

Sec. 78-251. - Permitted uses.

A building or premises in the L-1 light industrial district shall be used only for the following purposes:

- (1) Any use permitted in the C-2 general commercial district.
- (2) Amusement or baseball parks.
- (3) Assaying, other than gold or silver.
- (4) Automobile laundry and steam cleaning.
- (5) Bakery, wholesale.
- (6) Blacksmithing, horseshoeing, or wagon shops.
- (7) Body and fender work for automobiles and house trailers.
- (8) Bottling works, soft drinks.
- (9) Candy, canning, or preserving factories.
- (10) Carnivals.
- (11) Carpet and rug cleaning.
- (12) Carpenter shop.
- (13) Cereal mills.
- (14) Cleaning, drying, pressing works, laundry, washateria.
- (15) Cold storage plants.
- (16) Contractors or storage yards.
- (17) Creameries.
- (18) Veterinary hospitals and kennels.
- (19) Furniture repair.
- (20) Ice plants or storage houses.
- (21) Machine shop, provided power not to exceed 50 horsepower is employed in the operation of any one machine in an

enclosed building.

- (22) Manufacture of products for aluminum, brass, bronze, copper, steel, tin, or other metals and from bone, leather, paper, rubber, shell, wire, or wood of any kind other than those provided under industrial zoning, providing power not to exceed 50 horsepower is employed in the operation of any one machine in an enclosed building.
- (23) Manufacture of artificial flowers, ornaments, awnings, tents and bags, blacking, cleaning or polishing preparations, boats (small), 28 feet or less in length; brooms or brushes, buttons and novelties, canvas products, clothing, suits, coats or dresses for wholesale trade, food products, syrups, fruit juices, extracts, drugs or medicine except products classified under industrial zoning, furniture, gas, or electric fixtures, ice cream, mattresses or their renovation, peanut and pecan products, potato chips, radio and television sets, signs, including electric, provided power not in excess of 50 horsepower is employed in the operation of any one machine enclosed in a building.
- (24) Meat processing, no slaughtering.
- (25) Milk bottling or central distribution stations.
- (26) Monument or marble works, finishing and carving only.
- (27) Paint shop, spray painting or paint mixing, in an enclosed building.
- (28) Pattern shop.
- (29) Plumbing shops.
- (30) Stables, public or riding.
- (31) Storage in warehouse for commodities and materials, provided that they comply with fire ordinances.
- (32) Terminals, freight, rail, or water; tracks, trains, spurs, loading or storage, excluding freight yards; terminal, motor freight, on approval of the building inspector after a recommendation by the city engineer and provided that such motor freight terminals shall meet the following requirements, but excluding freight yards:
  - a. A traffic flow plan approved by the city engineer, based on an accurate plot plan drawn to scale. The applicant shall prepare and submit the plot to the city engineer.
  - b. Loading, parking, and maneuvering space shall be entirely on private property.
- (33) Welding shops, custom work, not including structural welding.

- (34) Wholesale produce market.
- (35) Any similar uses which are not noxious or offensive because of odors, smoke, dust, noise, fumes, or vibrations.
- (36) Accessory building and uses customarily incidental to those listed in this section.
- (37) Reserved.
- (38) Manufactured homes and manufactured home parks, travel trailer parks, recreational vehicle parks, and HUD-Code manufactured home subdivisions in those areas designated on the nonconventional housing area map, formerly known as mobile home area map, provided such uses and structures comply with all conditions applicable thereto.
- (39) Excepted from the above express listing of allowable uses is any use expressly listed in the Industrial District Use Regulations of this chapter.

(Code 1979, ch. 12, § 2; Ord. No. 326, § VI-1, 9-11-79; Ord. No. 578, § 2, 8-24-93; Ord. No. 597, § 1, 3-22-94; Ord. No. 623, § 1, 2-28-95; Ord. No. 693, § 1, 3-25-97; Ord. No. 2016-26, § 2, 11-15-16)

#### Sec. 78-252. - Height and area regulations.

The height and area regulations of a L-1 light industrial district can be found in division 2, article V of this chapter and includes the following:

- (1) No part of any building or accessory structures shall be located closer than 100 feet to any residential boundary or within 35 feet of any street line.
- (2) The aggregate area covered by a building shall not exceed 50 percent of the entire area of the lot.

(Code 1979, ch. 12, § 2; Ord. No. 326, § VI-2, 9-11-79)

#### Sec. 78-253. - Parking and loading regulations.

Parking and loading regulations for a L-1 light industrial district can be found in division 3, article V of this chapter and includes the following: Employee parking spaces shall be provided on the ratio of at least one for each 300 square feet of floor area in each building used

for offices or similar purposes, and in the ratio of at least one space for each 500 square feet of floor area in each building used for manufacturing or similar purposes or one space for each two employees, whichever is greater.

(Code 1979, ch. 12, § 2; Ord. No. 326, § VI-3, 9-11-79; Ord. No. 367, 1-12-82)

Sec. 78-254. - Sign regulations.

For sign regulations see section 78-400 et seq.

(Ord. No. 693, § 1, 3-25-97)

Secs. 78-255—78-265. - Reserved.