

City of Black River Falls

17.20 1-2 LIGHT INDUSTRIAL DISTRICT.

(1) PERMITTED USES.

- Agricultural services
- Agricultural uses
- Building construction contractors
- Manufacturing and assembly operation
- Manufacturing, general fabricating and processing
- Research laboratories and facilities
- Supply yard contractor
- Warehousing
- Wholesale trade
- Civic uses
- Public parks
- Public works yards
- Essential services

(2) CONDITIONAL USES.

- Automobile service and repair
- Business services
- Concrete or asphalt plants
- Heavy construction contractors
- Day care centers
- Industrial or technical training schools
- Grain Elevators
- Heavy processing manufacturing
- Mini warehouses or self-storage facilities
- Motor freight terminals
- Recycling or composting facilities
- Utility facilities
- Other uses similar or customarily incident to the above uses.

(3) LOT, YARD AND BUILDING REQUIREMENTS.

- Lot frontageMinimum 66 ft.
- Lot areaMinimum 7,500 sq. ft.
- Front yardMinimum 40 ft. Side yards:
- Interior side Minimum 10 ft.
- Street side Minimum 30 ft. (may include parking)
- Side or rear yard adjacent to
- Residential District Minimum 50 ft.
- Off-street parking
- Off street Parking..... Minimum 4 spaces per 1,000 sq. ft. of floor space