



Legislation Text

File #: 171686, Version: 0

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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
<b>RESIDENTIAL USES</b>								
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
<b>GROUP RESIDENTIAL USES</b>								
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 hor	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 d	L	L	L	L	L	L	L	L
<b>Shelter Care Facilities</b>								
Family shelter	Y	Y	Y	Y	Y	Y	Y	Y
Small group s	L	L	L	L	L	L	L	L
Large group s	S	S	S	S	S	S	S	S
Community livin	L	L	L	L	L	L	L	L
<b>EDUCATIONAL USES</b>								
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
<b>COMMUNITY-SERVING USES</b>								
Library	Y	Y	Y	Y	Y	Y	Y	Y
Cultural institutid	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
<b>COMMERCIAL AND OFFICE USES</b>								
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 bl	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 estab	N	N	N	N	N	S	S	N
<b>HEALTH CARE AND SOCIAL ASSISTANCE USES</b>								
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	[[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 resi	S	S	S	S	S	S	S	S
Nursing home	S	S	Y	Y	Y	Y	Y	[[S]] >>Y<<
<b>GENERAL SERVICE USES</b>								
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
<i>Animal Services</i>								
Animal hospita	L	L	L	L	L	L	L	L
Animal boardin	L	L	L	L	L	L	L	L
Animal groomi	L	L	L	L	L	L	L	L
<b>MOTOR VEHICLE USES</b>								
<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 stora	N	N	S	S	S	S	S	[[N]] >>S<<
Wholesale fac	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 stora	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
<i>Parking</i>								

Parking lot, pri	L	L	L	L	L	Y	L	L
Parking lot, ad	Y	L	Y	L	L	Y	Y	Y
Parking struct	S	S	L	L	L	L	L	[[S]] >>L<<
Parking struct	Y	L	Y	L	L	Y	Y	Y
Heavy motor v	N	N	S	S	S	S	S	[[N]] >>S<<
Heavy motor v	S	S	S	S	S	S	S	S
<b>ACCOMMODATION AND FOOD SERVICE USES</b>								
Bed and breakf	Y	Y	Y	Y	Y	Y	Y	Y
Hotel, commerc	Y	Y	Y	Y	Y	Y	Y	Y
Hotel, residentia	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-d	Y	Y	Y	Y	Y	Y	Y	Y
Restaurant, fast	L	L	L	L	L	L	L	L
<b>ENTERTAINMENT AND RECREATION USES</b>								
Park or playgrou	Y	Y	Y	Y	Y	Y	Y	Y
Festival grounds	N	N	N	N	N	N	N	N
Recreation facili	S	S	S	S	S	S	S	S
Recreation facili	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
<b>STORAGE, RECYCLING AND WHOLESALE TRADE USES</b>								
Recycling collect	S	S	S	S	S	S	S	S
Mixed-waste pro	N	N	N	N	N	N	N	N
Material reclama	N	N	N	N	N	N	N	N
Salvage	N	N	N	N	N	[[S]] >>N<<	[[N]] >>S<<	
Salvage operati	N	N	N	N	N	N	N	N
Wholesale and	S	S	L	L	L	L	L	L
Wholesale and	N	N	S	S	S	S	S	S
<b>Storage Facilities</b>								
Indoor	S	S	L	L	L	L	L	L
Self-service	N	N	N	N	N	N	N	S

Self-service	N	N	N	N	N	N	N	N	N
Outdoor	N	N	S	S	S	S	S	S	S
Hazardous ma	N	N	N	N	N	N	N	N	N
<b>TRANSPORTATION USES</b>									
Ambulance serv	N	N	S	S	S	Y	Y	Y	S
Ground transpo	N	N	S	S	S	S	[[L]] >>S<<	L	L
Passenger term	N	N	Y	Y	Y	Y	Y	Y	Y
Helicopter landi	N	N	S	S	S	S	S	S	S
Airport	N	N	N	N	N	N	N	N	N
Ship terminal or	N	N	N	N	N	N	N	N	N
Truck freight ter	N	N	N	N	N	N	N	N	N
Railroad switchi	N	N	N	N	N	N	N	N	N
<b>INDUSTRIAL USES</b>									
Alcohol beverage facil	N	N	L	L	L	L	L	L	Y
Alcohol beverage	N	N	N	N	N	N	N	N	N
Food processing	N	N	L	L	L	L	L	L	L
Manufacturing, lig	N	N	L	L	L	L	L	L	L
Manufacturing, he	N	N	N	N	N	N	N	N	N
Manufacturing, int	N	N	N	N	N	N	N	N	N
Research and dev	N	N	S	S	S	S	S	S	S
Processing or recy	N	N	N	N	N	N	N	N	N
Contractor's shop	N	N	L	L	L	L	L	L	L
Contractor's yard	N	N	S	S	S	S	S	S	S
<b>AGRICULTURAL USES</b>									
Plant nursery or	S	S	S	S	S	S	S	S	S
Raising of livest	S	S	S	S	S	S	S	S	S
Community gard	S	S	S	S	S	S	S	S	S
Commercial farr	S	S	S	S	S	S	S	S	S
<b>UTILITY AND PUBLIC SERVICE USES</b>									
Broadcasting or	N	N	Y	Y	Y	Y	Y	Y	[[N]] >>Y<<
Transmission to	L	L	L	L	L	L	L	L	L
Water treatment	S	S	Y	Y	Y	Y	Y	Y	[[S]] >>Y<<
Sewage treatme	N	N	N	N	N	N	N	N	N
Power generati	N	N	N	N	N	N	N	N	N
Small wind ener	S	S	S	S	S	S	S	S	S
Solar farm	S	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<<	[[L]] >>S<<

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<b>TEMPORARY USES</b>								
Seasonal market	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 entertainme	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