

LAND USE AND DEVELOPMENT

90 Attachment 10

**Township of Franklin
Schedule of Use Regulations**

Ch. 90, Land Use and Development

[Amended 6-14-1993 by Ord. No. 93-5; 4-14-1997 by Ord. No. 97-7; 12-28-1998 by Ord. No. 98-16; 8-14-200 by Ord. No. 2000-12; 8-14-2000 by Ord. No. 2000-13; 8-14-2000 by Ord. No. 2000-14; 6-25-2001 by Ord. No. 2001-6; 12-6-2010 by Ord. No. 2010-14; 9-12-2011 by Ord. No. 2011-7; 7-7-2014 by Ord. No. 2014-4; 12-3-2018 by Ord. No. 2018-9; 3-4-2019 by Ord. No. 2019-4]

Zone District	Permitted Uses	Accessory Uses	Conditional Uses ¹
RC Rural Conservation	Single-family detached dwellings, agricultural uses, public utility structures, golf courses and civic buildings	Signs, home occupations, home professional offices, private tennis courts, bed-and-breakfast inns in accordance with § 90-56H and any use or structure customarily incidental to principal permitted uses and accessory apartments in accordance with § 90-56G Small wind energy systems in accordance with § 90-59.2 Renewable energy facilities	Churches and educational uses Wireless telecommunications antennas placed on existing structures Wireless telecommunications towers
R-75 Village Residential	Same as RC except golf courses	Same as RC Rural Conservation Small wind energy systems in accordance with § 90-59.2 Renewable energy facilities	Same as RC Rural Conservation Wireless telecommunications antennas placed on existing structures Wireless telecommunications towers
PD Planned Development Option	See § 90-69 Renewable energy facilities	See § 90-69 Small wind energy systems in accordance with § 90-59.2 Renewable energy facilities	See § 90-69 Wireless telecommunications antennas placed on existing structures Wireless telecommunications towers
C-1 Village Commercial	Local retail activities such as grocery stores, meat markets, seafood markets, delicatessens, bakeries, drug stores, book stores, packaged liquor stores and similar neighborhood retails uses, restaurants and catering facilities, local service activities such as barber and beauty shops, laundromats, tailors and dry cleaners, appliance repair shops and similar service uses. Hunting, fishing and archery sales and service, firearms and ammunition sales, indoor facilities for firearms and archery firing and practice and rental of kayaks, boats and other recreational equipment. Residential uses existing as of December 3, 2018 subject to the requirements of the prior district in which the residence was located. Wireless telecommunications antennas placed on existing structures Renewable energy facilities	Off-street parking, signs, bed-and-breakfast inns in accordance with § 90-56H and accessory apartments in accordance with § 90-56G Small wind energy systems in accordance with § 90-59.2 Renewable energy facilities	Gasoline service stations Wireless telecommunications towers

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Zone District	Permitted Uses	Accessory Uses	Conditional Uses¹
C-2 Township Commercial	Same as C-1 Village Commercial, hotels, motels, banks and savings institutions, restaurants and eating places, office buildings, shopping centers and agricultural uses Wireless telecommunications antennas placed on existing structures Renewable energy facilities	Off-street parking, signs and accessory apartments in accordance with § 90-56G Small wind energy systems in accordance with § 90-59.2 Renewable energy facilities	Gasoline service stations Wireless telecommunications towers
HC Highway Commercial	Retail sales of electronic equipment, hardware, furniture, appliances, paint, wallpaper, sporting goods, shoes and clothing, department stores, garden centers, pet and hobby sales, restaurants, taverns and auto related uses, such as car washes, auto repair and new car sales Wireless telecommunications antennas placed on existing structures	Accessory apartments in accordance with § 90-56G Small wind energy systems in accordance with § 90-59.2 Renewable energy facilities	Wireless telecommunications towers Low-impact storage
I Industrial	Storage and warehousing, wholesaling, processing, light manufacturing and assembling, office, research and laboratory uses, computer and data processing centers, agricultural uses Wireless telecommunications antennas placed on existing structures	Off-street parking, signs and accessory apartments in accordance with § 90-56G Small wind energy systems in accordance with § 90-59.2 Renewable energy facilities	Wireless telecommunications towers
OB Office Building	Office buildings intended for business, executive, professional and administrative purposes, banks and similar financial institutions, medical and dental offices and laboratories, computer and data processing centers and churches Wireless telecommunications antennas placed on existing structures	Off-street parking, signs and accessory apartments in accordance with § 90-56G Small wind energy systems in accordance with § 90-59.2 Renewable energy facilities	Wireless telecommunications towers

NOTE:

¹ECHO Housing is permitted as a conditional use in any residential zone or any nonresidential zone where the lot or tract is occupied by a single-family use, subject to the minimum requirements set forth under § 90-57F