

Sec. 106-218. - LM—Light manufacturing district.

Sec. 106-218.1. - Statement of intent.

The LM Light Manufacturing District is created to establish and preserve areas within the city that are suitable for business and light industrial uses. LM Light Manufacturing districts are the location of a significant portion of the city's employment base. The district allows a wide variety of industrial and warehouse uses and activities that occur primarily within enclosed structures, with minimal or no environmental impacts associated with smoke, odor, and noise.

(Ord. of 3-14-05(2))

Sec. 106-218.2. - Permitted uses.

(A) The following uses are permitted by right in the LM Light Manufacturing District, subject to all other applicable requirements contained in this chapter. An asterisk (*) indicates that the use is subject to additional, modified or more stringent standards as listed in article III, use and design standards.

1. *Agricultural Use Types*

(None)

2. *Residential Use Types*

Manufactured Home, Emergency *

3. *Civic Use Types*

Public Maintenance and Service Facilities
Public Parks and Recreation Areas
Safety Services

4. *Office Use Types*

Financial Institutions
General Office
Laboratories

5. *Commercial Use Types*

Agricultural Services
Automotive Repair Services, Major *
Business Support Services
Day Care Center *
Equipment Sales and Rental
Laundry
Manufactured Home Sales *
Truck Stop

6. *Industrial Use Types*

Custom Manufacturing
Construction Yard
Industry Type I
Recycling Centers
Transfer Station
Transportation Terminal
Truck Terminal
Warehousing and Distribution

7. *Miscellaneous Use Types*

Parking Facility, Surface/Structure
Utility Services, Minor

(B) The following uses are permitted by special exception in the LM Light Manufacturing District, subject to all other applicable requirements contained in this chapter. An asterisk (*) indicates that the use is subject to additional, modified or more stringent standards as listed in article III, use and design standards.

1. *Agricultural Use Types*

(None)

2. *Residential Use Types*

(None)

3. *Civic Use Types*

Administrative Services

4. *Office Use Types*

(None)

5. *Commercial Use Types*

Athletic Instruction Services
Automobile Rental/Leasing
Microbrewery *
Personal Storage *

6. *Industrial Use Types*

Asphalt Plant *
Brewery *
Distillery *
Industry Type II
Landfill, Construction Debris
Landfill, Rubble
Landfill, Sanitary
Meat Packing and Related Industries
Railroad Facilities
Resource Extraction
Scrap and Salvage Services

7. *Miscellaneous Use Types*

Tower *
Utility Services, Major

(Ord. of 3-14-05(2); Ord. of 2-7-2013; Ord. of 8-11-2014; Ord. of 1-25-2016(1); Ord. of 8-22-2016(1); Ord. of 1-23-2017(2); Ord. of 7-10-2017(1); Ord. of 8-14-2017(1); Ord. of 4-9-2018(3))

Sec. 106-218.3. - Site development regulations.

The following are general development standards for the LM Light Manufacturing District. For additional, modified or more stringent standards see article III, use and design standards.

(A) *Minimum Lot Requirements.*

1. Area: No Minimum
2. Frontage: No Minimum

(B) *Minimum Setback Requirements.*

1. Principal Structure:
Front Yard: No Minimum
Side Yard: No Minimum
Rear Yard: No Minimum
2. Accessory Structures:
Front Yard: No Minimum
Side Yard: No Minimum
Rear Yard: No Minimum

(C) *Maximum Height of Structures.*

1. Principal Structures: 70 feet.
2. Accessory Structures: 70 feet.

(Ord. of 3-14-05(2); Ord. of 1-25-2016(1))