

Sec. 46-70. - Use regulations within the CR-5, Special Reuse District.

The CR-5 district is not intended to be construed or interpreted to permit a use which is not authorized as a permitted use or a special use in the applicable district where any particular zoning lot or any existing building or structure in question is located, or to permit any use which is expressly or implicitly prohibited by any other provision of this chapter; provided, however, that any rowhouse or townhouse building in any R-3 district in the area formerly constituting Chanute Air Force Base, which lawfully existed on the date of any respective conveyance by the United States of America to any other party of the underlying land, shall be deemed a permitted use within the CR-5 district.

TABLE IV-1

Principal uses	AG	R-1A	R-1	R-2A	R-2	R-3	R-4	M-1	C-1	C-2	C-3	C-4	CB	CBE	OP	CR-1	CR-2	CR-3	CR-4	I-1	I-2	
<i>Agriculture</i>																						
Agriculture, cropping	p16	p16	p16	p16	p16	p16	p16									p16			p16	p16	p16	
Agriculture, general	P																					
Artificial lake of one or more acres	p6	p10	p10	p10	p10	p10	p10				p6	p6								p6	p6	
Commercial breeding facility	P		S	S	S	S	S															
Farm equipment sales and service										P												
Feed and grain (sales only)	P									P												
Garden shop	P								P	P	P		P	P			P					
Grain storage elevator and bins	P																			p6	p6	
Livestock sales facility and stockyards	S																			P	P	
Medical cannabis cultivation center	P																S			P	P	
Mineral extraction, quarrying, topsoil removal and allied activities	S																			P	P	
Plant nursery or greenhouse ⁷	P								P	P	P	P					P					
Roadside produce sales stand	P									P												
<i>Public and Quasi-Public</i>																						
Church or temple	P	S	S	S	S	P	P		P	P				P	S		P	P				
Electrical substation	p13	p13	p13	p13	p13	p13	p13	p13	p13	p13	p13	p13	p13	p13	p13	p13	p13	p13	p13	p13	p13	p13
Clinic									P	P			P	P	P		P	P				
Hospital																	P	P				
Methadone treatment facility	S						S			S					S			P		P		

Municipal or government building									P	P			P	P	P	P	P	P	P	P	P
Administrative offices of nonprofit or governmental, educational and research agencies									P	P			P	P	P		P	P			
Penal or correctional institution							S					S				P	S			P	P
Police station or fire station	S		S		S	S	S		P	P			P	P		P	P	P	P		
Principal use parking garage or lot										P			P	P			P				
Public or commercial sanitary landfill	S																				
Public elementary, junior high school, or senior high school	S	P	P	P	P	P	P									P	P				
Public fairgrounds	S															P					
Public library, museum or gallery									P	P			P	P	P		P	P			
Public maintenance and storage garage										P						P			P		
Public park	S	p ¹²	p ¹²	p ¹²	p ¹²	p ¹²	p ¹²		P	P	P	P	P	P	P	P	P	P	P	S	S
Radio or television tower and station	S									S		S	S	S			P			P	P
Sewage treatment plant or lagoon	S																			P	P
Telephone exchange												P	P	P							
University/college							S			P					P			P			
Utility provider									S	P		P	P	P			P			P	P
Water treatment plant	S												P							P	P
<i>Business</i>																					
<i>Adult Entertainment</i>																					
Adult entertainment uses										P			P	P							
<i>Food Sales and Service</i>																					

Music store									P	P	P			P	P						
Pawnshop										P											
Pet store										P	P			P	P						
Photographic studio and equipment sales and service									P	P	P			P	P				P		
Shoe store									P	P	P			P	P				P		
Sporting goods									P	P	P			P	P				P		
Stationery, gifts, or art supplies									P	P	P			P	P	P			P		
Tobacconist									P	P	P			P	P				P		
Variety store									P	P	P			P	P				P		
Video store ⁵										P	P			P	P	S					
<i>Recreation</i>																					
Athletic training facility, nonresidential										P				P	P			P	P	P	
Athletic training facility, residential							p ¹		p ¹	P									P	P	
Bait sales	P									P	P				P						
Billiard hall										P	P			P	P			P		P	
Bowling alley										P	P			P	P			P	P	P	
Camp or picnic area	P																	P	P	P	
Commercial fishing lake		p ¹¹	p ¹¹	p ¹¹	p ¹¹	p ¹¹	p ¹¹											P		P	
Country club or golf course		p ¹²	p ¹²	p ¹²	p ¹²	p ¹²	p ¹²											P		P	
Dancing school										P				P	P			P		P	
Driving range	P	p ¹²	p ¹²	p ¹²	p ¹²	p ¹²	p ¹²			P								P		P	
Lodge or private club										P				P	P			P	P	P	
Miniature golf course										P								P		P	
Outdoor commercial recreation enterprise (except amusement park)										P								P		P	
Private indoor recreational development										P	P			P	P			P	P	P	

community residence, halfway house or hospice and family community residence ¹⁶																				
Dwelling, family community residence			P		P	P	P													
Dwelling, duplex ³				S		P	P													
Dwelling, loft on 2nd and above floors ³									P			P	P							
Dwelling, multifamily				S			P		P			P	P							
Dwelling, multiple-unit common-lot-line ³			S	S	S	P	P							P						
Dwelling, single-family	P	P	P	P	P	P	P	P		S				S						
Dwelling, two-unit common-lot-line ³			S	S	P	P	P													
Home for the aged ¹⁴							P		P	P			P	P					P	
Hotel or motel									P	P				P		S				
Mobile home park								P												
Mobile home in mobile home park	S							P												
Nursing home— Assisted living care							P		P	P			P	P					P	
Residential planned unit development		S	S	S	S	S	S													
Shelters (emergency or homeless)										S									P	
<i>Industrial</i>																				
Aircraft and aircraft parts manufacturing															P	P			S	P
Antennas and towers over 35 ft in height															P				P	S
Bookbinding										P ¹					P				P	P
Breweries										P ¹					P					P
Building materials manufacturing including gypsum																				P

Building paper, paper containers and similar products manufacturing																			P	P
Operation of cartage and express facilities															P				P	P
Confectionery products manufacturing and packaging									p ¹		p ¹				P				P	P
Electrical and electronic machinery, equipment and supplies manufacturing															P				P	P
Electronics and related accessories - Applied research and limited manufacturing									p ¹		P				P				P	P
Engineering, laboratory, scientific, and research instruments manufacturing									p ¹		P				P					P
Grain mill products manufacturing and packaging															P					P
Household and office furniture manufacturing									p ¹						P				S	P
Industrial PUD															S				S	S
Jewelry, costume jewelry, novelties, silverware and plated ware manufacturing and processing									p ¹						P					P
Aboveground LP tanks and tanks for storage of other flammable liquids and gases used on premises for production purposes only															S				P	P
Light assembly manufacturing, 50,000 gross square															P				P	P

⁵ No drive through.
⁶ Used as an accessory use only - not primary use.
⁷ No outside storage.
⁸ Auto repair, minor shall mean replacement of parts maintenance, and repair services to passenger cars and trucks not exceeding 1½ tons capacity, excluding activities defined herein as major automobile repair.
⁹ Auto repair, major shall mean general repair, rebuilding, or reconditioning of engines, motor vehicles, or trailers; collision services, including body, frame, or fender-straightening, and repair; vehicle painting, or paint shop; for five or more vehicles per month; servicing to trucks exceeding 1½ tons capacity.
¹⁰ Purpose is only for storm detention/retention of approved subdivision.
¹¹ Purpose is for general public to fish in storm detention/retention basins.
¹² For residential use, it will be permitted only in connection to an approved residential subdivision.
¹³ For village public utilities only in connection to an approved subdivision.
¹⁴ Provided that all other village codes are satisfied.
¹⁵ Group community residence, halfway house or a hospice and family community residence proposed to be located within 500 feet of another existing community residence. Note: A family community residence is up to eight individuals. A group community residence is nine to 15 individuals.
¹⁶ Growing of agricultural cropping such as corn, beans, grass for hay and wheat prior to property being subdivided and platted is permissible.
Note: In CB district, no drive-through windows will be allowed.
Note: Housing is still included in C-2 district.

(Ord. No. 2154, tit. V, § 7, 8-12-2008; Ord. No. 2392, § 2b, 9-9-2014)