

ORDINANCE NO. 327

**AN ORDINANCE ADOPTING A REVISED USE CHART
APPENDIX A, TO SECTION 14.04.12, CHAPTER 14.04, TITLE
14 OF THE GREENLAND MUNICIPAL CODE**

WHEREAS, Title 14 deals with the various zoning districts which cover all areas of the City and identify the uses allowed within those districts in an attempt to provide for present and future needs, as well as the safety, morals, order, convenience, prosperity and general welfare of our citizens;

WHEREAS, the Planning Commission has over the past few years made a review of the previously adopted rules and regulations concerning development of lands and the uses to which land should be put within the City;

WHEREAS, the Planning Commission has discussed at several public meetings revision of the Use Chart, Appendix A, to Title 14 which deals with particular uses of land most appropriate in the various zoning districts; and,

WHEREAS, a duly publicized and held public hearing was held by the Planning Commission on January 2, 2018, for the purpose of allowing public comment and input on the final version of the proposed revision to the Use Chart, Appendix A, to Title 14.

NOW, THEREFORE, BE IT ORDAINED by the City Council of Greenland, Arkansas, That:

Section 1. That the Use Chart, Appendix A, as attached hereto being pages 1 through 8, which is identified as Revised 2018 on each page, is hereby adopted to replace the Use Chart, Appendix A, currently in use.

Section 2. That effective the 1st day of April, 2018, Title 14, Chapter 14.04, Section 14.04.12 Use Chart, Appendix A is hereby amended by substituting "Use Chart, Revised 2018" being Appendix A, pages 1 through 8, for the Use Chart consisting of 5¼ pages.

Section 3. That in all other respects Section 14.04.12 specifically the paragraph explaining how to read the Use Chart is not amended or changed in any way, but is ratified and confirmed.

PASSED AND APPROVED this 12 day of February 2018.

APPROVED:



BILL GROOM, Mayor

ATTEST:



STEPHANIE SHARP, Recorder-Treasurer

USE CHART
(Revised 2018)

	R-1	R-2	R-3	R-E	C-1	C-2	C-3	I-1
Addressing, duplicating, mailing list, stenographic telephone					X	X	X	X
Adult day care center	C	C	C	C	X	X	X	X
Advertising agency					X	X	X	X
Alcohol sales					C	C	X	X
Ambulance service					X	X	X	X
Amusement, commercial					C	C	X	X
Animal clinic (enclosed) small animals					X	X	X	X
Animal hospital					C	C	X	X
Animal shelter					C	C	X	X
Antique store					X	X	X	X
Apartment house	C	C	X	C	C	C		
Apparel and accessories store					X	X	X	X
Appliance repair (enclosed)					X	X	X	X
Arena (indoor auditorium)					C	C	X	X
Arena (outdoor)					C	C	C	X
Armored car service					C	C	X	X
Art gallery, museum or similar public use					X	X	X	X
Auto glass or muffler shop					C	C	X	X
Automobile accessory, tire or battery sales- no tire recapping					C	X	X	X
Automobile and truck rental					C	X	X	X
Automobile and truck sales (new and used) and service					C	C	X	X
Automobile auction								X
Automobile body shop					C	C	C	X
Automobile service station, not incl. motor repair or painting					X	X	X	X
Automobile wash service (permanent structure), incl. self-serve					C	X	X	X
Automobile, but, truck dismantling, salvaging, or wrecking								X

USE CHART
(Revised 2018)

	R-1	R-2	R-3	R-E	C-1	C-2	C-3	I-1
Baked goods, candy, bread, dairy & ice cream manufacturing					c	c	c	x
Bakery and confectionary shop					x	x	x	x
Bank or savings and loan					x	x	x	x
Barber or beauty shop					x	x	x	x
Batching or mixing plant, asphaltic or Portland cement, concrete								x
Bed and breakfast	c	c	c	c	x	x	x	x
Bicycle store					x	x	x	x
Billiard or pool hall					c	c	x	x
Blueprinting, photocopying, and similar reproductive service					x	x	x	x
Boat and marine rental, repair, and sales					c	c	x	x
Bookstore					x	x	x	x
Bottling works, all beverages								x
Bowling alley					c	c	x	x
Building materials or lumber yard					c	c	x	x
Building services incl janitorial, floor waxing, office cleaning					x	x	x	x
Bus garage or equipment maintenance							x	x
Bus sales, service, rental, and repair							c	x
Bus station					c	c	c	x
Camera & photographic supply store					x	x	x	x
Carnival, circus, or similar temporary amusement enterprise					c	c	c	x
Carpentry, woodworking (small-scale)					c	c	c	x
Carting, crating, express handling, moving- large scale							c	x
Carting, crating, express handling, moving-small scale					c	c	c	x
Catering service					x	x	x	x
Chemicals compounding or packaging								x
Child care facility					x	x	x	x

USE CHART
(Revised 2018)

	R-1	R-2	R-3	R-E	C-1	C-2	C-3	I-1
Church, synagogue, temple, incl Sunday school facilities	c	c	c	c	x	x	x	x
Cigar, tobacco, or candy store					x	x	x	x
Clinic- medical facility					x	x	x	x
Clothing, custom dress making or altering for retail					x	x	x	x
Clothing- second-hand sales					x	x	x	x
College, professional school; public or equivalent private	c	c	c	c	c	c	x	x
Columbarium					c	c	c	x
Community welfare or health center					c	x	x	x
Compounding of cosmetics, toiletries, drugs, pharmaceuticals								x
Computer data processing, or similar service					x	x	x	x
Construction equipment repair, sales or storages					c	c	c	x
Contractor facility (construction) other than office							c	x
Contractor facility (special trade) other than office					c	c	c	x
Convalescent/maternity/nursing home	c	c	c	c	x	x	x	x
Convenience store (gas/retail)					x	x	x	x
Country club, golf course, swimming pool, or other private recreational uses usually associated with a social country club or subdivision association operated for mutual recreation of members and not for profit	c	c	x	x				
Crematory							c	x
Custom ceramic products manufacturing					c	c	c	x
Day care center					x	x	x	x
Delivery service					x	x	x	x
Department store					x	x	x	x
Disinfecting, deodorizing, or exterminating service					c	c	c	x
Drafting service					x	x	x	x
Drive-in restaurant					x	x	x	x

USE CHART
(Revised 2018)

	R-1	R-2	R-3	R-E	C-1	C-2	C-3	I-1
Drugstore or pharmacy					X	X	X	X
Dry goods store					X	X	X	X
Dry cleaning & dyeing plant					C	C	C	X
Dry cleaning, pickup or self-service					X	X	X	X
Duplex		X	X					
Dwelling attached (attached to business; gives all appearances of being part of the business building)					C	C	C	X
Dwelling, zero lot line (residential)	C	C	X					
Dwelling, zero lot line (commercial)					C	C	X	X
Electric utility maintenance facility								X
Employment Service					X	X	X	X
Farm equipment: sales, service, rental supplies, and repair					C	C	C	X
Financial institution					X	X	X	X
Fire extinguisher service					X	X	X	X
Fire protection and related activities facility	C	C	C	C	X	X	X	X
Fireworks: manufacture, storage, warehousing, or wholesaling					C	C	C	X
Fireworks: short-term, seasonal sales					C	C	X	X
Flammable gases or liquids; storage							C	X
Florist shop					X	X	X	X
Food locker plant							C	X
Food products, including bakery goods, candy, fruit & vegetable processing and canning, packing & processing of meats and poultry, not including slaughtering of animals or poultry							C	X
Food store, including bakery (retail)					X	X	X	X
Freight depot, railroad or truck					C	C	C	X
Freight forwarding service (enclosed)					X	X	X	X
Funeral home mortuary, or undertaking establishment					X	X	X	X

USE CHART
(Revised 2018)

	R-1	R-2	R-3	R-E	C-1	C-2	C-3	I-1
Furniture manufacturing					c	c	c	x
Furniture, home furnishings, and equipment store: sales & repair					x	x	x	x
Garage apartment	c	c	c	c				
Garage or parking for commercial or public utility vehicles					c	c	c	x
Garbage or trash: assembly, incineration, or processing								x
Garden supply store					x	x	x	x
General store: general merchandise store					x	x	x	x
Gift, novelty or souvenir shop					x	x	x	x
Glass or glass products sales					x	x	x	x
Greenhouse					c	c	x	x
Grocery store					x	x	x	x
Gunsmith shop (enclosed)					c	x	x	x
Handcraft, ceramic sculpture, or similar artwork sales					x	x	x	x
Hardware store					x	x	x	x
Hardware, industrial sales					c	c	c	x
Hay, grain, or feed store					c	c	x	x
Hazardous materials storage								x
Health studio or spa					x	x	x	x
Home occupation	c	c	c	c				
Hospital services					c	c	x	x
Hotel/motel					c	c	x	x
Household appliance store					x	x	x	x
Ice plant, dry or natural							c	x
Ice vending machine establishment					x	x	x	x
Interior decorating shop					x	x	x	x
Jewelry: sales and repair					x	x	x	x

**USE CHART
(Revised 2018)**

	R-1	R-2	R-3	R-E	C-1	C-2	C-3	I-1
Kennel					c	c	x	x
Laundry, self-serve & pickup, laundry services, Laundromat					x	x	x	x
Laundry: Linen supply or industrial					c	c	c	x
Leather goods or luggage store					x	x	x	x
Library, private, non-profit and public	c	c	c	c	x	x	x	x
Loan office					x	x	x	x
Locksmith, key shop					x	x	x	x
Lodge or fraternal organization					c	c	x	x
Machinery sales and service					c	c	c	x
Manager/caretaker residence					c	c	c	x
Manufactured housing	c	c	x	c				
Manufactured home park			x					
Manufacturing- light: processing & manufacturing that by reason of operation is not a nuisance in respect to odor, noise, dust, vibration, etc					c	c	c	x
Medical appliance fitting and sales					x	x	x	x
Mini-warehouse					c	c	c	x
Mobile home and/or travel trailer sales and service only					c	c	x	x
Monument sales					x	x	x	x
Motion picture theater					x	x	x	x
Motorcycle display: sales & service					c	c	x	x
News syndicate service printing and publishing, including engraving or photoengraving					c	c	c	x
Newsstand					x	x	x	x
Nursery (plants) sales					c	x	x	x
Office					x	x	x	x
Optical laboratory/shop					x	x	x	x

USE CHART
(Revised 2018)

	R-1	R-2	R-3	R-E	C-1	C-2	C-3	I-1
Pawn shop					c	c	x	x
Pet shop					x	x	x	x
Petroleum products: storage								x
Plumbing, electrical, air conditioning, heating shop (enclosed)					x	x	x	x
Printing shop: lithographer, printer, blueprinting					x	x	x	x
Radio transmitting station or tower other than amateur					c	c	c	x
Recreation facility, commercial			c		c	c	x	x
Recreation vehicle parks (RV campground)			x		c	c	c	x
Recycling & reclamation center (or holding facility)								x
Restaurant					x	x	x	x
Retail- general					x	x	x	x
Retail- high impact							x	x
Retail- restricted (adult materials, etc)								x
Sales, service, repair or rental of business machines					x	x	x	x
Salvage yard; auto recycling center					c	c	c	x
School: public or private					c	c	x	x
Second-hand automotive parts, accessories, battery or tire dealer					c	c	c	x
Single-family dwelling	x	x	x	x				
Skating rink					c	x	x	x
Steel products: fabrication and assembly							c	x
Studio- photographic					x	x	x	x
Studio: art, drama, speech, dance, music, ceramics					x	x	x	x
Studio: broadcasting or recording					x	x	x	x
Swimming pool: sales & service					c	x	x	x
Tattoo parlor					x	x	x	x
Taxidermist					c	c	c	x
Tire recapping								x

USE CHART
(Revised 2018)

	R-1	R-2	R-3	R-E	C-1	C-2	C-3	I-1
Tool and equipment rental					c	c	c	x
Tool sharpening					x	x	x	x
Townhouse		x	x					
Travel arranging service					x	x	x	x
Upholstery shop					x	x	x	x
Utility facility					c	c	c	x
Veterinarian service/large animal					c	c	c	x
Warehousing					c	c	c	x
Wholesale establishment					c	c	c	x
Wholesaling or warehousing of farm products					c	c	c	x
Wood or lumber processing								x
Wrecker service/impound lot					c	c	c	x