

# ZONING

## 160 Attachment 1

### Township of Paradise

#### ZONING SCHEDULE I

#### REGULATIONS GOVERNING THE USE OF LAND

[Amended 10-21-2008 by Ord. No. 167; 7-21-2009 by Ord. No. 174; 7-21-2009 by Ord. No. 175; 3-1-2011 by Ord. No. 189; 3-15-2011 by Ord. No. 192; 8-16-2011 by Ord. No. 195; 2-27-2012 by Ord. No. 200; 3-17-2014 by Ord. No. 215; 3-16-2015 by Ord. No. 227; 5-20-2015 by Ord. No. 232; 2-17-2021 by Ord. No. 265; 2-17-2021 by Ord. No. 266; 1-17-2022 by Ord. No. 273]

Key: P = Permitted Use; C = Conditional Use; X = Prohibited Use

Land Use Category	Zoning District					
	OSC	RR	R-1	R-2	B-1	B-2
<b>RESIDENTIAL</b>						
Single-family dwelling	P	P	P	P	P	P
Two-family dwelling	P	P	P	P	P	X
Conversion to a two-family dwelling	P	P	P	P	P	X
Multiple dwelling	C	C	C	C	C	X
Accessory dwelling unit	P	P	P	P	P	P
Care facility: Dependent, family or group	C	C	C	C	C	X
Care facility - placement	C	X	X	X	C	C
Group home	C	C	C	C	C	C
Retirement facility	C	C	C	C	C	X
Rooming/boarded home	X	X	X	X	C	C
Mobile home park	X	C	X	X	X	X
PRD	X	X	C	C	C	X
Parsonage	P	P	P	P	P	P
Institutional residence: Convent, monastery, dormitory, fraternity	C	C	C	C	C	C
<b>CULTURAL, ENTERTAINMENT AND RECREATIONAL</b>						
Hunting or fishing club	C	C	C	X	X	X
Outdoor camp	C	C	C	X	X	X
Outdoor recreational use	C	C	C	C	C	C
Outdoor recreation, high-impact	C	C	X	X	X	X
Playground, park, picnic area	C	C	C	C	C	C
Campground	C	C	X	X	X	X
Fraternal, civic or social club	X	X	X	X	C	C
Resort, motel or hotel	C	C	C	C	C	C
Bed-and-breakfast	C	C	C	C	C	C
Cultural facility, including library, museum, art gallery or community center	X	X	X	X	C	C
Indoor theater or indoor recreational use	X	X	X	X	C	C
Zoological park	C	C	X	X	X	X
Wild game/hunting preserve	P	X	X	X	X	X

PARADISE CODE

Land Use Category	Zoning District					
	OSC	RR	R-1	R-2	B-1	B-2
Riding or boarding stable	P	P	C	C	C	C
Short Term Rentals	X	X	X	X	P	P
<b>SERVICES</b>						
Auto repair, body shop	X	X	X	X	C	C
Automobile dealership	X	X	X	X	C	C
Cemetery	C	C	C	C	C	C
Community sewage system	C	C	C	C	C	C
Crematory	X	X	X	X	P	P
House of worship	C	C	C	C	C	C
College or school	C	C	C	C	C	C
Correctional facility	X	X	X	X	C	C
Day-care facility	C	C	X	X	P	P
Drive-in/Drive-through facility	X	X	X	X	C	C
Financial, insurance, real estate, business or personal service	X	X	X	X	P	P
Funeral home, mortuary	X	X	X	X	P	P
Gasoline station	X	X	X	X	C	C
Governmental facilities and uses	P	P	P	P	P	P
Hospital or medical clinic	X	X	X	X	P	P
Kennel	C	C	C	C	C	C
Laundromat	X	X	X	X	P	P
Non-Tower Wireless Communications Facility (*See § 160-12-A.A.(2)(c) as to when Conditional Use approval is required)	P/C*	P/C*	P/C*	P/C*	P/C*	P/C*
Nursery school	C	C	X	X	P	P
Professional office	X	X	X	C	P	P
Public utility	C	C	C	C	C	C
Repair services, e.g., jewelry, televisions, clock, furniture, shoe	X	X	X	X	P	P
Small Wireless Communications Facility	P	P	P	P	P	P
Tower-Based Wireless Communications Facility	C	X	X	X	C	C
Veterinary or animal hospital	C	C	C	C	C	C
<b>MANUFACTURING</b>						
Concrete or asphalt plant	X	X	X	X	X	C
Food, metals, plastic, chemical, petroleum, etc.	X	X	X	X	X	C
Junkyard or salvage yard	X	X	X	X	X	C
<b>TRANSPORTATION</b>						
Airport or heliport	X	X	X	X	X	C
Bus station, taxi service	X	X	X	X	C	C
Motor freight terminal	X	X	X	X	X	C
Park-and-ride facility	X	X	X	X	X	C
Parking garage	X	X	X	X	P	P

## ZONING

Land Use Category	Zoning District					
	OSC	RR	R-1	R-2	B-1	B-2
<b>RESOURCE PRODUCTION AND EXTRACTION</b>						
Commercial agriculture includes:						
Animal husbandry; dairy; livestock production	P	P	P	P	P	P
Commercial fishery	X	X	X	X	P	P
Commercial water extraction	C	C	C	C	C	C
Forestry/timbering	P	P	P	P	P	P
Greenhouse or plant nursery	C	C	C	C	C	C
Oil and Gas Development (drilling)	C	X	X	X	X	C
Oil and Gas Development (natural gas compressor station or natural gas processing plant)	X	X	X	X	X	C
Surface mining	X	X	X	X	X	C
Riding or boarding stable (commercial)	C	C	C	C	C	C
Solar energy system (accessory use)	P	P	P	P	P	P
Solar energy system (primary use)	C	C	C	C	C	C
<b>WHOLESALE AND RETAIL TRADE</b>						
Retail sales	X	X	X	X	P	P
Eating or drinking establishment	X	X	X	X	P	P
Tavern, nightclub or dance hall	X	X	X	X	P	P
Warehouse/storage facility	X	X	X	X	C	C
Flea market	X	X	X	X	C	C
Heavy equipment storage/office	X	X	X	X	C	C
<b>OTHER ENTERTAINMENT/ RECREATIONAL USES</b>						
Off-track betting establishment	X	X	X	X	C	C
Antenna	P	P	P	P	P	P
Adult entertainment business	X	X	X	X	X	C
Model airplane facility	X	X	X	X	C	X
Indoor shooting range	X	X	X	X	C	C
Outdoor shooting range	C	C	X	X	X	X
Outdoor go-cart (unrelated to a resort)	X	X	X	X	C	C
Water park/amusement park	X	X	X	X	C	C
<b>OTHER</b>						
Special event, temporary: nonprofit	P	P	P	P	P	P
Special event, temporary: commercial	X	X	X	X	P	P
All accessory structures	P	P	P	P	P	P
Home occupation	P	P	P	P	P	P