

IND-1 (Light and Warehousing Industrial) Zoning District

Permitted, Limited, and Special Exception Uses - Palm Coast, Florida

The purpose of the IND-1 (Light and Warehousing Industrial) District is to provide areas for restricted industrial and warehouse uses of low to moderate intensities with minimal potential for off-site impacts. This district utilizes performance standards to ensure that impacts are controlled.

P - Permitted Uses (39)

- Civic Uses: police, fire, postal service
- Microbreweries (L)
- Manufacturing, Light (L)
- Material Recovery Facilities (e.g. recycling centers)
- Medical and Diagnostic Laboratories
- Building Contractors
- Mail Order Facilities
- Marinas (Commercial) (L)
- Shooting and Target Ranges (indoor)
- Live Local Mixed-Use Residential Developments⁴
- Automotive Parts (e.g. accessories and tires)
- Building Material Stores (paint, hardware)
- Furniture and Home Furnishings Stores
- Home Improvement Centers
- Lawn and Garden Equipment and Supplies Stores
- Printing and Publishing
- All other business services
- All other personal service uses
- Heavy Construction and Land Excavation Contractors
- Kennels and Animal Boarding
- Landscaping Services
- Machine Shops and Tool and Die
- Repair Services for Commercial and Industrial Machinery and Equipment
- Truck Stops
- Technical/Trade Schools
- Trucks and Heavy Equipment Driving Schools
- L P Gas Dealer and Bulk Storage
- Municipal Pump Stations and Well Sites
- Power Generation and Distribution (electric and gas) Facilities
- Public Works Facilities
- Automotive, Recreational Vehicle, and Boat Dealers
- Commercial & Industrial Machinery & Equipment Rental and Leasing
- Motor Vehicle Towing Services
- Motorcycle Dealers
- Service Stations
- Vehicle Rental/Leasing
- Vehicle Repair
- Miniwarehouses, Office Warehouses and Self-Storage
- Warehouse/Distribution Facilities (<50,000 sq ft)

L - Uses Subject to Additional Limitations (1)

- Wireless Communication Facilities (L)

S - Special Exception Uses (9)

- Civic Uses: town hall, libraries, museums

Source: Sec. 3.03.02, Table 3-4, Nonresidential and Mixed Use Zoning Districts—Use Table - IND-1 column

- Cafeterias, Coffee and Donut Shops, Snack Bars, Sandwich Shops, Delicatessens, Bakeries
- Pizza Delivery Establishments and Takeout Places
- Manufacturing, Heavy (L)
- Scientific and Technical (e.g. architects, engineers, design, programming, and consulting)
- Public Parks and Recreation Facilities
- Caretaker's Dwellings
- Passenger Transit or Rail Stations
- Warehouse/Distribution Facilities (>50,000 sq ft)