

industrial establishments desiring to be located with like uses, and to be segregated from all nuisance causing uses.

(2) ~~M1-B~~ W1-B Industrial Development Districts, which shall provide a protective area for a park-like development of those industries and accessory uses capable of meeting selected performance standards.

Section 13-315.1—Uses Permitted—~~M1-A~~ W1-A Research and Development Districts

The following uses shall be permitted in ~~M1-A~~ W1-A Research and Development Districts:

(1) Accessory buildings and uses, including off-street parking and loading (in accordance with the provisions of Article VIII), and signs (in accordance with the provisions of Article IX).

(2) Government owned or operated uses.

(3) Helipads, when such uses are a structural part of the principal building.

(4) Offices accessory to research establishments.

(5) Research, experimental or test laboratories.

(6) Retail trade uses only when not more than two percent (2%) of the total floor area of the principal structure is utilized to service the needs of the employees or customers of the industrial complex.

Section 13-315.2—Special Exceptions—~~M1-A~~ W1-A RESEARCH AND DEVELOPMENT DISTRICTS.

The following special exceptions shall be permitted in ~~M1-A~~ W1-A Research and Development Districts:

(1) Airfields.

(2) All uses in conjunction with alcoholic beverage licenses.

(3) PUBLIC UTILITIES.

Section 13-315.3—Uses Permitted—~~M1-B~~ W1-B Industrial Development Districts

The following uses shall be permitted in ~~M1-B~~ W1-B Industrial Development Districts:

(1) All uses set forth in Section 13-315.1.

(2) Manufacturing uses.

(3) Motels (limited to one (1) for each planned industrial park).

(4) Wholesale trade, warehousing and/or storage structures.

Section 13-315.4—Special Exceptions—~~M1-B~~ W1-B Industrial Development Districts

The following uses shall be permitted as special exceptions in ~~M1-B~~ W1-B Industrial Development Districts:

(1) All uses in conjunction with alcoholic beverage licenses.

(2) PUBLIC UTILITIES.

~~(2)~~ (3) Race tracks.