

Sec. 86-201. - IND industrial district.

- (a) Uses. In an IND industrial district, no structure or land shall be used except for one or more of the following uses:
- (1) Buildings and structures may be constructed, altered, enlarged or reconstructed and used and land may be used for manufacturing, assembling, packaging, industrial research and development, biotechnology, processing, fabrication, warehousing, wholesaling, trucking, including terminal facilities and uses customarily accessory to such uses.
 - (2) Existing mill buildings in existence prior to 1950 may be altered, reconstructed and used for:
 - a. Office of any kind including medical office;
 - b. Retail store or outlet;
 - c. Bank or other financial institution;
 - d. Restaurant or other eating place; and
 - e. Uses customarily accessory to such uses.
 - f. Art use, visual and performing art space, culinary art, retail sales of art, including gift and specialty shops, except adult use as defined in [section 86-81](#) is prohibited.
- (b) Additional requirements, as follows:
- (1) Dust, smoke, fumes, gas, glare, noxious odors, noise and vibrations shall be limited so as not to be injurious to the public health or to the use of neighboring property as provided by the laws of the commonwealth.
 - (2) All buildings and outdoor storage or work areas shall be set back at least 20 feet from any street line and property line.
 - (3) Adequate provision shall be made for the off-street accommodation of all vehicles, including those of employers, employees, customers and visitors.
 - (4) Flashing, moving or intermittent illumination of buildings or signs shall not be permitted.
 - (5) Off-site signs are permitted, subject to the provisions of [section 86-252](#)
 - (6) In an industrial district (IND), the following regulations shall apply:
 - a. Minimum lot frontage: 100 feet.
 - b. Minimum lot area: 10,000 square feet.
 - (7) Body art establishments shall be permitted by special permit subject to the provisions of [section 86-72](#)
 - (8) No gravel pit, concrete or asphalt plant shall be permitted, except that in a specific case, the board of appeals may, after a public hearing, grant a special permit for the construction or operation of such use, provided the board finds that the location, setback and design of such use will not be detrimental to the neighborhood by reason of traffic, noise, dust or appearance.

(Ord. No. 1997-2, § 21-156, 1-28-1997; Ord. No. 2000-9, § 1, 5-9-2000; Ord. No. 2001-29, § 4, 10-4-2001; Ord. No. 2002-19, 6-12-2002; Ord. No. 2008-8, § 6, 3-11-2008)