

DISTRICT SYMBOL	PERMITTED PRINCIPAL USES	RESTRICTED USES, ON APPEAL ONLY	PROHIBITED USES	PERMITTED ACCESSORY USES (Exceptions and Limitations)	SIGNS PERMITTED	DISTRICT SYMBOL	MINIMUM LOT SIZE (See Note B)		Minimum and MAXIMUM PERCENTAGE OF LOT TO BE OCCUPIED BY BUILDINGS	MAXIMUM HEIGHT OF PRINCIPAL BLDGS. (SEE Note C 1-3)		MINIMUM YARD DIMENSIONS (in feet) (See Notes D and F)			ACCESSORY BUILDINGS (See Note E)			
							AREA IN SQ. FT.	WIDTH IN FT.		STORIES	FEET	FRONT	SIDES	REAR	MAX. HEIGHT (in feet)	MINIMUM DISTANCE IN FEET TO		
																PRINCIPAL BUILDING	SIDE LOT LINE	REAR LOT LINE
(1)	(2)	(3)	(4)	(5)	(6)	(1)	(7)	(8)	(9)	(10)	(11)	(12)	(13)	(14)	(15)	(16)	(17)	(18)
R-1	Detached one-family dwelling; general purpose farm; agriculture; garden; greenhouse; water supply use; public recreational use -- not involving concentration of people and not operated for gain; public school; public library; municipal building; church; parish house; convent; parochial school; private or civic club not conducted for profit and not containing more than 5 sleeping rooms; accessory uses and buildings (Notes A 1-4).	Aviation; golf club; plant nursery; single trailer or vehicle for use as a dwelling; removal of gravel, loam, sand, or stone from premise; the following only if 50 feet from any street line and 100 feet from land of any owner: dairy, poultry farm, riding stable, hog farm, or sheep farm; and the following only if permitted by the State Board of Health: cemetery, hospital, sanitarium, correctional, or other institution, philanthropic use, trailer camps, or tourist courts (Note A-4).	All uses not specifically permitted in this Schedule.	Customary home occupations; customary accessory uses; nontransient rooming (not more than two rented rooms per house); parking or storage of private automobiles.	a. One sign, advertising the sale or rent of land or buildings upon which located. Such sign shall not exceed six (6) square feet in area and shall be set back from the street line at least one-half the depth of the front yard. b. Small professional announcement signs, not over two (2) square feet in area, showing location of permitted home occupation, such as physician's office, dentist's office, etc.	R-1	2000 <del>14520</del> <del>(4.3-acre)</del> on-sewer	45 <del>100</del>	No restrictions.	2 1/2	35	15 <del>30</del>	10 <del>12</del>	10 <del>30</del>	No taller than principal building on property. 15	8	5 <del>4</del>	5 <del>4</del>
R-2	Any use permitted in R-2 Districts; dwelling house for not more than two families; accessory uses.	Any use restricted, on appeal only in R-1 Districts; on a tract having an area of not less than 5 acres, and in a single or joint ownership at the time the building permit is issued, dwelling hose without restriction as to number of families or shopping center, physicians' and/or dentists' offices, providing there is no outside advertising except for each office as permitted for dwellings; trailer only as permitted by the city trailer ordinances.	All uses not specifically permitted.	Same as R-1 District.	Same as R-1 District.	R-2	2000 <del>14520</del> <del>(4.3-acre)</del> on-sewer	45 <del>100</del>	No restrictions.	2 1/2	35	15 <del>30</del>	10 <del>12</del>	10 <del>30</del>	No taller than principal building on property. 15	8	5 <del>4</del>	5 <del>4</del>
R-3	Any use permitted in R-2 Districts; dwelling apartment, boarding or lodging house; nonprofit recreational or social clubs or lodges; nursing or convalescent homes; <b>skilled nursing facilities</b> , accessory uses.	Any use, except trailers, restricted, on appeal only, in R-2 Districts; automobile parking if partly in or adjacent to a Business or Industry Zone. <b>Rehabilitation and treatment centers.</b>	All uses not specifically permitted.	Same as R-2 District.	Same as R-2, except that signs, accessory to the permitted uses enumerated in R-3 Districts may not exceed six (6) square feet in area and are limited in number, one (1) per lot. Location shall be in the front yard area of the lot.	R-3	6000 per family	45 <del>100</del>	No restrictions.	5	55	15 <del>30</del>	10 <del>12</del>	10 <del>30</del>	No bigger than principal building on property. 15	8	5 <del>4</del>	5 <del>4</del>
B-1	Any use permitted, or restricted, on appeal in <b>R-2 Districts</b> <del>Residential District</del> ; bank; barber shop; club; drug store; grocery; hotel; launderette; meat market; municipal use; office; restaurant; shoe repair shop; sign only if advertising real estate upon which located or goods or services offered by an occupant of the premises; any retail business or service not specifically restricted or prohibited herein, not detrimental to a neighborhood, and only if in a major part for the sole convenience of the neighboring residents and in major part serving them, excluding manufacture of any type even though the articles may be sold on the premises; accessory uses.	<del>Automobile parking, other than permitted parking as an accessory use, filling station, theater, mortuary establishment, or funeral home. Any use permitted or restricted on appeal in R-3 Districts.</del>	Contractor's plant; dry cleaning; major auto repair; yard for storage of building material; any use prohibited in a B-2 District; any use detrimental to a neighborhood; manufacturing; and all other uses except as specifically permitted herein.	Customary accessory uses to principal uses listed in Column 2.	Advertising signs permitted when attached to building, but shall related only to the use conducted in the building or on the immediate premises thereof.	B-1	For dwellings: Same as R-3.		2	30	15 <del>30</del>	10 <del>6</del>	10 <del>30</del>	No taller than principal building on property. 15	8	5 <del>4</del>	5 <del>4</del>	For dwellings: Same as R-3. For residential lot: Same as R-1.
B-2	Any use permitted, or restricted, on appeal in B-1 Districts; any other retail business or service not restricted or prohibited; media shop; sexually oriented business.	Wholesale business; used car sales lots when not adjacent to or accessory to new motor vehicle sales rooms; lumber yards.	Any use listed in Schedule B or C.	Used car sales lots may be considered accessory to a new car sales room when located on a lot adjacent to such use.	Same as B-1 District.	B-2	For dwellings: Same as R-3.		6	75	No restrictions, except for residences. Dwelling: Same as R-3			For business lot: No restrictions.				
I-1	Any use permitted, or restricted on appeal only in B-2 Districts; any use listed in Schedule B, Sec V; any manufacturing or other use not specifically prohibited; media shop; sexually oriented business.	Residential use; scrap materials storage or processing, providing such uses are conducted within enclosures satisfactory to the board of appeals; coal yards.	Any use permitted in Schedule C.	No restrictions.	No restrictions.	I-1	No restrictions.		6	75	No restrictions.			For industrial lot: No restrictions.				
I-2	All uses except those restricted or prohibited.	Junk yards, in open; automobile wrecking yards; any use listed in Schedule C, Sec. V.	Dwelling; such that may be detrimental to a neighborhood because of emission of odor, fumes, dust, smoke, vibration, noise, or other cause, or hazardous because of danger of fire or explosion.	No restrictions.	No restrictions.	I-2	No restrictions.		6	75	No restrictions.			For industrial lot: No restrictions.				

## *Changes in Notes*

ADD \* Minimum set back shall not be construed to supercede property easements or bldg fire codes.

D-2 Remove Note

D-3 Change to measured from the street curb

E-2 Remove Note