

CHAPTER 5

ZONING DISTRICTS

5.1 Establishment of Zoning Districts

5.2 Zoning Map

5.3 Annexed Land

5.1 ESTABLISHMENT OF ZONING DISTRICTS

In order to carry out the purpose and intent of this Ordinance, the Village of Barrington is hereby divided into the following zoning districts.

A. Residential Districts

- R-1 Single-Family Residential District
- R-2 Single-Family Residential District
- R-3 Single-Family Residential District
- R-4 Single-Family Residential District
- R-5 Single-Family Residential District
- R-6 Single-Family Residential District
- R-7 Two-Family Residential District
- R-8 General Residential District

B. Business Districts

- B-1 General Business Service District
- B-2 Reserved
- B-3 Office District
- B-4 Village Center District
- B-5 Village Center East District

C. Manufacturing Districts

- A-1 Artisan District
- M-A Manufacturing-Artisan District
- M-1 Limited Manufacturing District
- O-R Office/Research District

D. Special Purpose and Overlay Districts

- B-R Mixed Business-Residential District
- P-L Public Lands District
- SPA Special Planning Area Overlay District
- C-T Communication Tower Overlay District
- O-S Open Space District
- R-C Recreation Conservation District
- H Historic Overlay District, Structures or Sites

5.2 ZONING MAP

A. Location of Districts

The location and boundaries of the districts established by this Ordinance are set forth in the Official Zoning Map, as periodically amended. The Official Zoning Map which is attached hereto as Exhibit 5.2 is hereby incorporated into, and made an integral part of, this Zoning Ordinance.

B. Interpretation of Boundary Lines

1. Right-of-Way Lines. Where a zoning district boundary lines coincides with streets, alleys, highways and railroads, the boundary line of the district shall be construed to be the centerline of such right-of-way line.
2. Property Lines. Where a zoning district boundary lines coincides with a duly recorded property line, the property line shall be construed to be the boundary of the district.
3. Scaled Lines as Boundaries. Where the district boundary lines do not coincide with a right-of-way line or duly recorded property line, the district boundary shall be determined by measuring such boundary line(s) by applying the map scale as provided on the Official Zoning Map.
4. Clarification of Map Interpretation. The Zoning Official shall hear and decide all applications for interpretation of district boundary lines as shown on the Official Zoning Map. The Zoning Official shall have the authority only to interpret district boundary lines, not to change the location of district boundary lines or amend these lines.

5.3 ANNEXED LAND

Any territory hereafter annexed into the Village of Barrington shall automatically, upon annexation, be classified in the R-1 Single-Family District. Such land shall be subject to the requirements of this R-1 Single-Family District until such territory is later rezoned.