

## 20.27.020 - Permitted uses.

Subject to the provisions of this title, the following uses are permitted in planned industrial districts:

1. The following service and retail uses which primarily serve uses within the industrial park district:
  - a. Parcel delivery service,
  - b. Ambulance service,
  - c. Truck and heavy equipment service and repair,
  - d. Commercial service uses such as banks, restaurants, cafes, bars, taverns and service stations;
2. Research Service Establishments.
  - a. Research and development laboratories,
  - b. Commercial testing laboratories;
3. Assembly—Manufacture of Products.
  - a. Assembly and fabrication of sheet metal products,
  - b. Assembly, manufacture, compounding or treatment of articles or merchandise from the following previously-prepared materials: bone, cellophane, canvas, cloth, cork, feathers, felt, fiber, fur, glass, hair, horn, lacquer, leather, paper, plastics, precious or semiprecious metals or stones, shell textiles, tobacco, wood (excluding sawmills, lumber mills and planing mills), yarns and paint,
  - c. Manufacture, compounding, processing, packaging or the treatment of such products as bakery goods, candy, cosmetics, dairy products, drugs, perfumes, pharmaceuticals, perfumed toilet soap, toiletries, food and beverage products,
  - d. Manufacture of pottery and figurines and other similar ceramic products, using only previously pulverized clay,
  - e. Manufacture and maintenance of electric and neon signs, billboards or commercial advertising structures,
  - f. Manufacture of musical instruments, toys, novelties, rubber or metal stamps,
  - g. Manufacture or optical goods, scientific and precision instruments and equipment,
  - h. Manufacture of artificial limbs, hearing aids, dentures, surgical instruments and dressings, and other devices employed by the medical and dental professions,
  - i. Manufacture or assembly of communication equipment and electronic equipment, supplies and components,
  - j. Printing, publishing and bookbinding,
  - k. Manufacture of cable, transmission,
  - l. Manufacture of cans,
  - m. Manufacture of candles,
  - n. Manufacture of guns,
  - o. Boat building;
4. Processing and Storage.
  - a. Spinning or knitting of cotton, wool, flax or other fibrous materials,
  - b. Storage buildings and warehouses,
  - c. Cold storage plants, including storage and office,
  - d. Processing uses such as bottling plants, creameries, laboratories, blueprinting and photocopying, tire retreading, recapping and rebuilding,
  - e. Storage for building materials, contractors' equipment, house mover, delivery vehicles, transit storage, trucking terminal and used equipment in operable condition,
  - f. Brewery, distillery or winery,
  - g. Transportation terminals;
5. Other.
  - a. Wholesale business,
  - b. Welding shop,
  - c. Dwelling unit for caretaker or watchman working on the property,
  - d. One mobile/manufactured home on a vacant lot of record as of September 1, 1980, as a temporary use, until such time as an industrial use is constructed,
  - e. Administrative, educational and other related activities and facilities in conjunction with a permitted use,
  - f. Unclassified Uses.
    - i. Determination. In the event a use is proposed which is not listed in the title as permitted, the director shall determine whether the use should be treated as one of the listed uses. Such determination shall be based on:
      - (A) Similarity to a listed use,
      - (B) Consistency with the intent of the district,
    - ii. Appeal. Appeals of this determination may be made to the hearing examiner pursuant to Section 20.60.060 (Appeal procedures), or a request submitted to the board of county commissioners for consideration of a text amendment,
  - g. Public facilities and utilities except sanitary land fills.

(Ord. 11804 § 76, 1998; Ord. 11398 § 3 (part), 1997; Ord. 11220 § 6, 1996; Ord. 10595 § 42, 1994; Ord. 7728 § 1 (part), 1984)

(Ord. No. 14773, § 10(Att. I), 7-24-2012)