

**PERMITTED USES IN M-1 (LIGHT MANUFACTURING)  
ZONING IN IREDELL COUNTY**

**Residential Uses:**

- v Accessory buildings & structures incidental to a permitted use as regulated by Section 3.9.
- v Bona fide farm building
- v Family care home (6 or less). **See SR 8**
- v Family day-care home (5 or less). **See SR 8**
- v Farm building. **See SR 55**
- v Kennel, private

**Recreational Uses:**

- v Amusement arcades and indoor places of entertainment; including bowling alleys, pool rooms, skating rinks & batting cages.
- v Amusement or water parks. **See SR 15**
- v Associations or organizations; social & fraternal.
- v Auditorium, assembly hall; indoor theaters.
- v Batting cages, outdoor. **See SR 15**
- v Bingo games.
- v Dance studios & schools, including aerobics.
- v Dance halls, including night clubs.
- v Fortune tellers, astrologers.
- v Go-cart, motorcycle, & similar vehicle tracks. **See SR 15**
- v Golf course, including pro shop. **See SR 17**
- v Golf driving ranges. **See SR 15**
- v Marinas, commercial. **See SR 48**
- v Martial arts instructional schools.
- v Miniature golf facilities. **See SR 15**
- v Physical fitness centers.
- v Public parks.
- v Recreation facilities, public.
- v Recreation facilities, private; including country clubs, private neighborhood parks & multi-family recreation areas where the principle use is permitted in a zone.
- v Shooting ranges, indoor. **See SR 19**
- v Shooting ranges, outdoor. **See SR 19**
- v Swim & tennis clubs. **See SR 20**
- v Swimming pool, private. **See SR 20**

**Educational & Institutional Uses:**

- v Ambulance services.

- v Correctional institutions.
- v Day care centers, nursery, kindergarten (6 or more). Special Use Permit Required. **See SR 23**
- v Governmental offices.
- v Post offices.
- v Schools, specialty training, such as cosmetology, vocation or trade services, not elsewhere classified.

**Business, Professional, & Personal Services Uses:**

- v Animal clinics & hospitals, including totally enclosed kennels operated in connection with animal clinics or hospitals.
- v Animal shelter. **See SR 54**
- v Automobile parking lots & facilities for permitted uses in the district.
- v Automobile parking (commercial).
- v Automobile rental & leasing.
- v Automobile repair & service (excluding storage of wrecked or junked vehicles). **See SR 24**
- v Automobile storage. **See SR 25**
- v Automobile towing & storage services. **See SR 25**
- v Automobile washing facilities.
- v Building maintenance services.
- v Communicative facilities, including radio & television broadcasting excluding towers that exceed the height limits.
- v Computer maintenance & repairs.
- v Computer services.
- v Contractors facilities.
- v Contractors offices (no storage).
- v Dry cleaning & laundry facilities.
- v Equipment rental & leasing.
- v Equipment repairs, heavy.
- v Equipment repairs, light.
- v Exterminating services.
- v Internal service facilities, incidental to permitted uses, including cafeterias, day care facilities, snack bars, pharmacies, optical stores, similar retail activities when conducted, solely for use of employees, patrons, or occasional visitors; provided, such activities are within the principle building & advertising for it is not permitted beyond the premises.
- v Laundromats.
- v Motion pictures productions.
- v Mini-warehouse. **See SR 30**
- v Photocopying & duplicating services.
- v Photo finishing laboratories.
- v Refrigerator or large appliance repairs.

- v Repair shops not classified elsewhere.
- v Research, development, or testing services.
- v Septic tank services.
- v Service stations (not including truck stops). **See SR 24**
- v Signs as regulated by Article XI.
- v Structures & uses clearly incidental to a permitted use.
- v Taxi terminals.
- v Taxidermists.
- v Tire recapping.
- v Truck driving schools.
- v Truck & utility trailer rental, sales & leasing, light.
- v Truck & utility trailer rental, sales & leasing, heavy.
- v Truck washing.
- v Upholstering & furniture refinishing.
- v Utility company offices.
- v Veterinary services.
- v Vocational, business or secretarial schools.
- v Watch or jewelry repair shops.

**Retail Trade Uses:**

- v Auction house.
- v Automobile & truck dealers; new & used.
- v Bicycle sales & repair.
- v Boat dealers; sales & repair.
- v Building supply dealers, specialty shops and other.
- v Farm machinery; sales & services. **See SR 34**
- v Farmers or produce markets.
- v Flea market.
- v Fuel oil sales.
- v Furniture repair, including upholstery.
- v Garden centers or retail nurseries.
- v Gift, novelty, & souvenir shop.
- v Grocery store.
- v Hardware store.
- v Hobby & toy stores.
- v Home furnishings, miscellaneous.
- v Jewelry sales & repair.
- v Leather goods sales.
- v Lighting goods sales.
- v Mobile home sales & service.
- v Motorcycle sales.
- v Paint, glass, & wallpaper stores.

- v Recreational vehicles, sales & service.
- v Restaurants.
- v Service stations, gasoline (no major repair). **See SR 24**
- v Tire dealers & service.
- v Truck stops.
- v Woodworking shops, retail.

**Wholesale Trade Uses:**

- v Agricultural chemicals/pesticides/fertilizers.
- v Agricultural products, other.
- v Ammunition.
- v Animals & animal products, other.
- v Apparel, pieces goods & notions.
- v Bakeries, wholesale.
- v Beer, wine, distilled alcoholic beverages.
- v Books, periodicals, & newspapers.
- v Bulk mail & packaging.
- v Chemicals & allied products.
- v Courier services, central facility.
- v Courier service substation.
- v Drug & sundries.
- v Durable goods, other.
- v Electrical goods.
- v Farm supplies, other.
- v Flowers, nursery stock & florist supplies.
- v Forest products.
- v Furniture & home furnishings.
- v Grain & field beans.
- v Groceries & related products.
- v Hardware.
- v Jewelry, watches, precious stones & metals.
- v Lumber & other construction materials.
- v Machinery, equipment & supplies.
- v Market showrooms (furniture, apparel, etc.).
- v Metals & minerals.
- v Motor vehicles, parts & supplies.
- v Mover & storage operations.
- v Paints & varnishes.
- v Paper & paper products.
- v Petroleum & petroleum products.
- v Plastics materials.
- v Plumbing & heating equipment.

- v Professional & commercial equipment & supplies.
- v Resins.
- v Sporting & recreational goods & supplies.
- v Tobacco & tobacco products.
- v Toys & hobby goods & supplies.
- v Trucking or freight terminals.
- v Utility equipment & storage yards.
- v Wallpaper & paint brushes.
- v Warehousing & storage, not including storage of any hazardous materials or waste as determined by any agency of the federal, state, or local governments.

**Manufacturing and Industrial Uses:**

- v Airports or air transportation facilities. **See SR 36**
- v Apparel & finished fabric products.
- v Audio, video, & communications equipment.
- v Bakery products.
- v Beverages.
- v Bicycle assembly.
- v Bicycle parts & accessories.
- v Boat & ship building.
- v Brooms & brushes.
- v Burial caskets.
- v Cabinets.
- v Cardboard containers.
- v Chemicals, except acids & glues.
- v Clothing & hosiery.
- v Coffee.
- v Computer & office equipment.
- v Costume jewelry & notions.
- v Dairy products.
- v Electrical components.
- v Electronics & electronic products.
- v Fabricated metal products (including can manufacturing).
- v Fabricated valve & wire products.
- v Fats & oils, plant.
- v Food & food products, except stockyards & slaughterhouses.
- v Food & related products, miscellaneous.
- v Furniture products.
- v Glass, including fiberglass.
- v Grain mill products.
- v Graphite & graphite products.
- v Heating equipment & plumbing fixtures.

- v Household appliances.
- v Ice.
- v Industrial & commercial machinery.
- v Jewelry & silverware (no plating).
- v Landfill, building debris, private. **See SR 39**
- v Landfill, sanitary, private. **See SR 40**
- v Leather & leather products, excluding tanning.
- v Lighting & wiring equipment.
- v Lumber & wood products.
- v Machine shops.
- v Machinery products.
- v Manufactured housing & wood buildings.
- v Measurement, analysis, & control instruments.
- v Medical, dental, & surgical equipment.
- v Metal fasteners.
- v Metal processing.
- v Millwork, plywood, & veneer.
- v Motor vehicle parts & accessories.
- v Motorcycle assembly.
- v Musical instruments.
- v Paper products (no coating or laminating).
- v Paperboard containers & boxes.
- v Pens & art supplies.
- v Pharmaceutical preparations.
- v Photographic equipment.
- v Pottery & related products.
- v Preserved fruits & vegetables.
- v Printing & publishing.
- v Race shops. **See SR 43**
- v Railroad terminals or yards.
- v Signs.
- v Soaps & cosmetics.
- v Sporting goods & toys.
- v Sugar & confectionary products.
- v Textile products.
- v Tires & inner tubes.
- v Tool products.
- v Transportation & heavy equipment parts.
- v Welding operations.
- v Winery **See SR 52**
- v Wood containers.

**Public Works Facilities, Utilities, & Infrastructure Uses:**

- v Electric transmission distribution poles, towers supporting cable, lines, & related appurtenances.
- v Governmental public works facilities, utilities, infrastructure & appurtenances.
- v Natural gas distribution lines & related appurtenances.
- v Power generation, natural gas plants & similar products facilities.
- v Radio, television & similar transmitting towers but not including wireless telecommunication towers. **See SR 31**
- v Sewage collection lines, pump stations & appurtenances.
- v Sewage treatment plants, non-governmental public. **See SR 49**
- v Telephone & television cable poles, towers supporting cable, lines, & related appurtenances.
- v Water distribution lines, booster pumps, storage facilities & appurtenances.
- v Water treatment plants, non-governmental public. **See SR 49**
- v Wireless telecommunications towers & facilities. **See SR 50**

**Other Uses:**

- v Adult oriented businesses. Special Use Permit Required. **See SR 44**

\*Please call the Iredell County Planning Department for information on SR (special requirement) numbers, special use permits, or any other questions that you have.