

V ZONING DISTRICTS

A. ESTABLISHING OF DISTRICTS

In order to carry out the purposes and provisions of this ordinance, the Village of Burr Ridge is hereby divided into the following districts:

R-1	Single-Family Residence
R-2	Single-Family Residence
R-2A	Single-Family Residence
R-2B	Single-Family Residence
R-3	Single-Family Residence
R-4	Single-Family Residence
R-5	Planned Residence
R-6	Residential and Congregate Care
T-1	Transitional
T-2	Transitional
B-1	Retail Business
B-2	General Business
O-1	Small Scale Office
O-2	Office and Hotel
RA	Research Assembly
LI	Light Industrial
GI	General Industrial

In addition, there is also established the County Line Road Corridor Area, which includes all property adjoining County Line Road, regardless of the depth of such property from County Line Road and whether such property is zoned to permit residential, non-residential or planned unit development uses. Separate regulations apply to those properties in the County Line Road Corridor Area.

B. ZONING DISTRICT MAP AND BOUNDARIES OF DISTRICTS

1. Zoning District Map

The zoning districts and their boundaries are as shown upon a zoning district map entitled Zoning District Map, "Village of Burr Ridge, Illinois, dated March 8, 1965", as amended, which map and all amendments thereto and all notations, references, and other information shown thereon are hereby incorporated and made a part of this ordinance, with the same force and effect as if the said zoning district map, amendment, notations, references, and other information were fully herein set forth. The original zoning district map, property attested to, is on file with the Village Clerk of Burr Ridge.

2. Boundaries of Districts

Where uncertainty exists with respect to the boundaries of the various districts as shown on the zoning district map and made a part of this ordinance, the following rules apply:

- a. Where district boundaries are indicated as following streets or alleys or extensions thereof, such boundaries shall be construed to be center lines of said streets, alleys, or extensions thereof.
- b. Where the district boundaries are not otherwise indicated, and where the property has been or may hereafter be divided into blocks and lots, the district boundaries shall be construed to be the lot lines, unless the boundaries are otherwise indicated on the map. Within unsubdivided property, the district boundary lines on the zoning district map shall be in accordance with dimensions as designated on the map.
- c. Where a district boundary line divides a lot in single ownership, the regulations of this ordinance for either portion of the lot may, at the owner's discretion, apply to the entire area of the lot or 25 feet beyond the zoning district boundary line, whichever is the lesser distance, provided non-residential uses (except parking) shall not be permitted to extend into a residential district, except as otherwise provided herein.
- d. Questions concerning the exact locations of district boundaries shall be resolved by the Board of Trustees.

C. ANNEXED TERRITORY

Land hereafter annexed to the Village shall be automatically classified in the R-1 Single-Family Residence District unless and until otherwise classified by amendment.