



Legislation Details (With Text)

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Type: Ordinance **Status:** Passed

File created: 2/27/2018 **In control:** ZONING, NEIGHBORHOODS & DEVELOPMENT COMMITTEE

On agenda: **Final action:** 3/27/2018

Effective date:

Title: An ordinance relating to the use classification of various land uses in commercial zoning districts.

Sponsors: THE CHAIR

Indexes: LAND USE, ZONING

Attachments: 1. Notice Published on 2-23-18 and 3-2-18, 2. City Plan Commission Letter, 3. Zoning Code Technical Committee Letter, 4. Hearing Notice List, 5. Email from DCD, 6. Land Use Table, 7. Notice Published on 4-13-18

Date	Ver.	Action By	Action	Result	Tally
2/23/2018	0	CITY CLERK	PUBLISHED		
2/27/2018	0	COMMON COUNCIL	ASSIGNED TO		
2/28/2018	0	ZONING, NEIGHBORHOODS & DEVELOPMENT COMMITTEE	REFERRED TO		
2/28/2018	0	ZONING, NEIGHBORHOODS & DEVELOPMENT COMMITTEE	REFERRED TO		
3/12/2018	0	CITY PLAN COMMISSION	RECOMMENDED FOR PASSAGE AND ASSIGNED	Pass	4:0
3/13/2018	0	ZONING, NEIGHBORHOODS & DEVELOPMENT COMMITTEE	HEARING NOTICES SENT		
3/13/2018	0	ZONING, NEIGHBORHOODS & DEVELOPMENT COMMITTEE	HEARING NOTICES SENT		
3/19/2018	0	ZONING, NEIGHBORHOODS & DEVELOPMENT COMMITTEE	HEARING NOTICES SENT		
3/20/2018	0	ZONING, NEIGHBORHOODS & DEVELOPMENT COMMITTEE	RECOMMENDED FOR PASSAGE	Pass	4:0
3/27/2018	0	COMMON COUNCIL	PASSED	Pass	15:0
4/4/2018	0	MAYOR	SIGNED		
4/13/2018	0	CITY CLERK	PUBLISHED		

171686
ORIGINAL

THE CHAIR

An ordinance relating to the use classification of various land uses in commercial zoning districts.

295-603-1 (table) am

This ordinance revises the use classification of various land uses in commercial zoning districts, particularly the CS commercial service district.

The Mayor and Common Council of the City of Milwaukee do ordain as follows:

Part 1. Table 295-603-1 of the code is amended to read:

Table 295-603-1 COMMERCIAL DISTRICTS USE TABLE								
Y = Permitted Use	Zoning Districts							
Uses	NS1	NS2	LB1	LB2	LB3	RB1	RB2	CS
RESIDENTIAL USES								
Single-family dw	Y	Y	Y	Y	Y	Y	Y	Y
Two-family dw	Y	Y	Y	Y	Y	Y	Y	Y
Multi-family dwe	Y	Y	Y	Y	Y	Y	Y	Y
Permanent supp	Y	Y	Y	Y	Y	Y	Y	Y
Transitional hou	S	S	S	S	S	S	S	S
Attached single-	Y	Y	Y	Y	Y	Y	Y	Y
Live-work unit	Y	Y	Y	Y	Y	Y	Y	Y
Mobile home	N	N	N	N	N	N	N	N
Watchman/servi	N	N	N	N	N	N	N	N
Family day care	L	L	L	L	L	L	L	L
GROUP RESIDENTIAL USES								
Rooming house	S	S	S	S	S	S	S	S
Convent, rectory	Y	Y	Y	Y	Y	Y	Y	Y
Dormitory	S	S	S	S	S	S	S	S
Fraternity or sor	S	S	S	S	S	S	S	S
Adult Family hol	L	L	L	L	L	L	L	L
<i>Foster Homes</i>								
Foster family h	Y	Y	Y	Y	Y	Y	Y	Y
Small foster ho	L	L	L	L	L	L	L	L
Group home o	L	L	L	L	L	L	L	L
<i>Shelter Care Facilities</i>								
Family shelter	Y	Y	Y	Y	Y	Y	Y	Y
Small group sh	L	L	L	L	L	L	L	L
Large group sh	S	S	S	S	S	S	S	S
Community livin	L	L	L	L	L	L	L	L
EDUCATIONAL USES								
Day care cent	S	S	S	S	S	S	S	S
School, eleme	S	S	S	S	S	S	S	S
College	Y	Y	Y	Y	Y	Y	Y	Y
School, perso	Y	Y	Y	Y	Y	Y	Y	Y
COMMUNITY-SERVING USES								
Library	Y	Y	Y	Y	Y	Y	Y	Y
Cultural instituti	Y	Y	Y	Y	Y	Y	Y	Y

Community cent	S	S	S	S	S	S	S	S
Religious assem	S	S	S	S	S	Y	Y	Y
Cemetery or oth	N	N	N	N	N	N	N	N
Public safety fac	Y	Y	Y	Y	Y	Y	Y	Y
Correctional fac	N	N	N	N	N	N	N	N
COMMERCIAL AND OFFICE USES								
General office	Y	Y	Y	Y	Y	Y	Y	Y
Government offi	Y	Y	Y	Y	Y	Y	Y	Y
Bank or other fir	Y	Y	Y	Y	Y	Y	Y	Y
Currency excha	S	S	S	S	S	S	S	S
Installment loan	S	S	S	S	S	S	S	S
Cash-for-gold bu	S	S	S	S	S	S	S	S
Pawn shop	S	S	S	S	S	S	S	S
Retail establishr	L	L	L	L	L	L	L	L
Garden supply d	N	N	Y	Y	Y	Y	Y	[[N]] >>Y<<
Home improvem	N	N	S	S	S	Y	Y	Y
Secondhand s	L	L	L	L	L	L	L	L
Outdoor mercha	S	S	S	S	S	S	S	S
Artist studio	Y	Y	Y	Y	Y	Y	Y	Y
Adult retail esta	N	N	N	N	N	S	S	N
HEALTH CARE AND SOCIAL ASSISTANCE USES								
Medical office	Y	Y	Y	Y	Y	Y	Y	Y
Health clinic	S	S	S	S	S	S	S	S
Hospital	N	N	S	S	S	S	S	[[N]] >>S<<
Medical research	N	N	S	S	S	S	S	[[Y]] >>S<< [[N]] >>Y<<
Medical service	N	N	S	S	S	S	S	[[N]] >>S<<
Social service fa	S	S	S	S	S	S	S	S
Emergency resid	S	S	S	S	S	S	S	S
Nursing home	S	S	Y	Y	Y	Y	Y	[[S]] >>Y<<
GENERAL SERVICE USES								
Personal service	Y	Y	Y	Y	Y	Y	Y	Y
Business service	Y	Y	Y	Y	Y	Y	Y	Y
Catering service	Y	Y	Y	Y	Y	Y	Y	Y
Funeral home	Y	Y	Y	Y	Y	Y	Y	Y
Laundromat	Y	Y	Y	Y	Y	Y	Y	Y
Dry cleaning est	Y	Y	Y	Y	Y	Y	Y	Y
Furniture and ap	S	S	Y	Y	Y	Y	Y	[[S]] >>Y<<
Household main	Y	Y	Y	Y	Y	Y	Y	Y
Tool/equipment	Y	Y	Y	Y	Y	Y	Y	Y

Animal Services								
Animal hospital	L	L	L	L	L	L	L	L
Animal boarding	L	L	L	L	L	L	L	L
Animal grooming	L	L	L	L	L	L	L	L
MOTOR VEHICLE USES								
<i>Light Motor Vehicle</i>								
Sales facility	N	N	S	S	S	Y	Y	S
Rental facility	L	L	L	L	L	Y	Y	Y
Repair facility	N	N	S	S	S	S	S	[[N]] >>S<<
Body shop	N	N	S	S	S	S	S	[[N]] >>S<<
Outdoor storage	N	N	S	S	S	S	S	[[N]] >>S<<
Wholesale facility	L	L	L	L	L	L	L	L
<i>Heavy Motor Vehicle</i>								
Sales facility	N	N	S	S	S	S	S	[[N]] >>S<<
Rental facility	N	N	S	S	S	S	S	[[N]] >>S<<
Repair facility	N	N	N	N	N	S	S	N
Body shop	N	N	N	N	N	S	S	N
Outdoor storage	N	N	N	N	N	S	S	N
<i>General Motor Vehicle</i>								
Filling station	N	N	S	S	S	S	S	[[N]] >>S<<
Car wash	N	N	L	L	L	L	L	[[N]] >>L<<
Drive-through	L	L	L	L	L	L	L	L
Parking								
Parking lot, private	L	L	L	L	L	Y	L	L
Parking lot, access	Y	L	Y	L	L	Y	Y	Y
Parking structure	S	S	L	L	L	L	L	[[S]] >>L<<
Parking structure	Y	L	Y	L	L	Y	Y	Y
Heavy motor vehicle	N	N	S	S	S	S	S	[[N]] >>S<<
Heavy motor vehicle	S	S	S	S	S	S	S	S
ACCOMMODATION AND FOOD SERVICE USES								
Bed and breakfast	Y	Y	Y	Y	Y	Y	Y	Y
Hotel, commercial	Y	Y	Y	Y	Y	Y	Y	Y
Hotel, residential	Y	Y	Y	Y	Y	Y	Y	Y
Tavern	L	L	Y	Y	Y	Y	Y	[[L]] >>Y<<
Brewpub	S	S	Y	Y	Y	Y	Y	Y
Assembly hall	L	L	L	L	L	L	L	L
Restaurant, sit-down	Y	Y	Y	Y	Y	Y	Y	Y
Restaurant, fast-food	L	L	L	L	L	L	L	L
ENTERTAINMENT AND RECREATION USES								

Park or playground	Y	Y	Y	Y	Y	Y	Y	Y
Festival grounds	N	N	N	N	N	N	N	N
Recreation facility	S	S	S	S	S	S	S	S
Recreation facility	S	S	S	S	S	S	S	S
Health club	Y	Y	Y	Y	Y	Y	Y	Y
Sports facility	N	N	S	S	S	S	S	[[N]] >>S<<
Gaming facility	N	N	N	N	N	N	N	N
Theater	L	L	Y	Y	Y	Y	Y	Y
Convention and	N	N	S	S	S	S	S	S
Marina	Y	Y	Y	Y	Y	Y	Y	Y
Outdoor racing	N	N	N	N	N	N	N	N
STORAGE, RECYCLING AND WHOLESALE TRADE USES								
Recycling collected	S	S	S	S	S	S	S	S
Mixed-waste processing	N	N	N	N	N	N	N	N
Material reclamation	N	N	N	N	N	N	N	N
Salvage	N	N	N	N	N	[[S]] >>N<<	[[N]] >>S<<	
Salvage operation	N	N	N	N	N	N	N	N
Wholesale and distribution	S	S	L	L	L	L	L	L
Wholesale and distribution	N	N	S	S	S	S	S	S
<i>Storage Facilities</i>								
Indoor	S	S	L	L	L	L	L	L
Self-service	N	N	N	N	N	N	N	S
Outdoor	N	N	S	S	S	S	S	S
Hazardous material	N	N	N	N	N	N	N	N
TRANSPORTATION USES								
Ambulance service	N	N	S	S	S	Y	Y	S
Ground transportation	N	N	S	S	S	S	[[L]] >>S<<	L
Passenger terminal	N	N	Y	Y	Y	Y	Y	Y
Helicopter landing	N	N	S	S	S	S	S	S
Airport	N	N	N	N	N	N	N	N
Ship terminal or pier	N	N	N	N	N	N	N	N
Truck freight terminal	N	N	N	N	N	N	N	N
Railroad switching	N	N	N	N	N	N	N	N
INDUSTRIAL USES								
Alcohol beverage facility	N	N	L	L	L	L	L	Y
Alcohol beverage facility	N	N	N	N	N	N	N	N
Food processing	N	N	L	L	L	L	L	L
Manufacturing, light	N	N	L	L	L	L	L	L
Manufacturing, heavy	N	N	L	L	L	L	L	L

Manufacturing, int	N	N	N	N	N	N	N	N
Manufacturing, int	N	N	N	N	N	N	N	N
Research and dev	N	S	S	S	S	S	S	S
Processing or recy	N	N	N	N	N	N	N	N
Contractor's shop	N	L	L	L	L	L	L	L
Contractor's yard	N	S	S	S	S	S	S	S
AGRICULTURAL USES								
Plant nursery or	S	S	S	S	S	S	S	S
Raising of livest	S	S	S	S	S	S	S	S
Community gard	S	S	S	S	S	S	S	S
Commercial farr	S	S	S	S	S	S	S	S
UTILITY AND PUBLIC SERVICE USES								
Broadcasting or	N	N	Y	Y	Y	Y	Y	[[N]] >>Y<<
Transmission to	L	L	L	L	L	L	L	L
Water treatment	S	S	Y	Y	Y	Y	Y	[[S]] >>Y<<
Sewage treatme	N	N	N	N	N	N	N	N
Power generati	N	N	N	N	N	N	N	N
Small wind ener	S	S	S	S	S	S	S	S
Solar farm	S	S	S	S	S	S	S	Y
S	[[L]] >>S<<	[[L]] >>S<<	[[L]] >>S<<	[[L]] >>S<<	[[L]] >>S<<	[[L]] >>S<<	[[L]] >>S<<	[[L]] >>S<<
S	[[Y]] >>L<<	[[Y]] >>L<<	[[Y]] >>L<<	[[Y]] >>L<<	[[Y]] >>L<<	[[Y]] >>L<<	[[N]] >>L<<	[[N]] >>L<<
TEMPORARY USES								
Seasonal marke	L	L	L	L	L	L	L	L
Temporary real	L	L	L	L	L	L	L	L
Concrete/batch	L	L	L	L	L	L	L	L
Live entertainm	L	L	L	L	L	L	L	L

APPROVED AS TO FORM

Legislative Reference Bureau

Date: _____

IT IS OUR OPINION THAT THE ORDINANCE IS LEGAL AND ENFORCEABLE

Office of the City Attorney

Date: _____

Department of City Development

LRB170761-1

Jeff Osterman

02/14/2018