

ZONING

280 Attachment 1

Township of Union

Appendix A

Table of Authorized Uses

[Amended 7-26-2010 by Ord. No. 2010-3]

KEY:

- P = Permitted
- CU = Conditional Use
- SE = Special Exception
- N = Not Permitted

Use	Rural Dev.	Residential			Commercial			Heavy Ind.	Airport	Spec. Dev.
	R-D	R-1	R-2	R-3	C-1	C-2	C-3	H-1	A-P	S-D
Accessory uses customarily incidental to and on the same lot with any permitted use, conditional use or use by special exception authorized in the district	P	P	P	P	P	P	P	P	P	P
Adult business	N	N	N	N	N	N	N	CU	N	N
Agriculture	P	P	P	N	N	N	N	N	N	P
Airport	N	N	N	N	N	N	N	N	P	N
Animal hospital	P	N	N	N	SE	SE	SE	N	N	N
Apartment above office or retail	N	N	N	N	SE	SE	SE	N	N	N
Bakery	N	N	N	N	P	P	P	N	N	N
Billboard	N	N	N	N	N	CU	CU	CU	N	N
Boarding stable	P	N	N	N	N	N	N	N	N	N

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Use	Rural Dev.	Residential			Commercial			Heavy Ind.	Airport	Spec. Dev.
	R-D	R-1	R-2	R-3	C-1	C-2	C-3	H-1	A-P	S-D
Business or professional offices	N	N	N	N	P	P	P	P	P	N
Business services	N	N	N	N	P	P	P	P	P	N
Candy or ice cream store	N	N	N	N	P	P	P	N	N	N
Car wash	N	N	N	N	SE	SE	SE	N	N	N
Cemetery	CU	N	N	N	N	N	N	N	N	N
Church	CU	CU	CU	N	N	N	N	N	N	N
Clinic	N	N	N	N	N	CU	CU	N	N	N
Commercial communications tower	CU	N	N	N	N	N	N	N	CU	CU
Commercial recreation	N	N	N	N	CU	CU	CU	N	N	CU
Commercial school	N	N	N	N	N	P	P	P	P	N
Comparable uses not specifically listed	N	N	N	N	SE	SE	SE	SE	SE	SE
Conference or training center	N	N	N	N	N	N	N	N	P	N
Contracting business	N	N	N	N	P	P	P	P	N	N
Contractor's yard	N	N	N	N	N	N	N	P	N	N
Convenience store	N	N	N	N	P	P	P	N	N	N
Conversion apartment	N	N	N	CU	N	N	N	N	N	N
Custom crafting	N	N	N	N	N	P	N	P	N	N
Day-care center	N	N	N	SE	P	P	P	N	N	N
Day-care center or preschool facility in a church or school	SE	SE	SE	SE	N	N	N	N	N	N
Delicatessen	N	N	N	N	P	P	P	N	N	N
Drive-in facilities	N	N	N	N	P	P	P	N	N	N
Essential services	P	P	P	P	P	P	P	P	P	P

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Use	Rural Dev.	Residential			Commercial			Heavy Ind.	Airport	Spec. Dev.
	R-D	R-1	R-2	R-3	C-1	C-2	C-3	H-1	A-P	S-D
Fences	P	P	P	P	P	P	P	P	P	P
Financial institutions	N	N	N	N	P	P	P	N	P	N
Firehouse	CU	CU	CU	N	N	N	N	N	N	N
Fly ash dump	N	N	N	N	N	N	N	N	N	CU
Funeral home	N	N	N	N	N	SE	SE	N	N	N
Garden apartments	P	N	N	P	N	N	N	N	N	N
Garden nursery	P	N	N	N	N	P	P	N	N	N
Golf course	P	P	N	N	N	N	N	N	N	P
Group care facility	N	N	N	CU	SE	N	N	N	N	N
Health club	N	N	N	N	N	P	N	N	N	N
Home gardening	P	P	P	P	N	N	N	N	N	N
Home occupation	CU	CU	CU	CU	P	P	P	P	P	N
Home office	P	P	P	P	P	P	P	P	P	N
Hospital	N	N	N	N	N	CU	CU	N	N	N
Indoor amusement	N	N	N	N	P	P	P	N	N	N
Junkyard	N	N	N	N	N	N	SE	SE	N	N
Keeping of domestic pets	P	P	P	P	N	N	N	N	N	N
Kennel	P	N	N	N	N	N	N	N	N	N
Landfill	N	N	N	N	N	N	N	CU	N	CU
Laundry/dry cleaners	N	N	N	N	P	P	P	N	N	N
Light manufacturing	N	N	N	N	N	N	SE	N	N	N
Lumberyard	N	N	N	N	N	N	P	P	N	N
Manufacturing	N	N	N	N	N	N	N	P	N	N
Mineral removal	CU	N	N	N	N	N	N	CU	N	N

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Use	Rural Dev.	Residential			Commercial			Heavy Ind.	Airport	Spec. Dev.
	R-D	R-1	R-2	R-3	C-1	C-2	C-3	H-1	A-P	S-D
Mini warehouses or self-storage buildings	CU	N	N	N	N	CU	CU	P	N	N
Mobile home park	N	N	N	CU	N	N	N	N	N	N
Motel/hotel	N	N	N	N	N	P	P	N	P	N
Noncommercial recreation	N	N	N	CU	CU	N	N	CU	N	CU
Nursery or greenhouse	P	N	N	N	N	N	N	N	N	N
Nursing home	CU	N	N	P	CU	CU	CU	N	N	N
Oil and gas extraction	CU	CU	CU	CU	CU	CU	CU	CU	CU	CU
Off-street parking and loading	P	P	P	P	P	P	P	P	P	P
Personal care boardinghome	CU	N	N	CU	SE	N	N	N	N	N
Personal services	N	N	N	N	P	P	P	N	N	N
Pet grooming	N	N	N	N	P	P	P	N	N	N
Pharmacy	N	N	N	N	P	P	P	N	N	N
Planned residential development (PRD)	CU	CU	CU	CU	N	N	N	N	N	N
Printing	N	N	N	N	N	N	N	P	N	N
Private club	CU	N	N	N	CU	CU	CU	N	CU	CU
Private garages and storage buildings	P	P	P	P	N	N	N	N	N	N
Private residential swimming pools or tennis courts	P	P	P	P	N	N	N	N	N	N
Private stables	P	N	N	N	N	N	N	N	N	N
Private-use helipad	CU	N	N	N	N	N	N	N	P	N
Public buildings	CU	CU	CU	CU	N	N	N	CU	CU	CU
Public parking lot or garage	N	N	N	N	N	SE	SE	P	N	N

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Use	Rural Dev.	Residential			Commercial			Heavy Ind.	Airport	Spec. Dev.
	R-D	R-1	R-2	R-3	C-1	C-2	C-3	H-1	A-P	S-D
Public recreation	CU	CU	CU	CU	N	N	N	CU	N	CU
Public utility installation	CU	CU	CU	CU	CU	CU	CU	CU	CU	CU
Railroad yard	N	N	N	N	N	N	N	P	N	N
Repair shop	N	N	N	N	P	P	P	P	N	N
Research and development	N	N	N	N	N	N	N	P	N	N
Restaurant	N	N	N	N	P	P	P	N	N	N
Retail stores	N	N	N	N	N	P	P	N	N	N
Retirement community	N	N	N	CU	N	N	N	N	N	N
Schools	CU	CU	CU	N	N	N	N	N	N	N
Service station	N	N	N	N	SE	SE	SE	P	N	N
Shopping centers	N	N	N	N	N	SE	SE	N	N	N
Signs	P	P	P	P	P	P	P	P	P	N
Single-family dwelling	P	P	P	P	P	N	N	N	N	N
Slate dump	N	N	N	N	N	N	N	N	N	CU
Slaughterhouse	N	N	N	N	N	N	N	CU	N	N
Specialty food stores	N	N	N	N	P	N	N	N	N	N
Specialty retail stores	N	N	N	N	P	N	N	N	N	N
Supporting commercial uses	N	N	N	N	N	N	N	N	CU	N
Tavern	N	N	N	N	N	P	P	N	N	N
Temporary construction trailer, model home or sales office	P	P	P	P	P	P	P	P	P	P
Temporary use or structure, other than a construction trailer, model home or sales office	SE	SE	SE	SE	SE	SE	SE	SE	SE	N
Townhouses	N	N	N	P	N	N	N	N	N	N

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Use	Rural Dev.	Residential			Commercial			Heavy Ind.	Airport	Spec. Dev.
	R-D	R-1	R-2	R-3	C-1	C-2	C-3	H-1	A-P	S-D
Transitional dwelling	N	N	N	N	CU	N	N	N	N	N
Truck and heavy equipment rental sales and service	N	N	N	N	N	N	SE	P	N	N
Truck terminal	N	N	N	N	N	N	N	P	N	N
Two-family dwelling	N	N	P	P	N	N	N	N	N	N
Upholsterer	N	N	N	N	N	N	N	P	N	N
Vehicle accessory sales and installation	N	N	N	N	P	P	P	P	N	N
Vehicle rental, sales and service	N	N	N	N	N	SE	SE	P	N	N
Vehicle repair garage	N	N	N	N	N	SE	SE	P	N	N
Warehousing	N	N	N	N	N	N	P	P	N	N
Wholesaling	N	N	N	N	N	N	N	P	N	N

NOTE: This table is not complete in every detail and must be used in conjunction with the provisions of each Zoning District contained in Articles IV thru XIII.