

Mixed-Use Zoning vs. Retail Zoning vs. Residential Zoning

| <u>Use</u> | <u>B-1 Limited Business District</u> | <u>B-2 General Business District</u> | <u>R-18 Residential District</u> |
|--|--|--|--|
| Athletic training facilities or gym | | P | |
| Banks, credit unions, financial institutions | | P | |
| Call centers | | P | |
| Commercial offices | P | P | |
| Conference centers and exhibition halls | | P | |
| Day care centers and pre-schools | | P | |
| Delivery restaurant | CU | P | |
| Department stores | P | P | |
| Dwelling units, multi-family | 2 nd floor and above only | | P |
| Educational institution, public or private K-12 | | | CU |
| Foodstore | P | P | |
| Funeral home or mortuary | | P | |
| Health club and fitness center | P | P | |
| Home improvement store | P | P | |
| Household appliance repair business | | P | |
| Loan office, currency exchange, finance companies | 2 nd floor and above only | P | |
| Massage therapy establishments | P | P | |
| Medical and dental offices | 2 nd floor and above only | P | |
| Medical service and research centers | P | P | |
| Nursing Home or Assisted Living Facility | | | P |
| Photographic studios, retail | P | P | |
| Physical therapy establishments | P | P | |
| Printing and publishing businesses, retail | | P | |
| Private clubs | 2 nd floor and above only | P | P |
| Public government buildings | | CU | CU |
| Parks, playgrounds, forest preserves | | | P |
| Religious worship, buildings primarily devoted to religious worship | | | CU |
| Restaurants (ie. Ice cream, full-service, carry-out) | P | P | |
| Retail (ie. Apparel, pet stores, bakeries, dry cleaner, florists, etc.) | P | P | |
| Senior citizen housing facilities (CCRC) | | | CU |

Legend

P = Permitted Use

CU = Conditional Use

Blank = Not permitted by right or via Conditional Use