

ORDINANCE No. 299

AN ORDINANCE AMENDING HARRISVILLE CITY ZONING ORDINANCE, AND MAKING REVISIONS TO CHAPTER 20 AND CHAPTER 22 IDENTIFYING THE LIST OF USES ALLOWED IN THE PLANNED COMMERCIAL ZONE (CP-2) AND PLANNED MANUFACTURING ZONE (MP-1), MAKING REVISIONS AND ADDITIONS TO CHAPTER 2, DEFINITIONS, REQUIRING THAT ALL NEW USES PROPOSED IN THE CP-2 OR MP-1 ZONING DISTRICTS COMPLY WITH THE USES IDENTIFIED AS EITHER PERMITTED OR CONDITIONAL AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, Harrisville City desires to update the existing Zoning Ordinance to more fully meet the needs of the City; and

WHEREAS, revisions to the Zoning Ordinance are required and necessary to address the types of development requests being presented to the City for consideration, some of which are not allowed within the existing ordinance requirements; and

WHEREAS, Harrisville City is desirous to identify for all property owners the uses that are allowed for property within the City of Harrisville; and

WHEREAS, the Harrisville City Planning Commission reviewed proposed revisions and discussed and considered making amendments and revisions to Chapter 2, Chapter 20 and Chapter 22 of the Harrisville City Zoning Ordinance during June and July, 1996; and

WHEREAS, the Harrisville City Planning Commission on August 14, 1996, after thorough review, consideration and discussion identified a recommendation for consideration by the Harrisville City Council for revisions and amendments to Chapter 2, Chapter 20 and Chapter 22 of the Harrisville City Zoning Ordinance; and

WHEREAS, the Harrisville City Council received the Planning Commission recommendation for revisions and amendments to Chapter 2, Chapter 20 and Chapter 22 of the Harrisville City Zoning Ordinance and discussed and considered the Planning Commission's recommendation during October - December, 1996; and

WHEREAS, the Harrisville City Council conducted a Public Hearing on January 14, 1996 to receive comment on the Planning Commission's recommendation for revisions and amendments to Chapter 2, Chapter 20 and Chapter 22 of the Harrisville City Zoning Ordinance; and

WHEREAS, the Harrisville City Council, has now fully considered all the material and comments presented to the City Council, and after full consideration of the Planning Commission's recommendation; and

WHEREAS, the Harrisville City Council determines it necessary to now make revisions and amendments to Chapter 2, Chapter 20 and Chapter 22 of the Harrisville City Zoning Ordinance;

NOW, THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF HARRISVILLE, UTAH that the Zoning Ordinance of Harrisville, Utah be amended by making certain revisions as follows:

SECTION 1. Chapter 2, Zoning Ordinance of Harrisville, Utah - Definitions be revised and amended with the addition of additional definitions and revisions to existing definitions as identified in ATTACHMENT A.

SECTION 2. Chapter 20, Zoning Ordinance of Harrisville, Utah - Planned Commercial (CP-2) Zoning District be revised and amended to allow those uses as identified in ATTACHMENT B.

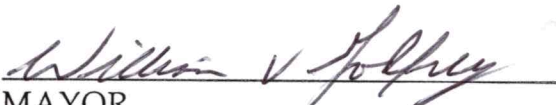
SECTION 3. Chapter 22, Zoning Ordinance of Harrisville, Utah - Planned Manufacturing (MP) be revised and amended to allow those uses as identified in ATTACHMENT C.

SECTION 4. Liberal Construction. The provision of this Ordinance shall be liberally construed to effectively carry out its purposes in the interests of furthering, promoting and protecting the health, safety, and welfare of residents of Harrisville City, Utah.

SECTION 5. Severability. If any section, subsection, sentence, clause, or phrase of this Ordinance is for any reason held to be invalid, such holding shall not effect the validity of the remaining portions of this Ordinance.

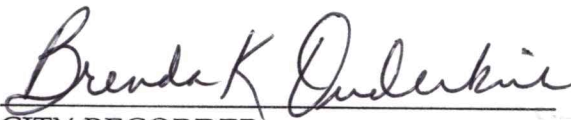
SECTION 6. Effective Date. This Ordinance shall become effective on February 14, 1997 following its adoption by the City Council and after a 14- day notice period.

PASSED AND ADOPTED AND ORDERED POSTED BY THE CITY COUNCIL OF
THE CITY OF HARRISVILLE, UTAH THIS 28TH DAY OF JANUARY, 1997.


MAYOR



ATTEST:


CITY RECORDER

**ATTACHMENT A
HARRISVILLE CITY ZONING ORDINANCE**

DEFINITIONS

Accessory - Refers to a minor use or structure which is clearly subordinate to a principal use or structure which has been issued a permit under this Code; includes signs.

Accessory Building - A structure detached from a principal or primary building located on the same lot and incidental and subordinate to the principal building or use.

Accessory use - A use of land or structure or portion thereof customarily incidental and subordinate to the principal use of the land or structure and located on the same parcel with the principal use. No additional dwelling unit built on the lot either attached or separate from the principal unit without a conditional use permit authorizing such use shall be considered an accessory use.

Agriculture- An establishment devoted to the tilling of the soil, the raising of crops, horticulture, and gardening, but not including the keeping or raising of domestic animals or fowl, and not including any agricultural industry or business such as fruit packing plants, fur farms, animal hospital, feed lots or similar uses, and including such uses as crop farms, dairy farms, livestock farms, poultry farms, general farms, pasture, horticulture, apiaries, horse farms, and similar uses. Agriculture includes agricultural support housing, which means and refers to the occupancy of any dwelling unit by the owner of an establishment for which the primary use is agriculture, or agricultural employees and the their families, without regard to duration, which occurs exclusively in association with the performance of agricultural labor.

Automobile Repair Services - An establishment primarily engaged in the repair of automobiles, trucks less than 10,000 G.V.W., motorcycles, motorhomes, recreational vehicles, or boats, including the sale, installation, and servicing of equipment and parts. Typical uses include muffler shops, auto repair garages, tire sales and installation, wheel and brake shops, body and fender shops, and similar repair and service activities, but excluding dismantling or salvage.

Automobile Sales - An establishment primarily engaged in the sale or rental of automobiles, noncommercial trucks, motorcycles, motorhomes, recreational vehicles, or boats, including incidental storage, maintenance, and servicing. Typical uses include new and used car dealerships, motorcycle dealerships, and boat, trailer, or recreational vehicle dealerships.

Bed and Breakfast Inn - An establishment in which one to eight rooms are rented for overnight lodging to travelers, and where one or more meals is provided to the guests only, the price of which may be included in the room rate.

Business Office - An establishment primarily engaged in the provision of executive, management, or administrative services. Typical uses include administrative offices and services including real estate, insurance, property management, investment, personnel, travel, secretarial services, telephone answering, photocopy and reproduction, and business offices of public utilities, organizations and associations, or other use classifications when the service rendered is that customarily associated with administrative office services.

Car Wash - An establishment primarily engaged in the washing and cleaning of passenger or recreational vehicles using automated equipment operated by one or more attendants or self-service facilities using customer operated equipment activated by a coin, token, card, or other similar means.

Cemetery - The use or intended use of land for the burial of the dead and dedicated for cemetery purposes, including columbariums, crematoriums, mausoleums, and mortuaries when operated in conjunction with and within the boundaries of such cemetery.

Child Day Care - A facility which provides for the continuous care and supervision for a fee for four or more children under 14 years of age in lieu of care ordinarily provided by parents in their own homes for at least four but less than 24 hours a day. "Child day care" does not mean care provided to children by or in the homes of parents, legal guardians, grandparents, brothers, sisters, uncles, or aunts.

Child Day Care, Commercial - An establishment providing for the care, supervision and protection of more than 7 children at one time and complying with all State licensing requirements.

Church - An institution that persons regularly attend to participate in religious services, meetings, and other related activities.

Cleaner - An establishment primarily engaged in providing the following services: pressing and finishing, dry cleaning, tailoring, or clothing repair or alteration.

Clothing Store - An establishment primarily engaged in the retail sale of apparel and clothing.

Commercial Recreational Facility - A recreation facility operated as a business on private or public property and open to the public for a fee, such as a golf course,

tennis court, equestrian center, snowmobile touring, skating rink, mini-golf, or substantially similar uses, and support facilities customarily associated with the development.

Commercial Uses - Retail business and service establishment, professional and governmental offices, and developed recreational uses.

Communications Tower - A structure intended for transmitting or receiving television, radio, or telephone communications.

Construction Sales and Service - An establishment primarily engaged in construction activities and incidental storage on lots other than construction sites; retail or wholesale sale of materials used in the construction of buildings; the wholesale sales of paint, fixtures and hardware; but excludes those classified as one of the Automotive and Equipment Services use types. Typical uses include building material stores, tool and equipment rental or sales, or building contractors.

Contract Construction Service - An establishment providing services relating to the maintenance or repair of domestic dwellings, including plumbing/heating/air conditioning, painting, electrical services, masonry, carpentry and roofing/sheet metal.

Convenience Store - A retail establishment offering for sale prepackaged food products, household items.

Department Store - A retail establishment offering a wide variety of merchandise and services, usually organized in separate departments.

Drive Through Facility - A feature or characteristic of a use involving sales or products or provision of services to occupants in vehicles, including drive-in or drive-up windows.

Equipment Sales - An establishment primarily engaged in the sale or rental of trucks of one ton or greater capacity, tractors, construction equipment, agricultural implements, mobile homes, or similar heavy equipment, including incidental storage, maintenance, and servicing. Typical uses include truck dealerships, construction equipment dealerships, and mobile home sales establishments.

Financial Services - An establishment primarily engaged in the provision of financial and banking services. Typical uses include banks, savings and loan institutions, stock and bond brokers loan and lending activities.

Funeral Home - An establishment engaged in undertaking services such as preparing the human dead for burial and arranging and managing funerals. Typical

uses include funeral home or mortuaries.

Furniture Store - An establishment primarily engaged in the retail sale of furniture and furniture accessories. Typical uses include establishments providing the following products: furniture, floor coverings (including carpet), draperies, curtains, upholstery, china, glassware, metalware, and fireplace screens and accessories.

Golf Course - A parcel of land laid out for at least nine holes for playing the game of golf and improved with trees, greens, fairways, and hazards and that may include a clubhouse and shelter.

Health Care Facility - General acute hospitals, specialty hospitals, home health agencies, hospices, nursing care facilities, residential health care facilities, birthing centers, ambulatory surgical facilities, small health care facilities, facilities owned or operated by health maintenance organizations, and any other health care facility as defined by the Utah Health Care Facility Licensure and Inspection Act, Utah Code § 26-1-2. Health care facility does not include the offices of private physicians or dentists, whether for individual or group practice.

Health Club -Private clubs (athletic, health or recreational), with full service facilities including but not limited to showers, lockers, pools and saunas.

Hospital - An establishment providing primary health services and medical or surgical care to persons, primarily inpatients, suffering from illness, disease, injury, deformity, and other abnormal physical or mental conditions and including, as an integral part of the institution, related facilities, such as laboratories, emergency treatment facilities, diagnostic services, out-patient facilities, training facilities, medical offices, or staff residences.

Hospital, Small Animal - Any facility providing medical or surgical treatment, clipping, bathing or other services, including incidental boarding to dogs, cats and other animals.

Hotel - An establishment containing sleeping rooms for the temporary occupancy of guests including a lobby, meeting rooms, recreation facilities, group dining facilities and/or other facilities or activities customarily associated with hotels, but not including lock-outs or boarding houses.

Indoor Entertainment and Theaters - A permanent structure containing facilities for entertainment purposes for drama, dance, musical, or other live performances.

Laundromat - An establishment within which clothes washing and drying machines, and clothes dry cleaning machines, either coin operated or attendant operated, are provided on a rental basis for use by individuals doing their own

laundry and dry cleaning. Laundromat does not include outdoor drying facilities.

Light Manufacturing - An establishment engaged in the manufacture, predominantly from previously prepared materials, of finished products or parts, including processing, fabrication, assembly, treatment, and packaging of such products, and incidental storage, sales and distribution. Light manufacturing includes the manufacturing of the following items and similar goods: professional instruments, photographic equipment, watches/clocks, jewelry, musical instruments, toys/sporting goods, office supplies and equipment.

Limited Warehousing and Distribution - An establishment offering wholesaling, storage and warehousing services within enclosed structures. Typical uses include wholesale distributors, storage warehouses, self-service storage facilities, and moving and storage firms.

Manufactured Home - A multi-sectional transportable mobile home not exceeding two (2) stories in height and manufactured after June 15, 1976, which is subject to and complies with the federal manufactured home construction and safety standards (42 U.S.C. § 5403), that when joined forms a residence for human occupancy that measures twenty (20) feet by forty (40) feet or larger and is designed to be installed on a permanent foundation system which can be a permanent foundation wall.

Medical Laboratory - An establishment primarily engaged in providing professional analytic or diagnostic services to the medical profession, or to the patient on prescription of a physician.

Medical Research Facility - An establishment primarily engaged in commercial or noncommercial physical and biological research and development for the medical profession.

Mixed Use Development or Mixed Use Project - a proposed development that includes primary non-residential and primary residential uses on the same development site.

Motel - An establishment containing guest rooms or dwelling units, some or all of which have a separate entrance leading directly from the outside of the building with garage or parking space located on the lot and designed, used, or intended wholly or in part for the accommodation of automobile transients with associated restaurants, dining facilities and meeting rooms. Motel includes motor courts, motor lodges and tourist courts, but not mobile home parks or travel trailer parks.

Offices, Professional - A room or group of rooms used for conducting the affairs of a business, profession, service, industry, or government and generally furnished with

desks, tables, files, and communication equipment.

Open Space - means and refers to the following:

- (a) Active open space, or any park and recreational facility that is not dependent upon a specific environmental or natural resource, which is developed with recreation and support facilities that can be provided anywhere for the convenience of the user. Activity-based recreation areas include, but are not limited to, baseball or softball fields, football or soccer fields, basketball courts, tennis courts, picnic areas, playgrounds, and trails; and
- (b) Passive open space, or areas in and located due to the presence of a particular natural or environmental setting and which may include conservation lands providing for both active and passive types of resource-based outdoor recreation activities that are less formalized and more program-oriented than activity-based recreation. Resource-based outdoor recreation means and refers to activities requiring a natural condition that cannot easily be duplicated by man and includes, but is not limited to, boating, fishing, camping, enhancement areas, nature trails, nature study, and view areas.
- (c) Roadway areas including rights of way, parking lots, lawns, setback areas or other undisturbed portions of building lots shall not constitute open space.

Outdoor Storage - The keeping, in an unroofed area, of any goods, junk, material, merchandise, or vehicles in the same place for more than 24 hours.

Personal Services - A business which provides a service, such as a beauty salon, a barber shop, hair, nail, massage services and tanning salons.

Photofinishing Laboratory, Retail - An establishment primarily engaged in developing film and in making photographic prints and enlargements for the general public.

Photofinishing Laboratory, Commercial/Industrial - An establishment primarily engaged in developing film and in making photographic prints and enlargements for other commercial, industrial, service or retail businesses.

Plant Greenhouse - A place in which plants are raised for experimental purposes, for transplanting, or for sale.

Printing and Publishing Facility - An establishment devoted to the processing,

binding, or distribution of reading materials including newspaper/periodical/book publishing, commercial printing, business forms, greeting card manufacturing, book-binding, printing/typesetting and similar uses.

Private utilities - Includes power, telephone, natural gas, cable television and private water supply service.

Public Utility Building - Any buildings or premises used for the administration of public utility repair, maintenance and installation crews, including parking for vehicles not to exceed two tons rated capacity, but not including warehouses or storage yards.

Recycling Center - A building, structure or land area used for the collection, processing or transfer of recyclable materials such as glass, paper, plastic, cans, or other household scrap materials.

Restaurant - A building in which food is prepared and served for consumption within the premises. Typical uses include buffets; cafes; cafeterias; caterers; coffee shops; dairy bars; diners; dining rooms; dinner theaters; fast food restaurants; food bars; frozen custard, ice cream and yogurt stores; luncheonettes; pizza parlors and pizzerias; sandwich bars; and snack shops.

Restaurant, Drive-in, or Drive-up Window - A building in which food is prepared and served for consumption on the premises, and which includes a facility which allows food to be ordered and taken from the premises for consumption elsewhere, without leaving a vehicle.

Retail Sales, General - An establishment primarily engaged in the sale or rental of commonly used goods and merchandise for personal or household use, but excluding those classified more specifically in this section. Typical uses include furniture stores, but including mail order houses, limited price variety stores, vending machine operators, direct sales, dry goods and general merchandise, and general stores or establishments providing the following products or services: home furnishings and appliances, wallpaper, carpeting and floor-covering, or automotive parts and accessories (excluding service and installation). General retail sales does not include department stores.

School - Any building or part thereof which is designed, constructed or used for education or instruction, whether public or private, in any branch of knowledge.

Service Station - An establishment in which gasoline and other petroleum products are sold and/or light maintenance activities such as engine tuneups, lubrication, minor repairs, and carburetor cleaning are conducted. Service stations shall not include premises where heavy automobile maintenance activities such as engine

overhauls, automobile painting, and body fender work are conducted.

Storage, Mini - A facility providing storage services primarily for personal effects and household goods within enclosed storage areas having individual access, but excluding use as workshops, hobby shops, manufacturing, or commercial activity. Typical uses include mini-warehousing.

Theater - An establishment primarily engaged in the presentation of plays, motion pictures, or other dramatic performances.

Warehousing and Distribution - An establishment primarily engaged in wholesaling, storage, distribution, and handling of materials and equipment other than live animals and plants, including Limited Warehousing and Distribution and General Warehousing and Distribution.

Wholesale Trade - An establishment or place of business primarily engaged in selling merchandise to retailers; to industrial, commercial, institutional, or professional business users; to other wholesalers; or acting as agents or brokers and buying merchandise for, or selling merchandise to, such individuals or companies.

**ATTACHMENT B
HARRISVILLE CITY ZONING ORDINANCE
TABLE OF USES
PLANNED COMMERCIAL DISTRICT (CP-2)**

USE	PLANNED COMMERCIAL CP-2
COMMERCIAL RESIDENTIAL USES	
Bed and Breakfast Inn	P
Hotels and Motels	C
CIVIC USES	
Church (places of worship)	C
Cultural and artistic uses, such as museums, galleries, performing arts studios.	P
Open Space, Trails and Greenways	P
Parks and playgrounds	P
Public Facilities and Public Utility Buildings	C
Sporting Facilities, Arenas	C
Sports Field	C
OFFICES & BUSINESS SERVICES	
Financial Institutions and Services	P
Financial Institutions and Services with drive through facilities	C
Laboratory, medical, dental, optical	C
Medical Research Facility	C
Medical and Dental Clinics	C
Offices; professional and business	P
Research and development facilities.	C
Veterinary Office, operating entirely within an enclosed building and keeping animals overnight only for treatment purposes	C
GENERAL COMMERCIAL SERVICES	
Small Animal Hospital	C
Automobile service and repair	C

Automobile sales/rental	C
Building maintenance services	C
Hardware Store with no outside storage	P
Hardware Store with outside storage	C
Car Wash	C
Commercial Recreational Facility	C
Conference Center, Convention Center	P
Convenience store, with or without gasoline sales	C
Commercial Child Day-care Center	C
Equipment Sales and Rental	
Funeral Home	C
Service Station	C
Health Care Facility	C
Health Club (all activities conducted within Building)	P
Laundromat	C
Manufactured home sales and service	C
Mini-storage	
Indoor Entertainment and Theater	C
Moving and storage	
Outdoor sales, display	C
Outdoor storage of materials, products and equipment incidental to an allowed use.	C
Personal services	P
Photofinishing lab.	C
Plant Nursery, Greenhouse	C
Recreational vehicle sales and service	C
Restaurant	P
Restaurant, with drive up window(s)	C
Retail facilities and services accessory to a principal use.	P

Retail sales, general and goods establishments including general retail, department store, grocery store, furniture store, appliance store, drug store, variety store.	P
Temporary Construction buildings & yards (12 months maximum)	P
Temporary sales office (12 months maximum)	P
TRANSPORTATION, COMMUNICATION & UTILITIES	
Communication facilities and towers	
Electrical substations, transmission lines	C
Oil & gas transmission lines	C
Utility lines, and structures	C
MANUFACTURING	
Brick and concrete manufacture	
Building materials storage and wholesaling	
Cabinet and woodworking shop	
Commercial storage or distribution (excluding junkyards and salvage yards.)	
Contractor's storage yard;	
Gasoline and oil storage, (wholesale)	
Light manufacturing and assembly which are not obnoxious or offensive by reason of emission of odor, dust, smoke, noxious gases, noise, vibration, glare, heat or other impacts, nor hazardous by way of materials, process, product, or waste, and which: a. do not process animal, vegetable or fish products or the rendering and refining of fats and oils; b. Encloses all equipment, compressors, generators and other ancillary equipment.	

Manufacture, processing or packaging of food and beverage products, personal hygiene products and cosmetics, drugs and pharmaceuticals and which are not obnoxious or offensive by reason of emission of odor, dust, smoke, noxious gases, noise, vibration, glare, heat or other impacts, nor hazardous by way of materials, process, product, or waste and where all activities are conducted within a completely enclosed building and where all equipment, compressors, and other ancillary equipment is enclosed.	C
Printing and publishing facilities	P
Repair shop, with no outside storage	P
Recycling center	C
Tradesmen shops with no outside storage such as construction contractors, sub-contractors and suppliers.	P
Truck and large equipment sales and rental	P
Truck and large equipment repair	C
Truck freight terminal	C
Warehousing and wholesale distribution, wholesale trade	C
Welding shop	C
RESOURCE PRODUCTION	
Agriculture	P

**ATTACHMENT C
HARRISVILLE CITY ZONING ORDINANCE
TABLE OF USES
PLANNED MANUFACTURING DISTRICT (MP)**

USE	PLANNED MANUFACTURING (MP)
COMMERCIAL RESIDENTIAL USES	
Bed and Breakfast Inn	
Hotels and Motels	
CIVIC USES	
Church (places of worship)	
Cultural and artistic uses, such as museums, galleries, performing arts studios.	
Open Space, Trails and Greenways	P
Parks and playgrounds	P
Public Facilities and Public Utility Buildings	P
Sporting Facilities, Arenas	P
Sports Field	P
OFFICES & BUSINESS SERVICES	
Financial Institutions and Services	P
Financial Institutions and Services with drive through facilities	P
Laboratory, medical, dental, optical	P
Medical Research Facility	P
Medical and Dental Clinics	P
Offices; professional and business	P
Research and development facilities.	P
Veterinary Office, operating entirely within an enclosed building and keeping animals overnight only for treatment purposes	P
GENERAL COMMERCIAL SERVICES	
Small Animal Hospital	P
Automobile service and repair	P

Automobile sales/rental	P
Building maintenance services	P
Hardware Store with no outside storage	P
Hardware Store with outside storage	P
Car Wash	P
Commercial Recreational Facility	P
Conference Center, Convention Center	P
Convenience store, with or without gasoline sales	P
Commercial Child Day-care Center	C
Equipment Sales and Rental	P
Funeral Home	P
Service Station	P
Health Care Facility	P
Health Club (all activities conducted within Building)	P
Laundromat	P
Manufactured home sales and service	P
Mini-storage	P
Indoor Entertainment and Theater	C
Moving and storage	P
Outdoor sales, display	C
Outdoor storage of materials, products and equipment incidental to an allowed use.	C
Personal services	P
Photofinishing lab.	P
Plant Nursery, Greenhouse	P
Recreational vehicle sales and service	P
Restaurant	P
Restaurant, with drive up window(s)	P
Retail facilities and services accessory to a principal use.	P

Retail sales, general and goods establishments including general retail, department store, grocery store, furniture store, appliance store, drug store, variety store.	
Temporary Construction buildings & yards (12 months maximum)	P
Temporary sales office (12 months maximum)	P
TRANSPORTATION, COMMUNICATION & UTILITIES	
Communication facilities and towers	C
Electrical substations, transmission lines	C
Oil & gas transmission lines	C
Utility lines, and structures	C
MANUFACTURING	
Brick and concrete manufacture	C
Building materials storage and wholesaling	C
Cabinet and woodworking shop	P
Commercial storage or distribution (excluding junkyards and salvage yards.)	C
Contractor's storage yard;	C
Gasoline and oil storage, (wholesale)	C
Light manufacturing and assembly which are not obnoxious or offensive by reason of emission of odor, dust, smoke, noxious gases, noise, vibration, glare, heat or other impacts, nor hazardous by way of materials, process, product, or waste, and which: a. do not process animal, vegetable or fish products or the rendering and refining of fats and oils; b. Encloses all equipment, compressors, generators and other ancillary equipment.	C

Manufacture, processing or packaging of food and beverage products, personal hygiene products and cosmetics, drugs and pharmaceuticals and which are not obnoxious or offensive by reason of emission of odor, dust, smoke, noxious gases, noise, vibration, glare, heat or other impacts, nor hazardous by way of materials, process, product, or waste and where all activities are conducted within a completely enclosed building and where all equipment, compressors, and other ancillary equipment is enclosed.	
Printing and publishing facilities	C
Repair shop, with no outside storage	C
Recycling center	
Tradesmen shops with no outside storage such as construction contractors, sub-contractors and suppliers.	C
Truck and large equipment sales and rental	
Truck and large equipment repair	
Truck freight terminal	
Warehousing and wholesale distribution, wholesale trade	
Welding shop	
RESOURCE PRODUCTION	
Agriculture	P