

LAND USE TABLE ZONING - South Milwaukee

Adopted 5/6/2025

Zoning						
Z-1 Natural Zone -The Natural Zone Z-2: Sub-Urban Zone - larger lot sizes with limited commercial uses Z-3: General Urban Zone - historical neighborhood with commercial uses mainly along corners or arterial streets Z-4: Urban Center Zone - higher-intensity development, mix commercial and residential M-1: Manufacturing Zone - exclusive commercial or industrial uses						
USE TABLE						
Assembly	Z-1	Z-2	Z-3	Z-4	M-1	Terms: summary description
A-1 (Theaters)	-	-	-	P	-	
A-2 (Food and drink)	-		>	P	-	
A-3 (Amusement)	-	-	>	P	-	DANCE HALLS, LIBRARIES, CHURCHES
Business						
B (Professional or service)	-	-	>	P	P	SEE TERM
Educational						
E (Schools and day cares)	-	-	>	P	P	6 OR MORE PERSONS THROUGH GRADE 12; >5 CHILDREN > 2.5 YRS OLD
Factory						
F (Low -Moderate-hazard)	-	-	-	-	P	NOT CLASSIFIED AS HAZARD OR STORAGE
High-Hazard						
H (High Hazard)	-	-	-	-	P	
Home Occupation						
HO-1 (Home office)	-	P	P	P	-	<=33% HOME AREA. NO EMPLOYEES
HO-2 (Small business)	-	P	P	P	-	<= 49% HOME AREA. 1 EMPLOYEE
Institutional						
I-1 (24-hour care facilities)	-	-	-	P	P	>8 PERSON, ASST'D LIVING, GROUP HOMES
I-3 (Secure facilities)	-	-	-		P	JAILS, CORRECTIONAL
I-4 (Day care facilities)	-	-	>	P	P	>5 PERSONS, NOT 24-HR CARE
Mercantile						
M (Merchandise sales)	-	-	>	P	P	WHERE PUBLIC HAS ACCESS. DRUG STORES, GREENHOUSES, MARKETS, GAS STATIONS, RETAIL OR WHOLESALE, SALES ROOM, ETC
Outdoor						
O-1 (Cemeteries)	P	P	P	-	-	
O-2 (Natural areas & recreation)	P	P	P	P	P	
O-3 (Non-accessory parking)	-	-	P	P	P	
Residential						
R-1 (Permanent <=2)		P	P			
	Uses contain occupants that are primarily permanent in nature and not classified as R-2, R-3, or I uses, including: Buildings that do not contain more than 2 dwelling units; Care facilities that provide accommodations for <= 8 persons receiving care; Lodging houses with <=5 guest rooms					
R-2 (Permanent >=3)	-	-	>	P	-	
	Sleeping units > 2 dwelling units where occupants are primarily permanent in nature					
R-3 (Transient occupancy)	-		>	P	-	
Storage						
S (Low - Moderate-hazard)	-	-	-	-	P	NOT CLASSIFIED AS HAZARD
Utility and Miscellaneous						
U (Accessory structures)	P	P	P	P	P	