</p> <p>Note: An adult family home can either be a principal use or an accessory use. If the operator does not live in the residence with the adults, it is considered a principal use.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each 2 adults the facility is licensed by the state to accommodate; plus 1 space for each employee on the largest work shift</p> <p>Supplemental Standards:</p>
4.02 Community living arrangement, 16 or more residents	<p>Description: Any one of the following with 16 or more residents (1) a residential care center for children and youth as defined in s. 48.02(15d), Wis. Stats., operated by a child welfare agency licensed under s. 48.60, Wis. Stats.; (2) a group home for children as defined in s. 48.02(7), Wis. Stats.; and (3) a community-based residential facility as defined in s. 50.01(lg), Wis. Stats. The term does not include adult family homes, as defined in s. 50.01, Wis. Stats.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space per each 3 residents</p> <p>Supplemental Standards:</p>

4.03 Community living arrangement, 8 or fewer residents	<p>Description: Any one of the following with 8 or fewer residents (1) a residential care center for children and youth as defined in s. 48.02(15d), Wis. Stats., operated by a child welfare agency licensed under s. 48.60, Wis. Stats.; (2) a group home for children as defined in s. 48.02(7), Wis. Stats.; and (3) a community-based residential facility as defined in s. 50.01(lg), Wis. Stats. The term does not include adult family homes, as defined in s. 50.01, Wis. Stats.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use:RS-1 UC</p> <p>Parking Requirements: 3 spaces</p> <p>Supplemental Standards: In addition to meeting the requirements in the zoning code, community living arrangements shall also comply with applicable state law including, but not limited to, sec. 62.23(7)(i), Wis. Stats.</p>
4.04 Community living arrangement, 9 to 15 residents	<p>Description: Any one of the following with more than 8 but fewer than 16 residents (1) a residential care center for children and youth as defined in s. 48.02(15d), Wis. Stats., operated by a child welfare agency licensed under s. 48.60, Wis. Stats.; (2) a group home for children as defined in s. 48.02(7), Wis. Stats.; and (3) a community-based residential facility as defined in s. 50.01(lg), Wis. Stats. The term does not include adult family homes, as defined in s. 50.01, Wis. Stats.</p> <p>Districts Allowed by Right: RS-1B RS-2 RS-4 UC RS-1A</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 4 spaces</p> <p>Supplemental Standards: In addition to meeting the requirements in the zoning code, community living arrangements shall also comply with applicable state law including, but not limited to, sec. 62.23(7)(i), Wis. Stats.</p>
4.05 Foster home and treatment foster home	<p>Description: A place licensed by the state for the care of foster children and which is operated by a corporation, child welfare agency, church, or other such entity.</p> <p>Note: See s. 48.62, Wis. Stats. A foster home and treatment foster home can either be a principal use or an accessory use. If the operator lives in the residence with the children, it is considered an accessory use.</p> <p>Districts Allowed by Right: RS-1 RS-1B RS-2 RS-4 UC</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each employee on the largest work shift</p> <p>Supplemental Standards:</p>
4.06 Group day care center	<p>Description: A place licensed as a day care by the state where care is provided for 9 or more children. This use may include outdoor play areas, playhouses, and related recreational equipment, such as swings, slides, basketball hoops, and jungle gyms.</p> <p>Note: A family day care home (4-8 children) is considered an accessory use and is therefore listed in the 17 series.</p> <p>Districts Allowed by Right: WHD</p> <p>Districts Allowed as a Conditional Use:B-3</p> <p>Parking Requirements: 1 space for each 2 children the facility is licensed by the state to accommodate; plus 1 space for each employee on the largest work shift</p> <p>Supplemental Standards: All principal structures and uses must be located at least 40 feet from any lot line.</p>
4.07 Group day care center (company)	<p>Description: A place licensed as a day care by the state where care is provided for 9 or more children and which is intended for families working at the business. This use may include outdoor play areas, playhouses, and related recreational equipment, such as swings, slides, basketball hoops, and jungle gyms.</p> <p>Note: A family day care home (4-8 children) is considered an accessory use and is therefore listed in the 17 series.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each employee on the largest work shift</p> <p>Supplemental Standards:</p>

4.08 Hospice care center (NEW)	<p>Description: A place licensed by the state that provides palliative and supportive care and a place of residence to individuals with terminal illness and provides or arranges for short-term inpatient care as needed.</p> <p>Note: See s. 50.90(1), Wis. Stats.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each 2 residents at capacity; plus 1 space for each employee on the largest work shift</p> <p>Supplemental Standards:</p>
4.09 Nursing home	<p>Description: A place where 5 or more persons who are not related to the operator or administrator reside, receive care or treatment and, because of their mental or physical condition, require 24-hour nursing services, including limited nursing care, intermediate level nursing care, and skilled nursing services. The term does not include (1) a convent or facility owned or operated exclusively by and for members of a religious order that provides reception and care or treatment of an individual, (2) a hospice as defined in state law, or (3) a residential care apartment complex as defined in state law.</p> <p>Note: See s. 50.01(3), Wis. Stats.</p> <p>Districts Allowed by Right: I-1</p> <p>Districts Allowed as a Conditional Use:B-3</p> <p>Parking Requirements: 1 space for each 3 beds; plus 1 space for each employee on the largest work shift</p> <p>Supplemental Standards:</p>
4.10 Retirement home (assisted living)	<p>Description: A place where individuals, generally 62 years of age or older, may occupy independent dwelling units. The units may be rented or owned as in a condominium. This use may include common areas for dining and entertainment and limited on-site commercial and medical facilities for the exclusive use of residents.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use:B-3</p> <p>Parking Requirements: 0.5 space for each dwelling unit, plus 1 space for each employee on the largest work shift</p> <p>Supplemental Standards: In the B-3 zoning district, densities shall not exceed one living unit per net acre.</p>

5 Group Accommodations

5.01 Campground

Description: A place where members of the general public may set up tents, campers, and trailers of all types, and recreational vehicles for camping and sleeping purposes. Accessory uses may include individual cabins, a dwelling unit for the manager of the campground, and one or more buildings to house a laundromat and retail sales for the convenience of campground guests, an office, maintenance equipment, supplies, and related materials.

Districts Allowed by Right: none

Districts Allowed as a Conditional Use:P-1

Parking Requirements: 1 space at each camping space; plus 1 space at the office, if one is provided, for each 15 camping spaces

Supplemental Standards:

Licensed under and operated in conformance with the requirements of HFS 178 of the Wisconsin Administrative Code that meet the following additional conditions and requirements:

- (1) The minimum size of a campground shall be 10 gross acres.
- (2) The maximum number of individual campsites shall be 12 per net acre.
- (3) The minimum dimensions of a campsite shall be 50 feet wide by 70 feet long.
- (4) Each campsite shall be separated from other campsites within the campground by a yard area not less than 15 feet wide.
- (5) No individual campsite shall be located closer than 75 feet from a public highway or road right-of-way, nor closer than 40 feet to any other property boundary.
- (6) Each campground shall be completely enclosed except for permitted entrances and exits by either a temporary planting of fast-growing plant material, capable of reaching a height of 10 feet or more within two years, or a permanent evergreen planting, the individual trees to be of such a number and so arranged that within 10 years a dense screen will be formed. Such permanent planting shall be grown or maintained to a height of not less than 10 feet.

5.02 Group recreation camp

Description: A place where members of an association or other similar group, which operates the premises, and their invited guests may set up tents, campers and trailers of all types, and recreational vehicles for camping and sleeping purposes or stay overnight in a lodge, cabin, or other similar accommodation. Accessory uses may include a dwelling unit for the manager of the camp, sleeping accommodations for resident staff, and one or more buildings to house guest services, administrative offices, recreational facilities, maintenance equipment, supplies, and related materials. The term includes youth camps and church camps.

Districts Allowed by Right: P-1

Districts Allowed as a Conditional Use: none

Parking Requirements: 1 space at each camping space; plus 1 space at the office, if one is provided, for each 15 camping spaces

Supplemental Standards:

5.03 Overnight lodging	<p>Description: A place where individual guest rooms with private bathrooms are offered to transient guests for rent. This use may also include (1) recreational/fitness rooms and a food service area for the exclusive use of guests and (2) banquet facilities for meetings and other gatherings. The term includes hotels and motels but does not include bed and breakfasts.</p> <p>Districts Allowed by Right: WHD B-4</p> <p>Districts Allowed as a Conditional Use:B-2</p> <p>Parking Requirements: 1 space for each guest room and 1 space for each employee on the largest work shift, plus any required spaces for other uses such as restaurants or banquet facilities</p> <p>Supplemental Standards:</p>
5.04 Resort (NEW)	<p>Description: A place with lodging facilities and on-site amenities primarily intended for the use of overnight guests. Guest rooms may be located in one or more buildings and may include kitchen facilities. In addition to lodging facilities and recreational amenities, such as golf, horseback riding, or lake/beach access, a resort may also include a lodge or other gathering place for guests, dining facilities, administrative facilities, and maintenance and storage facilities.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each guest room; plus 1 space for each employee on the largest work shift</p> <p>Supplemental Standards:</p>
6 Food and Beverage Sales	
6.01 Brewpub (NEW)	<p>Description: A place where fermented malt beverages are manufactured and those beverages, along with other beverages and food, are offered for retail sale and on-site consumption.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each 3 patron seats or 1 space for each 300 square feet of gross floor area devoted to patron service, whichever is greater; plus 1 for each employee on the largest work shift</p> <p>Supplemental Standards:</p>
6.02 Restaurant (generic term)	<p>Description: A place where food and beverages are offered for retail sale for on-site or off-site consumption, and where the on-site consumption of fermented malt beverages, wine, or liquor, if any, is clearly secondary and subordinate to the sale of food and nonalcoholic beverages. A restaurant may also prepare food as part of a catering business. The term does not include a grocery store with a food service section.</p> <p>Districts Allowed by Right: B-4</p> <p>Districts Allowed as a Conditional Use:B-2 M-4</p> <p>Parking Requirements: 1 space for each 100 square feet of gross floor area</p> <p>Supplemental Standards:</p>
6.03 Restaurant, fast-food	<p>Description: An establishment where patrons order food and drink at a counter. The food or drink may be consumed on-site or off-site.</p> <p>Districts Allowed by Right: B-4</p> <p>Districts Allowed as a Conditional Use:B-2 M-4</p> <p>Parking Requirements: 1 space for each 3 patron seats or 1 space for each 300 square feet of gross floor area devoted to patron service, whichever is greater; plus 1 for each employee on the largest work shift</p> <p>Supplemental Standards:</p>
6.04 Restaurant, standard	<p>Description: An establishment where patrons order food and drink from a waiter or waitress while seated inside a building and the food and drink is delivered to the customer's table where it is consumed.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each 100 square feet of gross floor area</p> <p>Supplemental Standards:</p>

6.05 Tavern	<p>Description: A place where fermented malt beverages, wine, or liquor are offered for retail sale for on-site consumption and where food consumption, if any, is clearly secondary and subordinate to the sale of alcoholic beverages. The term includes bars, drinking establishments, sports bar, and lounges.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use:B-2 B-3 M-4</p> <p>Parking Requirements: 1 space for each 3 patron seats or 1 space for each 300 square feet of gross floor area devoted to patron service, whichever is greater; plus 1 for each employee on the largest work shift</p> <p>Supplemental Standards:</p>
7 Vehicle Sales and Services	
7.01 Marine sales and service	<p>Description: A place where watercraft are offered for rent, sale, lease, or exchange, or are taken on consignment. This use may include the repair of watercraft as a subordinate use to the extent deemed appropriate by the Plan Commission.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use:B-3</p> <p>Parking Requirements: 1 space for each 600 square feet of gross floor area plus 1 space per 300 square feet of outdoor display area for each motor vehicle to be displayed, plus any required spaces for other uses such as service garages</p> <p>Supplemental Standards:</p>
7.02 Trailer sales or rentals	<p>Description: A place where new and used trailers are offered for rent, sale, lease, or exchange, or are taken on consignment. This use may include the repair of such vehicles as a subordinate use.</p> <p>Districts Allowed by Right: B-4</p> <p>Districts Allowed as a Conditional Use:M-4</p> <p>Parking Requirements: 1 space for each 600 square feet of gross floor area plus 1 space per 300 square feet of outdoor display area for each motor vehicle to be displayed, plus any required spaces for other uses such as service garages</p> <p>Supplemental Standards:</p>
7.03 Truck stop	<p>Description: A place where fuels primarily for tractor trucks are offered for retail sale. Ancillary uses are limited to retail sale of motor vehicle fuel for cars, motorcycles, and light trucks; retail sale of food and beverages; a restaurant; sleeping quarters; overnight parking; a truck wash; truck scales; tire repair and sales; light maintenance activities, such as engine tune-ups, lubrication, and minor repairs; and other incidental uses customarily associated with a truck stop. The term does not include transferring or off-loading of goods, or long-term storage or parking of vehicles.</p> <p>Districts Allowed by Right: B-4</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each 300 square feet of gross floor area</p> <p>Supplemental Standards:</p>
7.04 Truck-trailer rental establishment (NEW)	<p>Description: A place where trucks, utility trailers, and related items are kept and rented out, generally to those moving their personal and household belongings. This use may include the repair of such vehicles and trailers as a subordinate use to the extent deemed appropriate by the Plan Commission.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each 7 trucks and trailers potentially stored on site, plus 1 space for each employee on largest work shift</p> <p>Supplemental Standards:</p>
7.05 Vehicle fuel station	<p>Description: A place where fuels for cars, motorcycles, and light trucks are offered for retail sale. Ancillary uses are limited to the retail sale of food and beverages and light maintenance activities, such as engine tune-ups, lubrication, and minor repairs. The term does not include truck stops or similar uses.</p> <p>Districts Allowed by Right: B-4</p> <p>Districts Allowed as a Conditional Use:B-2 B-3 M-4</p> <p>Parking Requirements: 1 space per 300 square feet of gross floor area, plus any required spaces for other uses such as repair garages or restaurants</p> <p>Supplemental Standards: All service islands and pumps shall meet the setback requirements for the zoning district.</p>

7.06 Vehicle repair shop	<p>Description: A place where motor vehicles, such as cars, motorcycles, and light trucks, are typically left overnight for maintenance, service, or repair. Typical services include transmission repair, body work and painting, vehicle upholstery, engine repair and overhauls, and similar activities.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use:B-3</p> <p>Parking Requirements: 2.5 spaces for each service bay; plus 1 for each employee on the largest work shift</p> <p>Supplemental Standards:</p>
7.07 Vehicle sales and service	<p>Description: A place where new and used cars, light trucks, motorcycles, mopeds, snowmobiles, and all-terrain vehicles (ATVs) are offered for rent, sale, lease, or exchange, or are taken on consignment. This use may include the repair of such vehicles as a subordinate use to the extent deemed appropriate by the Plan Commission.</p> <p>Districts Allowed by Right: B-4 B-2</p> <p>Districts Allowed as a Conditional Use:B-3 M-4</p> <p>Parking Requirements: 1 space for each 300 square feet of gross floor area, plus 1 space for each employee on the largest work shift</p> <p>Supplemental Standards:</p>
8 General Sales and Services	
8.01 Commercial kennel	<p>Description: A place not qualifying as a private kennel or a hobby kennel where dogs, cats, or other domesticated animals over 6 months of age are housed for the purpose of boarding, breeding, training, or sale. The term includes animal day care, boarding kennels, dog motels, and dog training centers. The term does not include animal hospitals, animal grooming parlors, or pet shops.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use:A-1</p> <p>Parking Requirements: 1 space for each 300 square feet of gross floor area</p> <p>Supplemental Standards:</p>
8.02 Commercial stable	<p>Description: A place where horses, donkeys, and other similar domesticated animals are kept for boarding, instructional purposes, or hire on trail rides.</p> <p>Districts Allowed by Right: A-2</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each stable stalls (or equivalent)</p> <p>Supplemental Standards:</p>
8.03 Financial services	<p>Description: A place where financial and banking services are offered. The term includes banks, savings and loan institutions, other lending institutions, auto title loan businesses, and payday loan businesses.</p> <p>Districts Allowed by Right: B-1 B-2 B-3</p> <p>Districts Allowed as a Conditional Use:M-4</p> <p>Parking Requirements: 1 space for each 300 square feet of gross floor area</p> <p>Supplemental Standards:</p>
8.04 Funeral home	<p>Description: A place where the deceased may be prepared for burial or cremation and people may gather for visitation or funeral ceremonies. The indoor display of funeral equipment may also occur. The term includes mortuaries.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use:B-3</p> <p>Parking Requirements: 1 space for each 3 patron seats at the maximum capacity; plus 1 space for each employee on the largest work shift</p> <p>Supplemental Standards:</p>
8.05 General office	<p>Description: Examples include real estate, insurance, accounting, architecture, engineering, and similar.</p> <p>Districts Allowed by Right: B-1 B-2 B-3 M-4</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space per 200 square feet of gross floor area</p> <p>Supplemental Standards:</p>

8.06 General repair	<p>Description: A place where consumer goods such as shoes, bicycles, furniture, appliances, and business equipment are repaired. The term does not include repair of motor vehicles or industrial equipment.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each 450 square feet of gross floor area</p> <p>Supplemental Standards:</p>
8.07 General retail, 15,000 square feet or less	<p>Description: One or more establishments providing retail services in a single building with a floor area of 15,000 square feet or less. The goods offered for sale are primarily stored inside of an enclosed building. Examples include baked goods stores, candy/confectionary stores, clothing stores, pharmacies, florists, fruit and/or vegetable stores, bookstores, gift stores, grocery stores, hardware stores, hobby shops, meat, fish or poultry markets, optical stores, art studios, photo and film pickup stores, shoe stores, soda and ice cream stores, sporting goods stores, tobacco stores, and variety stores.</p> <p>Districts Allowed by Right: B-3</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each 300 square feet of gross floor area</p> <p>Supplemental Standards:</p>
8.08 General retail, more than 15,000 square feet	<p>Description: One or more establishments providing retail services in a single building with a floor area of more than 15,000 square feet. The goods offered for sale are primarily stored inside of an enclosed building. Examples include baked goods stores, candy/confectionary stores, clothing stores, pharmacies, florists, fruit and/or vegetable stores, bookstores, gift stores, grocery stores, hardware stores, hobby shops, meat, fish or poultry markets, optical stores, art studios, photo and film pickup stores, shoe stores, soda and ice cream stores, sporting goods stores, tobacco stores, and variety stores.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each 300 square feet of gross floor area</p> <p>Supplemental Standards:</p>
8.09 General services	<p>Description: A place where services not otherwise included in any other service type category are offered. The term includes photography studios, weight loss centers, commercial postal services, beauty shops, pet grooming shops, photocopying and printing services, linen services, dry cleaning services, and diaper services.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each 300 square feet of gross floor area</p> <p>Supplemental Standards:</p>

8.10 Indoor shooting range **Description:** An indoor area where patrons shoot guns and bow and arrows for target practice.

Districts Allowed by Right: none

Districts Allowed as a Conditional Use:P-1

Parking Requirements: 1 space per 150 square feet of gross floor area

Supplemental Standards:

(a) The building and method of operation shall conform to all applicable State and Federal standards for environmental protection and occupational health and safety. The applicant shall identify all such standards and demonstrate how the building and operation will comply including identification of any related state or federal reporting, inspection and permitting requirements.

(b) The design and construction of the shooting range shall completely confine all ammunition rounds within the building in a safe, controlled manner.

1. Compliance shall be demonstrated by plans, certified by an architect or engineer license or certified by the State of Wisconsin with demonstrated experience in indoor shooting range design.

2. Compliance with the standards and recommendations of the most current versions of the Range Design Criteria of the U.S. Department of Energy, Office of Health, Safety and Security or the national Rifle Association Range Source Book shall be prima facie evidence of satisfaction of this condition. Under no circumstance shall the applicant be relieved of his obligation to comply with any requirement otherwise imposed by State, Federal or local law.

3. The plans shall specify the type and caliber of ammunition the shooting range is designed to confine. No ammunition shall be used, stored, sold or possessed within the indoor shooting range that exceeds the certified design and construction specification for the shooting range.

(c) The applicant shall demonstrate that the operation shall not be a nuisance to neighboring property or other likely neighboring property uses including nuisances related to air quality and noise.

(d) A security plan shall be established for the building securing the building from unauthorized entrants as well as security for any firearms stored on the premises. No firearms shall be stored on the premises unless they are stored in a gun safe or other secure storage facility or container approved by the Washington County Sheriff's Office.

(e) The shooting range shall establish clear rules and procedures for the health, safety and order of the operation, its employees and patrons consistent with accepted industry practices which shall be conspicuously posted at the shooting range.

(f) On-site supervision of the range shall be provided at all times by an adult who is an experienced shooting range operator. The shooting range operator shall be responsible for taking all reasonable actions to assure the conduct of employees and patrons and the conditions of health, safety and order of the shooting range comply with all related rules and

procedures.

(g) No person under the age of 18 shall be permitted within the shooting range unless accompanied by an adult at all times. This condition shall not apply to prohibit minors from participating in firearms safety classes supervised by a qualified adult instructor.

(h) Unless preempted by State or Federal law, the Plan Commission may establish additional conditions or requirement including reporting or inspection requirements if it determines such conditions or requirements are reasonably necessary to protect the public health safety and welfare of the residents. Consideration shall be given to the cost and burden of such additional requirements upon the operation and upon Village resources compared to the additional public benefit to be achieved, industry practices and evidence of experiences with similar operations in other communities.

8.11 Instructional studio	<p>Description: A place where instruction, training, or tutelage is offered in such areas as gymnastics, dance, art, music, and martial arts.</p> <p>Districts Allowed by Right: B-1 B-2 B-3</p> <p>Districts Allowed as a Conditional Use:M-4</p> <p>Parking Requirements: 1 space for each student during the largest period of attendance; plus 1 space for each employee on the largest work shift</p> <p>Supplemental Standards:</p>
8.12 Landscape business	<p>Description: A place where a landscape contractor may establish a base of operation, which may include one or more of the following: retail sale of plant and landscape materials; office space; indoor and outdoor storage of materials, equipment, and machinery, such as trucks and heavy equipment; and shops for the repair of machinery and equipment owned by the operator.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each employee on the largest work shift; plus 1 space for each fleet vehicle parked on site</p> <p>Supplemental Standards:</p>
8.13 Veterinarian clinic	<p>Description: A place where medical services for small and large animals are offered. This use may include office space, medical labs, appurtenant facilities, and indoor and outdoor enclosures for animals under the immediate medical care of a veterinarian.</p> <p>Districts Allowed by Right: A-2</p> <p>Districts Allowed as a Conditional Use:A-1 B-3</p> <p>Parking Requirements: 1 space for each 300 square feet of gross floor area</p> <p>Supplemental Standards: When located in the B-3 district, all principal structures and uses must be 100 feet or more from any residential use.</p>
9 Recreation and Entertainment	
9.01 Common area improvement	<p>Description: Any agricultural or recreational use occurring in a common area within a residential development project (i.e., outlot) that involves the installation of buildings, structures, or other facilities, or, grading or other land-disturbing activities resulting in a total amount of land disturbance greater than the maximum allowed in the zoning district. Examples include stables and clubhouses for use by the property owners.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use:P-1</p> <p>Parking Requirements: Determined on a case-by-case basis</p> <p>Supplemental Standards:</p>

9.02 Driving range	<p>Description: A place where golfers practice driving golf balls from a fixed central location. This use may include one or more buildings and other structures directly related to the operation of this use, such as an office, snack bar, and buildings for housing maintenance equipment, supplies, and related materials.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each driving station</p> <p>Supplemental Standards:</p>
9.03 Indoor entertainment	<p>Description: A place where entertainment is offered within an enclosed building. The term includes theaters, movie theaters, dance halls, and theaters for performing arts. The term does not include adult-oriented establishments.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each 3 patron seats; plus 1 for each employee on the largest work shift</p> <p>Supplemental Standards:</p>
10 Governmental and Community Services	
10.01 Administrative government center	<p>Description: A place where government employees perform administrative functions on behalf of the public. The term includes administrative offices, post offices, and courthouses.</p> <p>Districts Allowed by Right: B-1 B-2 B-3</p> <p>Districts Allowed as a Conditional Use:M-4</p> <p>Parking Requirements: 1 space for each 300 square feet of gross floor area</p> <p>Supplemental Standards:</p>
10.02 Animal shelter	<p>Description: A place where stray or unwanted household pets are temporarily housed.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use:A-1</p> <p>Parking Requirements: 1 space for each 600 square feet of gross floor area; plus 1 space for each employee on the largest work shift</p> <p>Supplemental Standards:</p>
10.03 Cemetery	<p>Description: A place where human remains may be buried or interned. Accessory uses may include columbariums, mausoleums, crematories, and mortuaries when operated in conjunction with and within the boundaries of such area. The sale of cemetery merchandise, including monuments, markers, nameplates, vases and urns, and any services that are associated with supplying or delivering those goods or with the burial of human remains is allowed when accessory to the principal use.</p> <p>Districts Allowed by Right: WHD</p> <p>Districts Allowed as a Conditional Use:I-1</p> <p>Parking Requirements: 1 space for each 3 patron seats at the maximum capacity for a funeral home; plus 1 space for each employee on the largest work shift</p> <p>Supplemental Standards:</p>
10.04 Community center	<p>Description: A place where short-term and intermittent meetings or gatherings of individuals are held for purposes of sharing information, entertainment, social service, or similar activities. The term includes senior centers; neighborhood recreational centers; fraternal, social, or civic clubs; lodges; and union halls.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each 250 square feet of gross floor area or 1 space for each 4 patrons at design capacity, whichever is greater; plus 1 space for each employee on the largest work shift</p> <p>Supplemental Standards:</p>
10.05 Community garden (NEW)	<p>Description: A place where a group of unrelated individuals grow vegetables, fruits, and flowers for their personal use. A community garden can be divided into individual plots of land for the exclusive use of the person assigned each plot, or the entire garden may be a cooperative effort of any number of people, or a combination thereof.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each 10,000 square feet of land available for production</p> <p>Supplemental Standards:</p>

10.06 Golf course (NEW)	<p>Description: A place where individuals, for a fee or other consideration, play golf outdoors. This use may include one or more buildings and other structures directly related to the operation of this use, such as an office, game room with snack bar, and buildings for housing maintenance equipment, supplies, and related materials.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 36 spaces for each 9 holes of golf; plus 1 space for each employee on the largest work shift. If a tavern or restaurant is also part of the golf course facility, the parking requirements of such use shall be 50 percent of the requirement.</p> <p>Supplemental Standards:</p>
10.07 Health care clinic	<p>Description: A place where medical services are offered and patients do not stay overnight. The term includes dental clinics, medical offices, chiropractic offices, acupuncture centers, and sports medicine facilities. The term does not include those uses as classified as a health care center.</p> <p>Districts Allowed by Right: I-1 B-1 B-2 B-3</p> <p>Districts Allowed as a Conditional Use:M-4</p> <p>Parking Requirements: 1 space for each examination room or equivalent; plus 1 space for each 300 square feet of gross floor area not devoted to examinations</p> <p>Supplemental Standards:</p>
10.08 Historic and monument sites (NEEDED ?)	<p>Description: A place having historical significance as recognized by the Village Board. (NEW description)</p> <p>Districts Allowed by Right: P-1</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space per 200 square feet of gross floor area</p> <p>Supplemental Standards:</p>
10.09 Hospital	<p>Description: A place where medical treatment, or nursing, rehabilitative, or preventative care is offered. The term includes ambulatory surgical facilities, hospitals, kidney treatment centers, long-term care facilities, medical assistance facilities, mental health centers, outpatient facilities, public health centers, and rehabilitation facilities.</p> <p>Districts Allowed by Right: I-1</p> <p>Districts Allowed as a Conditional Use:M-4</p> <p>Parking Requirements: 1 space for each 3 patient beds; plus 1 space for each employee on the largest work shift; plus 1 space for each doctor on the largest work shift</p> <p>Supplemental Standards:</p>
10.10 Indoor recreation	<p>Description: A place where recreational activities are offered within an enclosed building. The term includes bowling alleys, skating rinks, billiard and pool halls, and arcades.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each 3 patron seats; plus 1 for each employee on the largest work shift</p> <p>Supplemental Standards:</p>
10.11 Library, museum, and art gallery	<p>Description: A place where people may gather for studying, reading, personal education, or viewing the visual arts. The term includes libraries, museums, art galleries, and observatories. The term does not include performing arts. (v. 1.0) (also known as community cultural facility)</p> <p>Districts Allowed by Right: I-1</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each 3 seats</p> <p>Supplemental Standards: No special standards apply to this use.</p>
10.12 Municipal garage	<p>Description: A place where a municipal government maintains administrative offices, equipment, and supplies necessary for maintaining public roadways, parks, and other types of public facilities.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use:I-1</p> <p>Parking Requirements: 1 space for each employee on the largest work shift</p> <p>Supplemental Standards:</p>

10.13 Park	<p>Description: A place set aside for active and passive recreation and leisure facilities and activities. Examples of features in a park include playgrounds, pavilions, community recreation centers, picnic areas with shelters, multi-purpose trails, ball and racquet fields and courts, swimming pools and beaches, boat launches, sledding hills, and ice-skating. A park may be operated by a public entity for the benefit of the general public or by a homeowners association for the benefit of its members.</p> <p>Districts Allowed by Right: RS-1B RS-2 P-1 F-1 WHD RS-1A</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each 3 patrons at the peak use period</p> <p>Supplemental Standards:</p>
10.14 Public safety facility	<p>Description: A place where public safety services are offered. The term includes ambulance services, fire stations, police stations, and jails. The term does not include correctional facilities.</p> <p>Districts Allowed by Right: I-1 WHD</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each 500 gross square feet of office area; 1 space for each employee on the largest work shift; plus 1 space for each vehicle normally parked on the premises</p> <p>Supplemental Standards:</p>
10.15 Recreation trail	<p>Description: A linear path, not otherwise part of a public park, that is dedicated to a single recreational use or multiple uses. Examples include hiking trails, bike trails, cross-country ski trails, and horse trails.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: On-site parking is not required</p> <p>Supplemental Standards:</p>
10.16 School, K-12	<p>Description: A place where primary and secondary educational opportunities are offered. The term includes preschools, elementary schools, junior high schools, and high schools.</p> <p>Districts Allowed by Right: I-1 WHD</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 0.5 spaces for each student during the largest class attendance period; plus 1 space for each employee on the largest work shift</p> <p>Supplemental Standards:</p>
10.17 School, post-secondary	<p>Description: A place where post-secondary educational opportunities are offered. The term includes colleges, universities, community colleges, and vocational schools.</p> <p>Districts Allowed by Right: I-1 WHD</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 0.5 space for each (K-8) classroom; 1 space for each 8 students (grades 9-12) at design capacity; plus 1 space for each employee on the largest work shift</p> <p>Supplemental Standards:</p>
10.18 Worship facility	<p>Description: A place where people can regularly assemble for religious worship and associated activities and which is operated by an entity with tax-exempt status. The term includes sanctuaries, chapels, cathedrals, churches, synagogues, and temples and other onsite accessory buildings such as parsonages, friaries, convents, fellowship halls, and rectories. The term does not include day care centers, community recreation facilities, dormitories, private educational facilities, emergency shelters, and health care facilities.</p> <p>Districts Allowed by Right: I-1</p> <p>Districts Allowed as a Conditional Use: B-3</p> <p>Parking Requirements: 1 space for each 4 patrons at design capacity; plus 1 space for each employee on the largest work shift</p> <p>Supplemental Standards:</p>
11 Telecommunications and Utilities	
11.01 Electric generation plant (KEEP ?)	<p>Description:</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: I-1</p> <p>Parking Requirements: 1 space for each employee on the largest work shift</p> <p>Supplemental Standards:</p>

11.02 Public utility office and yard	<p>Description: A place where a public or private entity maintains administrative offices, equipment, and supplies necessary for maintaining the infrastructure it provides.</p> <p>Districts Allowed by Right: I-1</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each employee on the largest work shift</p> <p>Supplemental Standards:</p>
11.03 Radio broadcasting facility	<p>Description: A free-standing tower with or without an equipment compound and other structures that is intended for the regular provision of a commercial or noncommercial service involving the transmission, emission, or reception of radio waves for the transmission of sound or images in which the transmissions are intended for direct reception by the general public.</p> <p>Note: This definition is based on provisions in s. 66.0406, Wis. Stats.</p> <p>Districts Allowed by Right: B-2</p> <p>Districts Allowed as a Conditional Use:M-4</p> <p>Parking Requirements: 1 space for each employee on the largest work shift</p> <p>Supplemental Standards:</p>
11.04 Solar power plant (NEW)	<p>Description: A utility-scale commercial facility that converts sunlight into electricity with the primary purpose of wholesale or retail sales of generated electricity.</p> <p>Note: See the 17 series for accessory uses.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each employee on the largest work shift</p> <p>Supplemental Standards:</p>
11.05 Stormwater management facility	<p>Description: A natural or manmade feature that collects, conveys, channels, holds, inhibits, or diverts the movement of stormwater.</p> <p>Districts Allowed by Right: Rd-2</p> <p>Districts Allowed as a Conditional Use:RS-1B</p> <p>Parking Requirements: On-site parking is not required</p> <p>Supplemental Standards: Stormwater management facilities may be located in open space areas or outlots approved by the Village provided all points of discharge are located not less than 50 feet from the perimeter boundary of the property subject to the subdivision plat or certified survey map.</p>
11.06 Telecommunication collocation (class 1) (NEW)	<p>Description: The placement of a new mobile service facility on an existing support structure which constitutes a substantial modification.</p> <p>Note: This definition is based on the corresponding definition in s. 66.0404, Wis. Stats.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: No additional parking is required if there is 1 space for an existing tower</p> <p>Supplemental Standards:</p>
11.07 Telecommunication collocation (class 2) (NEW)	<p>Description: The placement of a new mobile service facility on an existing support structure which does not constitute a substantial modification.</p> <p>Note: This definition is based on the corresponding definition in s. 66.0404, Wis. Stats.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: No additional parking is required if there is 1 space for an existing tower</p> <p>Supplemental Standards:</p>
11.08 Telecommunication tower	<p>Description: A free-standing tower with or without an equipment compound that is intended for the placement of one or more mobile service facilities.</p> <p>Note: This definition is based on the corresponding definition in s. 66.0404, Wis. Stats.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use:I-1 B-4 B-3</p> <p>Parking Requirements: 1 space</p> <p>Supplemental Standards:</p>

11.09 Utility installation, major
Description: A place, building and/or structure, or portion thereof, whether public or private, used or is intended for providing basic infrastructure or utility services and which could potentially have a moderate to high impact on neighboring property. The term includes pipeline pumping stations, sewage treatment plants, electric substations, water towers, electric transmission lines with a design capacity of 110kV or more, and underground pipelines.
Districts Allowed by Right: none
Districts Allowed as a Conditional Use:I-1
Parking Requirements: 1 space for each on-site employee on the largest work shift
Supplemental Standards:

12 Transportation

12.01 Airport
Description: A private-use airport where airplanes, ultralights, helicopters, or similar aircraft may land and takeoff. This use may also include facilities for the housing and maintenance of the same.
Districts Allowed by Right: none
Districts Allowed as a Conditional Use:I-1 A-1
Parking Requirements: Determined on a case-by-case basis
Supplemental Standards: The site must be at least 20 acres.

12.02 Bus storage facility (NEW)
Description: A place where buses are parked when not in use and may include administrative offices and a building for the storage, care, and maintenance of buses in the fleet.
Districts Allowed by Right: none
Districts Allowed as a Conditional Use: none
Parking Requirements: 1 space for each employee on the largest work shift
Supplemental Standards:

12.03 Bus terminal
Description: A place where passengers can board mass transit. This use may include facilities for ticket sales and accessory food service areas primarily intended for passengers.
Districts Allowed by Right: B-4
Districts Allowed as a Conditional Use:I-1 M-4
Parking Requirements: 1 space for each 100 square feet of gross floor area devoted to a passenger waiting area; plus 1 space for each 300 square feet of gross floor area devoted to offices
Supplemental Standards:

12.04 Off-site parking lot
Description: A place where motor vehicles associated with an off-site use may be parked for a short duration. It may be available to the public or reserved to accommodate parking for a specific purpose.
Districts Allowed by Right: none
Districts Allowed as a Conditional Use: none
Parking Requirements: On-site parking is not required
Supplemental Standards:

12.05 Park and ride lot
Description: A designated place where people can park their motor vehicles for a short duration to board public transportation or to carpool or vanpool.
Districts Allowed by Right: none
Districts Allowed as a Conditional Use:I-1
Parking Requirements: On-site parking is not required
Supplemental Standards:

12.06 Railroad
Description: A linear strip of land with rail tracks and auxiliary facilities for track operation such as signal bungalows. The term does not include passenger stations, freight terminals, loading platforms, train sheds, warehouses, car or locomotive maintenance shops, and switchyards.
Districts Allowed by Right: none
Districts Allowed as a Conditional Use: none
Parking Requirements: On-site parking is not required
Supplemental Standards:

12.07 Truck terminal
Description: A place where goods primarily carried by motor transport are received and temporarily stored until transferred to another truck for delivery and/or a place where a company stores its fleet of trucks. This use may include the following provided they are individually and collectively incidental and subordinate: repair, washing, refueling, and maintenance facilities for trucks using the terminal; administrative offices for the terminal; and rest facilities for truck drivers using the terminal.
Districts Allowed by Right: none
Districts Allowed as a Conditional Use: none
Parking Requirements: 1 space for each 300 square feet of display area; plus 1 space for each employee on the largest work shift
Supplemental Standards:

13 Storage and Warehousing

13.01 Bulk fuel storage
Description: A place where liquid or compressed fuel products may be stored in bulk.
Districts Allowed by Right: none
Districts Allowed as a Conditional Use: none
Parking Requirements: 1 space for each employee on the largest work shift
Supplemental Standards:

13.02 Farm building for non-farm storage
Description: A building once used for agricultural purposes in which motor vehicles, construction equipment and vehicles, recreational vehicles, boats, and other related items not owned by the property owner may be stored, with or without a fee. Minor repair and maintenance of those objects in storage is permitted, provided such activity is for noncommercial purposes.
Districts Allowed by Right: none
Districts Allowed as a Conditional Use:RS-1B RS-1A
Parking Requirements: 1 space for each 1,000 square feet of gross floor area, but not less than 1
Supplemental Standards:

13.03 Personal storage facility
Description: A place where individual storage units are offered for rent, lease, sale, or other arrangement. The term includes a tract of land used to store motor vehicles and watercraft.
Districts Allowed by Right: none
Districts Allowed as a Conditional Use:M-4
Parking Requirements: 1 space for each 50 rental units when an office is provided; plus 1 space for each employee on the largest work shift
Supplemental Standards:

13.04 Recreational vehicle and boat storage (NEW)
Description: An outdoor area where watercraft and recreational vehicles may be kept during the off season or while not in use. Owners/operators may conduct minor repairs and maintenance on their watercraft or recreational vehicles while kept in storage.
Districts Allowed by Right: none
Districts Allowed as a Conditional Use:A-2
Parking Requirements: 1 space for each employee on the largest work shift
Supplemental Standards:

13.05 Warehouse
Description: A place where goods, merchandise, and other materials are temporarily stored for eventual shipment. The term includes moving and storage facilities. The term does not include bulk fuel storage.
Districts Allowed by Right: none
Districts Allowed as a Conditional Use:B-3
Parking Requirements: 1 space for each 300 square feet of display area; plus 1 space for each employee on the largest work shift
Supplemental Standards:

14 Industrial and Manufacturing

14.01 Artisan shop (NEW)
Description: A place where handmade craft items or works of art are made on a small-scale and offered for retail sale. Examples of such items include paintings, textiles, weaving, photography, sculptures, pottery, leather products, handmade paper, jewelry, hand-blown glass, small wooden items, candles, soaps, and lotions.
Districts Allowed by Right: none
Districts Allowed as a Conditional Use: none
Parking Requirements: 1 space for each 300 square feet of display area; plus 1 space for each employee on the largest work shift
Supplemental Standards:

14.02 Batching plant with a nonmetallic mine	<p>Description: An installation of equipment, including batchers and mixers, used to produce wet concrete and/or asphaltic concrete. The equipment can be stationary or mobile.</p> <p>Districts Allowed by Right: M-5</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each employee on the largest work shift</p> <p>Supplemental Standards:</p>
14.03 Composting facility (NEW)	<p>Description: A place where vegetation (but not food wastes) may be collected and composted. The term includes the storage and manipulation of materials prior to, during, and following composting.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each employee on the largest work shift</p> <p>Supplemental Standards:</p>
14.04 Contractor yard	<p>Description: A place where a contractor or builder may establish a base of operation, which may include one or more of the following: office space; indoor and outdoor storage of construction materials, equipment, and machinery, such as trucks and heavy equipment; and shops for the repair of machinery and equipment owned by the operator.</p> <p>Districts Allowed by Right: M-2</p> <p>Districts Allowed as a Conditional Use: B-3</p> <p>Parking Requirements: 1 space for each employee working on site; plus 1 space for each fleet vehicle parked on site</p> <p>Supplemental Standards: When located in the M-2 zoning district, this use shall occur within an enclosed building, except outdoor storage areas are allowed when adequately screened and landscaped.</p>
14.05 Landfill	<p>Description: A place where solid waste from municipal and/or industrial sources may be permanently buried consistent with environmental protection standards. Typically, the solid waste is spread in layers, compacted, and covered with a fresh layer of earth materials each day. The term does not include land application units, surface impoundments, injection wells, or waste piles.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: M-3</p> <p>Parking Requirements: 1 space for each employee on the largest work shift</p> <p>Supplemental Standards:</p>
14.06 Manufacturing	<p>Description: A place where products or goods are produced within an enclosed building and any smoke, dust, noise, or odor related to such activities are confined within the building. This use may include administrative offices and storage of raw materials and finished goods as a subordinate use. The term includes a tool and die maker, furniture production, metal fabrication, apparel manufacturing, printing, and publishing.</p> <p>Districts Allowed by Right: M-2 M-4</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each employee on the largest work shift; plus 1 space for each fleet vehicle parked on site</p> <p>Supplemental Standards: Outdoor storage of materials are permitted provided such areas are screened.</p>
14.07 Meat processing (NEEDED ?)	<p>Description: The term includes slaughtering, meat packing, sausage processing and the processing of other prepared meats; poultry and game dressing and packing; and locker plants.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: B-3</p> <p>Parking Requirements: 1.5 spaces for each employee</p> <p>Supplemental Standards: All activities related to this use are conducted within an enclosed building.</p>
14.08 Recycling center (NEW)	<p>Description: A place where recoverable materials, which have been removed from the waste stream, may be stored prior to shipment to others who use those materials to manufacture new products. Typical recoverable materials include glass, paper, metal, and plastic. The term does not include salvage yard.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each employee on the largest work shift</p> <p>Supplemental Standards:</p>

14.09 Solid waste transfer station (NEW)
Description: A place where solid waste may be temporarily stored prior to transport to a processing plant or to final disposal.
Districts Allowed by Right: none
Districts Allowed as a Conditional Use: none
Parking Requirements: 1 space for each employee on the largest work shift
Supplemental Standards:

15 Accessory Use

15.01 Foster home and treatment foster home (accessory) (NEW)
Description: A facility licensed by the state for the care of foster children and which is operated by a foster parent who lives with the children.
Note: See s. 48.62, Wis. Stats. A foster home and treatment foster home can either be a principal use or an accessory use. If the operator lives in the residence with the children, it is considered an accessory use.
Districts Allowed by Right: none
Districts Allowed as a Conditional Use: none
Parking Requirements: On-site parking is not required
Supplemental Standards:

15.02 Adult family home (accessory) (NEW)
Description: A private residence licensed by the state under s. 50.032 (1m), Wis. Stats.
Note: An adult family home can either be a principal use or an accessory use. If the operator lives in the residence with the adults, it is considered an accessory use.
Districts Allowed by Right: none
Districts Allowed as a Conditional Use: none
Parking Requirements: On-site parking is not required
Supplemental Standards:

15.03 Backup generator
Description: A device used to generate electric power for the uses on the premises during an emergency.
Districts Allowed by Right: none
Districts Allowed as a Conditional Use: none
Parking Requirements: On-site parking is not required
Supplemental Standards:

15.04 Bed and breakfast
Description: A single-family residence that offers overnight accommodations for a daily charge and that also serves as a primary residence of the operator or owner.
Districts Allowed by Right: none
Districts Allowed as a Conditional Use: WHD
Parking Requirements: 1 space for each guest room
Supplemental Standards:

15.05 Boat dock (NEW)
Description: A pier or wharf.
Districts Allowed by Right: none
Districts Allowed as a Conditional Use: none
Parking Requirements: No parking is required for this use.
Supplemental Standards:

15.06 Boathouse
Description: A building placed above or near a waterbody that is used for the noncommercial storage of one or more watercraft and related equipment.
Districts Allowed by Right: none
Districts Allowed as a Conditional Use: none
Parking Requirements: On-site parking is not required
Supplemental Standards:

15.07 Drive-up service window
Description: An opening in a building through which patrons are served while remaining in a motor vehicle.
Districts Allowed by Right: B-4
Districts Allowed as a Conditional Use: M-4
Parking Requirements: On-site parking is not required
Supplemental Standards:

15.08 Family day care home	<p>Description: A private residence licensed as a day care center by the state where care is provided for 4 to 8 children.</p> <p>Note: See s. 66.1017, Wis. Stats. A group day care (9 or more children) is considered a principal use and is therefore listed as a special care facility (4.0 series).</p> <p>Districts Allowed by Right: RS-1B RS-2 RS-4 UC RS-1A</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: On-site parking is not required</p> <p>Supplemental Standards:</p>
15.09 Firewood storage (NEW)	<p>Description: Storage of firewood for use on the premises.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: On-site parking is not required</p> <p>Supplemental Standards:</p>
15.10 Garage, nonresidential	<p>Description: A building intended to house motor vehicles, yard equipment, and/or items related to the principal use of the premises.</p> <p>Districts Allowed by Right: M-2 B-1 B-2 B-3 M-1 M-3 M-4</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: On-site parking is not required</p> <p>Supplemental Standards:</p>
15.11 Garage, residential	<p>Description: An attached or detached building for the storage of household items and motor vehicles.</p> <p>Districts Allowed by Right: RS-1 RS-1B RS-4 UC WHD Rd-2 RS-1R</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: On-site parking is not required</p> <p>Supplemental Standards: In the Rs-1A district, the garage is not to exceed 30 percent of the living area of the residence.</p>
15.12 Home occupation, major	<p>Description: An occupation, profession, enterprise, or similar commercial activity that is conducted by a person residing on the premises, and which may have the potential for noticeable and negative impact on the residential or agricultural character of the subject property and the surrounding properties.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use:A-2 RS-1 RS-1B RS-2 A-1 UC RS-1A Rd-2 RS-1R</p> <p>Parking Requirements: Determined on a case-by-case basis</p> <p>Supplemental Standards: (1) Activities associated with a home occupation shall be conducted entirely within the residential dwelling and/or in an enclosed accessory building or structure;</p> <p>(2) The display, storage or parking of materials, goods, supplies, or equipment outside of the dwelling is permitted in an enclosed accessory building, or in the side or rear yard of the subject property provided the yard area used for such display, storage or parking is completely screened from view from all public streets and adjacent property through the use of natural landscaping materials, or, a combination of natural landscaping and other manmade or fabricated screening materials, e.g., fencing, etc.; and</p> <p>(3) The number of part-time or full-time nonresident employees working upon the premises for which a home occupation permit has been granted shall not exceed five employees at the same time.</p>
15.13 Home occupation, minor	<p>Description: An occupation, profession, enterprise, or similar commercial activity that is conducted by a person residing on the premises, and which by their nature, appearance, and inherent operational activities and characteristics, are compatible in a residential setting.</p> <p>Districts Allowed by Right: A-2 RS-1 RS-1B RS-2 RS-4 A-1 RS-1A Rd-2 RS-1R</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: On-site parking is not required (VERIFY)</p> <p>Supplemental Standards: (1) Activities associated with a home occupation shall be conducted entirely within a residential dwelling (including an attached garage, or one detached garage when no attached garage exists);</p> <p>(2) The display, storage or parking of materials, goods, supplies or equipment outside of the dwelling or within an accessory building (excluding an attached garage) is prohibited; and</p> <p>(3) The number of part-time or full-time nonresident employees working upon the residential property for which a home occupation permit has been granted shall not exceed two employees at the same time.</p>

15.14 Household livestock on existing farmsteads, 10 or more acres	<p>Description: Need definition</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use:RS-1B RS-1A</p> <p>Parking Requirements: On-site parking is not required</p> <p>Supplemental Standards: (a) The livestock are kept in appropriate barns or stable facilities. (b) The number of animals shall not exceed one livestock unit per whole net acre. (c) A livestock unit shall be the equivalent of one of the following: one cow or steer, one horse or llama, two dogs or cats, two pigs or hogs, two sheep or goats, two ostrich or emu, or five poultry.</p>
15.15 Household livestock, 4 -10 acres	<p>Description: A place with 4 or more acres, but less than 10, where livestock are kept for family enjoyment or consumption (i.e., no sales).</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use:RS-1 UC RS-1A</p> <p>Parking Requirements: On-site parking is not required</p> <p>Supplemental Standards:</p> <p>(a)Minimum lot size. The minimum lot size for household livestock is 4 acres.</p> <p>(b)Number of animals. The number of animals shall not exceed one livestock unit per whole net acre, where one unit is equal to one cow or steer, one horse or llama, two pigs or hogs, two sheep or goats, two ostrich or emu, or five poultry.</p> <p>(c)Housing of livestock. Livestock must be kept in appropriate barns or stable facilities.</p>
15.16 Outdoor food and beverage service (NEW)	<p>Description: An outdoor area with tables and chairs located on the same lot as a brewpub, restaurant, or tavern where customers can consume food and drink.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each 3 patron seats or 1 space for each 300 square feet of area devoted to patron service, whichever is greater</p> <p>Supplemental Standards:</p>
15.17 Play structure (NEW)	<p>Description: A playhouse and recreational equipment, such as swings, slides, and jungle gyms, normally found in a residential setting or with a group day care center.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: On-site parking is not required</p> <p>Supplemental Standards:</p>
15.18 Pond (NEW)	<p>Description: A manmade body of water with a surface area observed or recorded within the last ten years of at least 5,000 square feet that is not otherwise required to meet stormwater requirements of a development project.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: On-site parking is not required</p> <p>Supplemental Standards:</p>
15.19 Private kennel	<p>Description: A place where no more than 2 adult dogs or other cats more than five months of age per one acre are kept for the occupant's private, non-commercial purposes. (verify)</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: On-site parking is not required</p> <p>Supplemental Standards:</p>
15.20 Roadside stand, major	<p>Description: A structure with a floor area greater than 150 square feet where vegetables, fruits, flowers, nursery stock, other selected farm or agricultural products, antiques, crafts, and similar items when both farm and nonfarm products are available for retail sale.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use:A-2 RS-1 A-1</p> <p>Parking Requirements: Determined on a case-by-case basis</p> <p>Supplemental Standards:</p>

15.21	Roadside stand, minor	<p>Description: A structure with a floor area of not more than 150 square feet where farm products produced on the premises are sold at retail.</p> <p>Districts Allowed by Right: A-1</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 2 spaces</p> <p>Supplemental Standards:</p>
15.22	Sales incidental to industrial use (NEW)	<p>Description: A place where items manufactured on site are offered for sale as a subordinate use to the manufacturing operation.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each 300 square feet of gross floor area</p> <p>Supplemental Standards:</p>
15.23	Solar energy system, building-mounted (NEW)	<p>Description: An installation that is mounted on a building and uses sunlight to produce electricity or provide heat or hot water to a building.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: On-site parking is not required</p> <p>Supplemental Standards:</p>
15.24	Solar energy system, ground-mounted (NEW)	<p>Description: An installation that is mounted on the ground and uses sunlight to produce electricity or provide heat or hot water to a building.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: On-site parking is not required</p> <p>Supplemental Standards:</p>
15.25	Swimming pool	<p>Description: Forthcoming</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: On-site parking is not required</p> <p>Supplemental Standards:</p>
15.26	Work/live dwelling unit	<p>Description: A dwelling unit located in a building also housing a business. The work/live dwelling unit is an accessory use to the business and its use is limited to the business operator or a household that includes the business operator.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 2 spaces for the residential use</p> <p>Supplemental Standards:</p>
15.27	Yard shed	<p>Description: An accessory building designed to store yard furniture and tools, equipment, and supplies normally associated with lawn and garden care.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use:RS-1</p> <p>Parking Requirements: On-site parking is not required</p> <p>Supplemental Standards: (a) In the UC, Rs-1B district the floor area shall not exceed 180 square feet. (b) The floor area shall not exceed 600 square feet.</p>

16 Temporary Use

16.01	Farmers market (NEW)	<p>Description: A place where agricultural producers gather on a regular basis to offer their agricultural products directly to retail consumers.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1.5 space for each vendor space when sufficient on street parking is not available</p> <p>Supplemental Standards:</p>
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16.02 Nonmetallic mine, limited	<p>Description: A place where nonmetallic minerals (e.g., rock, slate, gravel, sand, topsoil) are removed from the ground by any method for use on-site or off-site for no more than 5 years. Activities include excavating and transporting nonmetallic minerals, stockpiling of nonmetallic minerals, blending of nonmetallic minerals, blasting, grading, crushing, screening, scalping, and dewatering.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use:A-2 RS-1 RS-1B RS-2 RS-3 RS-4 I-1 P-1 M-2 A-1 F-1 UC WHD RS-1A B-4 B-1 B-2 B-3 M-1 M-3 M-4 M-5 LC Rd-2 RS-1R</p> <p>Parking Requirements: 1 space for each employee on the largest work shift</p> <p>Supplemental Standards: (a) This use is limited to parcels of less than 20 acres in size. See section 70.241(E)(4) for additional details.</p>
16.03 Off-site construction yard (NEW)	<p>Description: A place where construction materials and equipment may be stored, prepped, or staged for an off-site construction project (e.g., highway reconstruction project or construction of an electric transmission line or pipeline).</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: 1 space for each employee on the largest work shift; plus 1 space for each fleet vehicle parked on site</p> <p>Supplemental Standards:</p>
16.04 Party tent (NEW)	<p>Description: A nonpermanent tent that is associated with a temporary event that is permitted under this code.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: On-site parking is not required</p> <p>Supplemental Standards:</p>
16.05 Portable storage container (NEW)	<p>Description: An enclosed metal container that is used to temporarily store household items and similar goods.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: On-site parking is not required</p> <p>Supplemental Standards:</p>
16.06 Seasonal product sales	<p>Description: An outdoor area where merchandise typically associated with a seasonal holiday or festival is displayed and offered for sale at retail immediately before the event. Examples of such merchandise include Christmas trees and wreaths for Christmas and pumpkins for Halloween.</p> <p>Districts Allowed by Right: none</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: Determined on a case-by-case basis</p> <p>Supplemental Standards:</p>
16.07 Yard sale (rummage sale)	<p>Description: A temporary event where used household items are offered for sale.</p> <p>Note: Also known as garage sales or rummage sales.</p> <p>Districts Allowed by Right: A-2 RS-1 RS-1B RS-2 RS-3 RS-4 I-1 P-1 M-2 A-1 F-1 UC WHD RS-1A B-4 B-1 B-2 B-3 M-1 M-3 M-4 M-5 LC Rd-2 RS-1R</p> <p>Districts Allowed as a Conditional Use: none</p> <p>Parking Requirements: On-site parking is not required</p> <p>Supplemental Standards: Yard sales may not exceed 4 consecutive days and occur more than 6 times per year.</p>