

2.113. *M industrial districts.*

A.

*Permitted uses.*

1.

Any use permitted in C-2 or C-O districts, excluding those uses specifically stated as C-1 uses.

2.

Warehouses, ministorage.

3.

Display rooms.

4.

Manufacturing, fabricating.

5.

Assembly and miscellaneous processing of goods.

6.

Wholesale distributors and retail sales of products made on the premises, or items incidental or related to those products.

7.

Public buildings used by schools, city, county, state or federal governments.

8.

Truck or bus terminal.

9.

Garage, public, private or repair.

10.

Agricultural and/or livestock buildings of less than 400 square feet located on a tract of land not less than five acres.

B.

[ *Prohibited industrial uses.* ] The following industrial uses are not permitted:

1.

Any manufacturing or industrial use that is obnoxious or offensive by reason of the emission of odor, dust, smoke, gas, noise or pollutants to the air, water, or land, or which will be dangerous or otherwise detrimental to persons residing or working in the vicinity thereof, or to the public welfare.

2.

Distillation of bones.

3.

Explosive manufacturing or storage.

4.

Fat rendering.

5.  
Garbage offal, or dead animal incineration, reduction or dumping.
  6.  
Junkyards.
  7.  
Petroleum refinery.
  8.  
Animal slaughter and dressing.
  9.  
Stockyards.
  10.  
Wholesale storage of gasoline or other petroleum products above ground in carload lots or more.
  11.  
Commercial stables.
  12.  
Drilling or mining of geologic resources.
- C.  
[ *Written authorization required for certain industrial uses.* ] The following industrial uses are not permitted except by written authorization of city council in accordance with [the] development plan following guidelines of section 2.113:
1.  
Feed and grain elevators and processing;
  2.  
Food and beverage:
    - a.  
Canning;
    - b.  
Processing;
    - c.  
Manufacturing;
    - d.  
Bottling; and
  3.  
Automobile wrecking yards or towing service facilities.