

KANAB CITY ORDINANCE NO. 2-1-12 O

AN ORDINANCE AMENDING THE KANAB CITY LAND USE ORDINANCE CHAPTER
20 "COMMERCIAL ZONES LAND USE CHART" AND CHAPTER 21
"MANUFACTURING ZONES LAND USE CHART"

WHEREAS, U.C.A. 10-9a-102 provides that Kanab City may enact and modify ordinances it considers necessary or appropriate for the use and development of land within the municipality; and,

WHEREAS, the Kanab City Planning Commission conducted the necessary Public Hearing on February 21, 2012.

NOW THEREFORE, BE IT ORDAINED that the Kanab City Land Use Ordinance is amended to state as reflected in the attachments affixed to this ordinance.

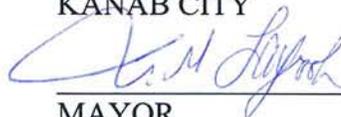
All former codes or parts thereof conflicting or inconsistent with provisions of this Ordinance or of the Code hereby adopted are hereby repealed.

The provisions of the code shall be severable, and if any provision thereof, of the application of such provision under any circumstance is held invalid, it shall not affect any other provisions of this code or the application in a different circumstance.

This ordinance shall be effective upon the required posting.

Passed and ordered posted this 28th day of February, 2012.

KANAB CITY



MAYOR

ATTEST:

RECORDER



Permitted and Conditional Uses

LAND USE CHART COMMERCIAL	ZONES			
	C1	C2	C3	CPD
Agricultural Crop Sales (Farm Only)	-	-	C	-
Airport Support Facility	-	-	C	C
Antique/ Secondhand Store	P	P	P	P
Apparel/ Accessory Store	P	P	P	P
Apartment(s)	-	P	P	C
Arcade (Games/Food)	C	C	P	C
Auto/ Boat Dealer	-	P	P	-
Auto Rental/ Sales	-	C	P	C
Auto Service Station	-	P	P	C
Auto Supply Store	-	P	P	P
Beauty Salon	P	P	P	P
Bed and Breakfast/ Guesthouse	C	P	P	-
Cemetery	-	-	C	-
Church	<u>CP</u>	<u>CP</u>	P	<u>-P</u>
College/ University	-	C	C	C
Commercial Marine Supply	-	P	P	C
Commercial/ Residential Mix	P	P	P	C
Communications Facility	-	-	C	C
Computer/ Office Equipment	P	P	P	P
Conference/ Convention Center	<u>-P</u>	P	P	P
Construction/ Trade	-	-	C	-
Convalescent Center/ Nursing Home	-	-	P	-
Convenience Store	-	P	P	C
Day Care I (under 6 children)	-	C	C	C
Day Care II (over 6 children)	-	C	C	C
Department/ Variety Store	P	P	P	P
Dry Cleaner	-	C	P	P
Drug Store	P	P	P	P
Duplex/ Residential	-	C	C	-
Elementary- Jr. High	-	-	C	-
Espresso Stand	P	P	P	P
Fabric Store	P	P	P	P
Fast Food/ Restaurant	C	P	P	C
Financial Institution	-	P	P	P
Florist Shop	P	P	P	P
Funeral Home/ Crematory	-	C	P	-

Furniture/ Fixtures	P	P	P	P
Garage/ Vehicle Repair	-	C	P	C
Grocery Store	-	P	P	C
Halfway House	-	-	C	-
Hardware/ Garden Material	-	P	P	C
Health Club	P	P	P	P
High School	-	-	C	-
Hobby/ Toy Store	P	P	P	P
Hospital	-	-	C	-
Hotel/ Motel/ Extended-Stay	C	P	P	C
Jewelry Store	P	P	P	P
Kennel/ Public	-	-	C	-
Landscaping Business	-	-	P	-
Laundromat	-	P	P	P
Library	-	C	C	C
Liquor Store	C	C	C	C
Media Material	P	P	P	P
Medical/ Dental Lab	C	P	P	P
Misc. Equipment Rental Facility	-	C	C	-
Miscellaneous Health	C	C	P	P
Mobile/ Park Model Home Park	-	-	C	-
Museum	P	P	P	P
Office Supply	P	P	P	P
Park	C	P	P	P
Pet Store	C	P	P	P
Photographic and Electronic Store	P	P	P	P
Police/ Fire Facility	C	P	P	P
Printing/ Publishing	C	P	P	P
Professional Office	P	P	P	P
Public/ Private Parking	C	C	C	C
Recreational Center	C	C	P	P
Residential Incidental to the Primary Use of the Business	C	C	C	C
Restaurant	P	P	P	P
RV/ Camp Park	C	C	C	-
Self-Service Storage	-	-	C	-
Single Detached Dwelling Unit	-	C	C	-
Single Attached Dwelling Unit	-	C	C	-
Social/ Public Agency offices	P	P	P	P
Sporting Goods and Related Stores	P	P	P	P
Theater	CP	P	P	P
Towing Operation	-	C	P	-
Townhouses	-	C	C	-
Transitional Housing	-	C	C	-

Permitted and Conditional Uses

LAND USE CHART INDUSTRIAL/MANUFACTURING	ZONES		
	M1	M2	M3
Adult Entertainment/ Retail	-	-	C
Aerospace Equipment	C	P	P
Agricultural Crop Sales (Farm Only)	-	C	P
Airport and Facilities	-	C	C
Airport Support Facility	C	C	C
Amusement Park	-	C	C
Antique/ Secondhand Store	P	-	-
Apparel/ Accessory Store	P	-	-
Apparel/ Textile Products	C	P	P
Arcade (Games/Food)	P	-	-
Auto/ Boat Dealer	P	P	P
Auto Rental/ Sales	P	P	P
Auto Repair	P	P	P
Auto Service	P	P	P
Auto Supply Store	P	P	P
Auto Wrecking	-	-	C
Batch Plants	-	-	C
Beauty Salon	P	-	-
Biomedical Product Facility	C	P	P
Cement Plant	-	-	C
Cemetery	P	P	-
Chemical/ Petroleum Products	-	C	P
College/ University	P	C	-
Commercial/ Industrial Machinery	-	P	P
Commercial Marine Supply	P	P	P
Communications Facility	P	P	P
Computer/ Office Equipment	P	P	P
Conference/ Convention Center	P	C	-
Construction/ Trade	P	P	P
Church	P	CP	-C
Day Care I (under 6 children)	P	-	-
Day Care II (over 6 children)	P	-	-
Department/ Variety Store	P	-	-
Drive-In Theater	-	C	C
Drug Store	P	-	-
Dry Cleaner	P	P	-

Electronic Assembly	P	P	P
Elementary- Jr. High	C	C	-
Espresso Stand	P	-	-
Fabric Store	P	-	-
Fabricated Metal Products	-	C	P
Fast Food/ Restaurant	P	C	C
Financial Institution	P	-	-
Florist Shop	P	-	-
Food Processing	-	C	P
Food Store	P	-	-
Forest Products	-	P	P
Funeral Home/ Crematory	P	P	-
Furniture/ Fixtures	P	P	P
Furniture Store	P	-	-
Gasoline/ Service Station	P	P	P
General Repair	C	C	P
Golf Course	P	P	-
Hardware/ Garden Material	P	P	P
Health Club	P	C	-
Heavy Equipment Rental and Repair	-	C	P
High School	C	C	-
Hobby/ Toy Store	P	-	-
Hospital	P	-	-
Hotel/ Motel/ Extended-Stay	P	-	-
Jewelry Store	P	-	-
Kennel/ Public	C	C	C
Landscaping Business	-	P	P
Laundromat	P	P	-
Library	P	-	-
Liquor Store	C	C	C
Medical/ Dental Lab	P	P	-
Media Material	P	P	-
Misc. Equipment Rental Facility	-	P	P
Miscellaneous Health	P	P	-
Misc. Light Manufacturing	C	P	P
Motor Freight Repair	-	P	P
Museum	P	-	-
Office/ Outpatient Clinic	P	-	-
Off-Site Hazardous Waste Treatment and Storage Facilities	-	-	C
Paper Products	C	P	P
Park	P	P	-
Pet Store	P	-	-
Photographic and Electronic Store	P	-	-

