

ZONING  
317 Attachment 1

**City of Passaic**

**Article VI: Table of Conditional Uses**  
[Amended 4-18-1985 by Ord. No. 842-85; 5-13-2021 by Ord. No. 2296-21]

	R-1	R-2	R-1A	R-3	O-R	C-R	C	M-1	M-2
Houses of worship and related accessory uses	O	O	O	O	O	O	O	O	O
Railway passenger stations	O	O	O	O	O	O	O	O	O
Public utility installations, etc.	O	O	O	O	O	O	O	O	O
Public, private and parochial schools	O	O	O	O	O	O	O	O	O
Antenna towers, dish antennas, etc.	O	O	O	O	O	O	O	O	O
Storefront conversions		O	O	O					
Garden apartment or townhouse dwelling group of 50 or more dwelling units			O						
Hospitals			O	O					
Nursery schools				O					
Nursing homes				O					
Any multifamily use of 50 or more dwelling units				O	O	O			
Multifamily apartment of 4 stories or more			O	O	O	O		O	O

PASSAIC CODE

	R-1	R-2	R-1A	R-3	O-R	C-R	C	M-1	M-2
Any permitted use of more than 50,000 square feet of floor area					O	O	O	O	O
Any permitted use having parking for more than 100 cars					O	O	O	O	O
Clubs					O	O	O		
Any permitted use having drive-in facilities					O	O	O	O	O
Tennis courts, etc., in mixed-use buildings of 4 stories or more and offering these facilities to the general public						O			
Hotels and motor inns						O	O		
Off-site parking areas						O	O	O	O
Used car sales accessory to new car dealership						O	O		
Advertising signs and rooftop business signs						O	O	O	O
Bowling alleys						O	O	O	O
Tennis courts, etc., in buildings used only for this purpose						O	O	O	O
Veterinary establishments						O	O		
Gas stations, auto and truck rental, car washes, repair garages								O	O
Truck terminals and transfer stations								O	O
Kennels, etc.								O	O
Business schools						O	O		
Cannabis businesses								O	O

ZONING