§ 165-606.01

#### **PART 606**

### **M1 Light Industrial District**

[Amended 5-13-1992; 6-9-1993; 2-7-1995; 12-11-1996; 2-11-1998; 10-27-1999; 8-24-2004; 2-13-2008; 5-12-2010; 9-28-2011; 1-11-2017; 1-8-2020; 5-10-2023; 12-13-2023]

#### § 165-606.01. Intent.

The intent of this district is to provide for a variety of light manufacturing, commercial office and heavy commercial uses in well-planned industrial settings. Uses are allowed which do not create noise, smoke, dust or other hazards. Uses are allowed which do not adversely affect nearby residential or business areas. Such industrial areas shall be provided with safe and sufficient access. The North American Industry Classification System (NAICS) shall be used to assist the Zoning Administrator in classifying the permitted uses.

#### § 165-606.02. Allowed uses. [Amended 7-10-2024]

Allowed uses are as follows:

#### **Allowed Uses**

Landscape and Horticultural Services

Offices and Storage Facilities for Building Construction Contractors, Heavy Construction Contractors and Special Trade Contractors

Food, Beverage, and Tobacco Manufacturing excluding Seafood Product Preparation and Packaging and Animal Slaughtering and Processing

Textile Products and Textile Mill Products

Apparel Manufacturing

Veneer, Plywood, and Engineered Wood Product Manufacturing

Furniture and Related Production Manufacturing

Converted Paper Product Manufacturing

Printing, Publishing and Allied Industries

Pharmaceutical and Medicine Manufacturing

Plastics and Rubber Products Manufacturing including Footwear Manufacturing

Miscellaneous Manufacturing

Concrete Block and Brick and Related Products

Fabricated Metal Products Manufacturing, excluding Coating, Engraving and Allied Services,

Ammunition (except for small arms), Ordnance and Accessories

Machinery Manufacturing and Computer and Electrical Product Manufacturing

Electrical Equipment, Appliance, and Component Manufacturing

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#### **Allowed Uses**

Storage Batteries and Primary Battery Manufacturing

Transportation Equipment Manufacturing

Transit and Ground Passenger Transportation

**Truck Transportation** 

Air Transportation

Travel Arrangement and Reservation Services

Telecommunication Facilities and Offices, Broadcasting and Content Providers, including wired and wireless telephone, radio, television and other satellite communications

Computing Infrastructure Providers, Data Processing, and Data Centers

**Public Utilities** 

Wholesale Trade

Food Services, Restaurants, and Other Eating Places

Linen Supply and Drycleaning and Laundry Services except Coin Operated Laundries

Professional, Scientific and Technical Services, including Business Offices not providing services to the general public on a primary basis

Truck, Utility Trailer, and RV (Recreational Vehicle) Rental and Leasing

General Automotive, Motorcycle and Truck Repair, Services and Parking

Commercial and Industrial Machinery and Equipment Repair and Maintenance

**Machinery Cleaning** 

Solid Waste Collection, Materials Recovery Facilities, Septic Tank and Related Services, and Other Miscellaneous Management Services

Fabricated Metal Product Manufacturing

Technical and Trade Schools

Business, Professional, Labor, Political and Similar Organizations

Public Administration and Government Support Buildings including Fire and Ambulance Services

Residential uses which are accessory to allowed business uses

**Public Utilities** 

**Parks** 

Regional Criminal Justice, Enforcement, and Detention Facilities

Truck or Fleet Maintenance Facilities

Self-Service Storage Facilities

§ 165-606.02

## **Allowed Uses**

Flex-Tech

# § 165-606.03. Conditional uses. [Amended 7-10-2024]

Uses permitted with a conditional use permit shall be as follows:

### **Conditional Uses**

Tractor Truck and Tractor Truck Trailer Parking

Commercial Recreation, Indoors (as defined), including Fitness and Recreational Sports Centers