

Manufacturing portion of General Use Zoning District (Section 5.2.1)

TABLE OF PERMITTED USES – GENERAL USE ZONING DISTRICTS																					
* = PERMITTED USE A = CLASS A SPECIAL USE B = CLASS B SPECIAL USE Δ = SUBJECT TO SPECIAL STANDARDS																					
USE TYPE	GENERAL USE ZONING DISTRICTS																				
	RB	AR	R1	R2	R3	R4	R5	R8	R13	LC1	NC2	CC3	GC4	EC5	O/RM	AS	EI	I1	I2	I3	PID
~ Use may not be permitted as a Conditional Use District; See Section 5.1.4(E) ^ Allowed as more than one principal use if located on a bona fide farm (see Section 6.2.5)																					
Governmental Facilities & Office Buildings	*	*	*	*	*	*	*	*	*	*	*	*	*	*	*			*	*	*	*
Governmental Protective Services (Police & Fire Stations) Rescue Squads, Volunteer Fire Departments	*	*	*	*	*	*	*	*	*		*	*	*	*	*	*		*	*	*	
Military Installations (National Guard & Reserve Armory) ~											*	*	*		*						
MANUFACTURING, ASSEMBLY & PROCESSING NOTE: THE MANUFACTURING PORTION OF THE TABLE UTILIZES SECTOR NUMBERS AS DEFINED IN THE NORTH AMERICAN INDUSTRY CLASSIFICATION SYSTEM (NAICS), 2012 VERSION²⁵																					
Assembly and Packaging Operations Including Mail Order Houses, But Excluding On-Premises Retail Outlets												*			*			*	*	*	
Industrial, Heavy ²⁶																				*	
Industrial, Light ²⁶																	*	*	*	*	
Industrial, Medium ²⁶																		*	*	*	
Microbrewery, production only Δ	B	B																*	*	*	
Printing & Lithography												*	*	*				*	*	*	
Sawmills ~																	*				
Winery, production only Δ	B	B																*	*	*	
311 Food Manufacturing (see listing below)																					

²⁵ Due to comments made at the September 12, 2016 quarterly public hearing, staff has worked to modify the list of allowable manufacturing land uses within the EDH districts. Due to recent court decisions, specifically the *Byrd V. Franklin County* judicial decision, staff is concerned about having inconsistency with respect to what is considered an allowable land use. Staff had already been working on a comprehensive re-configuration of the existing tables outlining permitted uses but, after conferring with the Attorney’s office, it was decided to complete work on this specific component at this time. The manufacturing section of the general use zoning district (i.e., I-1 ; I-2 ; I-3) is now consistent, with respect to the uses listed, as those addressed in the EDH districts.

²⁶ Currently, allowable uses within the various Industrial districts are based on anticipated off-site impacts and rely on the determination of the Planning Department. This can no longer be relied upon and specific permitted/prohibited uses need to be listed.

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• 3111 Animal Food Manufacturing																					
• 3112 Grain and Oilseed Milling																					*
• 3113 Sugar and Confectionery Product Manufacturing															*				*	*	
• 3114 Fruit and Vegetable Preserving and Specialty Food Manufacturing															*		*	*	*	*	
• 3115 Dairy Product Manufacturing																			*	*	
• 3116 Animal Slaughtering and Processing																					
• 3117 Seafood Product Preparation and Packaging																					
• 3118 Bakeries and Tortilla Manufacturing															*		*	*	*	*	
• 3119 Other Food Manufacturing															*		*	*	*	*	
312 Beverage and Tobacco Product Manufacturing (see listing below)																					
• 3121 Beverage Manufacturing															*		*	*	*	*	
• 3122 Tobacco Manufacturing																					
313 Textile Mills																					*
314 Textile Product Mills																					
315 Apparel Manufacturing																	*	*	*	*	
316 Leather and Allied Product Manufacturing (see listing below)																					
• 3161 Leather and Hide Tanning and Finishing																					
• 3162 Footwear Manufacturing																	*	*	*	*	
• 3169 Other Leather and Allied Product Manufacturing																					
321 Wood Product Manufacturing (see listing below)																					

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• 3211 Sawmills and Wood Preservation																*	*	*			
• 3212 Veneer, Plywood, and Engineered Wood Product Manufacturing																					
• 3219 Other Wood Product Manufacturing																					
322 Paper Manufacturing (see listing below)																					
• 3221 Pulp, Paper, and Paperboard Mills																					
• 3222 Converted Paper Product Manufacturing																					
323 Printing and Related Support Activities															*		*	*	*	*	
324 Petroleum and Coal Products Manufacturing																					
325 Chemical Manufacturing (see listing below)																					
• 3251 Basic Chemical Manufacturing																					
• 3252 Resin, Synthetic Rubber, and Artificial Synthetic Fibers and Filaments Manufacturing																					
• 3253 Pesticide, Fertilizer, and Other Agricultural Chemical Manufacturing																					
• 3254 Pharmaceutical and Medicine Manufacturing															*					*	
• 3255 Paint, Coating, and Adhesive Manufacturing																					
• 3256 Soap, Cleaning Compound, and Toilet Preparation Manufacturing																					
• 3259 Other Chemical Product and Preparation Manufacturing																					
326 Plastics and Rubber Products Manufacturing (see listing below)																					
• 3261 Plastics Product Manufacturing																					

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• 3262 Rubber Product Manufacturing (see listing below)																					
○ 32621 Tire Manufacturing																					
○ 32622 Rubber and Plastics Hoses and Belting Manufacturing																					
○ 32629 Other Rubber Product Manufacturing																					
327 Nonmetallic Mineral Product Manufacturing (see listing below)																					
• 3271 Clay Product and Refractory Manufacturing																					*
• 3272 Glass and Glass Product Manufacturing																	*	*	*	*	
• 3273 Cement and Concrete Product Manufacturing																			*	*	
• 3274 Lime and Gypsum Product Manufacturing																					
• 3279 Other Nonmetallic Mineral Product Manufacturing																					
331 Primary Metal Manufacturing																					*
332 Fabricated Metal Product Manufacturing (see listing below)																					
• 3321 Forging and Stamping																					*
• 3322 Cutlery and Hand tool Manufacturing																	*	*	*		
• 3323 Architectural and Structural Metals Manufacturing																					*
• 3324 Boiler, Tank, and Shipping Container Manufacturing																					
• 3325 Hardware Manufacturing																			*	*	

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• 3326 Spring and Wire Product Manufacturing																					
• 3327 Machine Shops; Turned Product; and Screw, Nut, and Bolt Manufacturing																					
• 3328 Coating, Engraving, Heat Treating, and Allied Activities																					
• 3329 Other Fabricated Metal Product Manufacturing (see listing below)																					
o 33291 Metal Valve Manufacturing																					
o 33299 All Other Fabricated Metal Product Manufacturing (see listing below)																					
▪ 332991 Ball and Roller Bearing Manufacturing																					
▪ 332992 Small Arms Ammunition Manufacturing																					
▪ 332993 Ammunition (except Small Arms) Manufacturing																					
▪ 332994 Small Arms, Ordnance, and Ordnance Accessories Manufacturing																					
▪ 332996 Fabricated Pipe and Pipe Fitting Manufacturing																					
▪ 332999 All Other Miscellaneous Fabricated Metal Product Manufacturing																					
333 Machinery Manufacturing																					
334 Computer and Electronic Product Manufacturing																*				*	*
335 Electrical Equipment, Appliance, and Component Manufacturing																			*	*	

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336 Transportation Equipment Manufacturing (see listing below)																					
• 3361 Motor Vehicle Manufacturing																					
• 3362 Motor Vehicle Body and Trailer Manufacturing																					
• 3363 Motor Vehicle Parts Manufacturing																					
• 3364 Aerospace Product and Parts Manufacturing																					
• 3365 Railroad Rolling Stock Manufacturing																					
• 3366 Ship and Boat Building																			*	*	
• 3369 Other Transportation Equipment Manufacturing (see listing below)																					
○ 336991 Motorcycle, Bicycle, and Parts Manufacturing																				*	
○ 336992 Military Armored Vehicle, Tank, and Tank Component Manufacturing																					
○ 336999 All Other Transportation Equipment Manufacturing																					
337 Furniture and Related Product Manufacturing																	*	*	*	*	
339 Miscellaneous Manufacturing																					
MEDICAL USES																					
Health Services: Over 10,000 Sq. Ft. ~													*								
Health Services: Under 10,000 Sq. Ft.										*		*	*	*	*						
Hospitals ~												*		*							
Veterinary Clinic		B								*	*	*	*	*	*	*	*	*	*	*	*
Veterinary Clinic, mobile		B	B							*	*	*	*	*	*	*	*	*	*	*	*