

M

PERMITTED USES

Manufacturing	Principal Uses		Special Use Permit
<p>This district is intended to include manufacturing, warehousing and industry that are primarily indoors with an on-site operation that has minimal impact on the environment.</p> <p>Residential uses are not permitted.</p> <p>This district should be located close to major or principal arterials</p>	<p>civic activities:</p> <ol style="list-style-type: none"> essential service extensive impact <p>service activities:</p> <ol style="list-style-type: none"> automotive fleet storage automotive parking automotive rental automobile repair & cleaning building maintenance service commercial film production general construction service kennels: commercial laundry service mini-storage facility veterinary hospital 	<p>sales activities:</p> <ol style="list-style-type: none"> ag. supplies & commodity sales automobile & accessory sales construction retail sales farm equipment sales <p>wholesale & warehouse activities:</p> <ol style="list-style-type: none"> finished and unfinished goods warehouse & storage wholesale bulk liquid fuel storage <p>industrial activities:</p> <ol style="list-style-type: none"> custom manufacturing light manufacturing 	<p>civic activities:</p> <ol style="list-style-type: none"> criminal transition facility <p>service activities:</p> <ol style="list-style-type: none"> adult entertainment banks & financial establishments business support service commercial recreation communication service consumer repair service convenience service funeral service group assembly hotel / motel personal service establishments professional & administrative offices veterinary office or clinic <p>sales activities:</p> <ol style="list-style-type: none"> adult entertainment business supply retail sales convenience sales department stores finished goods retail food & beverage stores on / off site consumption gasoline sales, retail home furnishing retail sales specialty retail sales <p>industrial activities:</p> <ol style="list-style-type: none"> extractive industry heavy manufacture
		<p>accessory uses:</p> <ol style="list-style-type: none"> carport, garage and storage structures (attached or detached) private recreation facility (enclosed or unenclosed) management office open areas and swimming pools temporary construction temporary real estate office apartment for resident caretaker outside area or buildings for storage and / or preparation of merchandise or goods necessary for & incidental to the principal use 	

SITE PERFORMANCE STANDARDS

Maximum Height	Minimum Lot	Minimum yard	
<p>principal structure 63 feet (5 stories)</p>	<p>For all uses, there is no minimum lot in an M district except as required by state or federal laws or except as necessary to provide required buffer area.</p>	<p>principal uses 1. Front: The front yard requirement shall be twenty feet (20') except when abutting along the side or across the street from a residential district; the front setback shall be equal to the most restrictive front setback thereof. 2. Side, Interior: The interior side yard requirement shall be ten feet (10').</p>	<p>3. Side, Street: The street side yard requirement shall be twenty feet (20'). 4. Rear: The rear yard requirement shall be twenty feet (20'). However, the rear yard will be reduced by one-half (1/2) when adjacent to public open space.</p> <p>There will be no permanent structures erected within the corner cutoff areas.</p>
Landscaping	Parking	Other	
<p>Landscaping, including street trees, is required for all uses in this district.</p> <p>See Planning Department for details.</p>	<p>parking, general commercial uses: retail sales (non-restaurant): 1 paved off-street space for each 330 sq. ft. of gross floor area. restaurant: 1 sp. /330 or 1 sp. / 200 if over 1000 sq. ft. of floor area. office 1 space / 330 sq. ft. of floor area custom manufacturing & light manufacturing: 1 space for each 1,000 sq. ft of floor area or 1 for each 2,000 sq. ft of floor area if more than 50 percent of the production floor space is occupied automated machinery finished & unfinished goods: 1 sp. for each 500 sq. ft. of office or sales floor area. Heavy manufacturing 1sp./ 2000sq.ft. floor area</p> <p>For other uses and loading space requirements, see Planning Department.</p>	<p>sidewalks: as a general rule, a 5 or 8 foot sidewalk is required. See the Engineering Department for details.</p> <p>Fences, walls and hedges not greater than four feet (4') in height shall be permitted in any required front yard.</p> <p>Fences, walls, and hedges on or within the rear or side yard property lines shall have no height restriction except where abutting a residential use, then the maximum height is six feet (6'). All fences and walls greater than six feet (6') in height shall conform to the Uniform Building Code as adopted and other applicable provisions of the Municipal Code.</p>	