

Sec. 47-7.10. - List of permitted and conditional uses, General Industrial (I) District. (Notes A, B & C)

District Categories—Automotive, Aircraft, Boats and Watercraft (Wholesale Sales, Service and Repair), Manufacturing, Public Purpose Facilities, Storage Facilities, Wholesale Sales/Rental Services, and Accessory Uses, Buildings and Structures.

<b>A.</b>	<b><i>REQUIRED USES</i></b>
1.	The portion of property fronting a navigable waterway must be used for marina or shipyard uses, see <u>Section 47-23.8</u> , Specific Location Requirements for Waterway Uses.

<b>B.</b>	<b><i>PERMITTED USES</i></b>	<b>C.</b>	<b><i>CONDITIONAL USES:</i></b> See <u>Section 47-24.3</u> .
1.	<i>Automotive, Aircraft and Watercraft (Wholesale Sales, Service and Repair)</i>		
a.	Automotive Detailing, Alarms, Window Tinting.	a.	Marina, see <u>Section 47-23.8</u> .
b.	Automotive Service Station, see <u>Section 47-18.5</u> .	b.	Marine Service Station, see <u>Section 47-18.20</u> .
c.	Aircraft, Sales, Service and Repair.	c.	Shipyard, see <u>Section 47-23.8</u> .
d.	Automotive Repair Shop, including major repair, see <u>Section 47-18.4</u> .	d.	Tugboat Service, see <u>Section 47-23.8</u> .
e.	Automotive Sales, Rental, new or used vehicles, see <u>Section 47-18.3</u> .		
f.	Mobile Homes, sales, service and repair.		
g.	Recreation Campers and Trailers Sales, Rental, new or used, see <u>Section 47-18.27</u> .		
h.	Towing Service.		
i.	Truck Sales, Rental, new or used, see <u>Section 47-18.34</u> .		
j.	Sailmaking.		
k.	Watercraft Repair Shop, see <u>Section 47-18.37</u> .		
l.	Watercraft Sales, Rental, new or used, see <u>Section 47-18.36</u> .		
2.	<i>Manufacturing/Processing of Products</i>		

<ul style="list-style-type: none"> <li>a. Apparel, Textile, Canvas &amp; related uses.</li> <li>b. Automotive, Trucks and Mobile Homes.</li> <li>c. Contractors Yards.</li> <li>d. Industrial Machinery and Equipment.</li> <li>e. Manufacturing of Animal Feed from refuse, mash or grain.</li> <li>f. Manufacturing of Products from Stone, Clay, Concrete or Glass.</li> <li>g. Meat Packing, Plants, Stock or Slaughter Yards.</li> <li>h. Process and assembly of previously prepared materials.</li> </ul>	<ul style="list-style-type: none"> <li>a. Acid Manufacturing.</li> <li>b. Asphalt Manufacturing.</li> <li>c. Cement and Lime Manufacturing.</li> <li>d. Fertilizing Plants or Fertilizer Mixing.</li> <li>e. Manufacturing of Explosives.</li> <li>f. Manufacturing of Plastics, Rubber, Leather Products.</li> <li>g. Meat Packing, Plants, Stock or Slaughter Yards.</li> <li>h. Private Recycling Facility.</li> </ul>
3. <i>Public Purpose Facilities</i>	
<ul style="list-style-type: none"> <li>a. Active and Passive Park, see <u>Section 47-18.44</u>.</li> <li>b. Police and Fire Substation.</li> <li>c. Freight and Rail Terminal.</li> <li>d. Communication Towers, Structures and Stations, see <u>Section 47-18.11</u>.</li> </ul>	<ul style="list-style-type: none"> <li>a. Radio Broadcast Facility, Production Facility, Radio, Television and Motion Picture Production.</li> <li>b. Food Distribution Center, see <u>Section 47-18.31</u>.</li> </ul>
4. <i>Storage Facilities</i>	
<ul style="list-style-type: none"> <li>a. Automotive Wrecking and Salvage Yards, Junk Yards, see Outdoor Storage of goods and materials, <u>Section 47-19.9</u>.</li> <li>b. Lumber Yards, see Outdoor Storage of goods and materials, <u>Section 47-19.9</u>.</li> <li>c. Self Storage Facility, see <u>Section 47-18.29</u>.</li> <li>d. Storage Yard, except as provided herein.</li> <li>e. Warehouse Facility.</li> </ul>	<ul style="list-style-type: none"> <li>a. Fuel Storage, sales, other than Automotive Service Station, see <u>Section 47-18.13</u>.</li> <li>b. Petroleum Storage, Refining and Transfer, see <u>Section 47-18.13</u>.</li> </ul>
5. <i>Wholesale Sales/Rental Services</i>	

a.	Building Supplies, Materials and Equipment.		
b.	Plumbing Equipment.		
c.	Pump and Well.		
d.	Restaurant and Hotel Equipment.		
e.	Sign.		
f.	Swimming Pool and Pool Supplies.		
6.	<i>Accessory Uses, Buildings and Structures</i> (See <u>Section 47-19.</u> )		
a.	Automotive Service Station, when accessory to Automotive Repair Shop, see <u>Section 47-18.5.</u>		
b.	Outdoor Storage, see <u>Section 47-19.9.</u>		
7.	<i>Urban Agriculture</i> See <u>Section 47-18.41.</u>		

Note A: Only wholesale sales of products shall be permitted.

Note B: Retail sales and services, including offices are permitted only when accessory to manufacturing, processing, assembly, maintenance, repair or warehousing operation.

Note C: Any industrial use within 300 feet of residential property shall be subject to the requirements of a Conditional Use Permit, see Section 47-24.3.

(Ord. No. C-97-19, § 1(47-7.3), 6-18-97; Ord. No. C-97-26, § 3, 7-15-97; Ord. No. C-12-24, § 4, 7-10-12; Ord. No. C-15-10, § 2, 3-3-15; Ord. No. C-15-36, § 3, 10-20-15; Ord. No. C-17-44, § 4, 11-7-17)