

# M-4 (INDUSTRIAL PARK)

## Principal Uses by Zoning District

From TABLE 5.2.A.2

\* Permitted uses are defined in the CODB Land Development Code Section 11.5.

\* Each permitted use shall meet the design standards required for the zoning district, Use Specific Standards (Section 5.2), parking (Section 6.2), mobility (Section 6.3) and landscaping (Section 6.4) requirements.

### *Disclaimer*

The permitted and special use zoning sheets are being provided **for informational purposes only**. They are a means to assist residents, current and prospective property owners, and the business community with identifying permitted and special uses allowed in zoning districts located within the boundaries of The City of Daytona Beach. The sheets also provide references to general use standards for uses in each zoning district. For official use determination requests on properties in the city, please contact The City's Planning Department to request a zoning verification letter.

\*Additional regulations may apply to properties in Redevelopment and Overlay zoning districts.

### PERMITTED USES

#### **COMMUNICATION USES:**

NEWSPAPER OR MAGAZINE PUBLISHING, RADIO OR TELEVISION STUDIO, TELECOMMUNICATIONS FACILITY, COLLOCATED ON EXISTING STRUCTURE *OTHER* THAN TELECOMMUNICATIONS TOWER, TELECOMMUNICATIONS FACILITY, COLLOCATED ON EXISTING TELECOMMUNICATIONS TOWER, TELECOMMUNICATIONS TOWER, MONOPOLE UP TO 90 FEET HIGH, TELECOMMUNICATIONS TOWER, MONOPOLE *MORE* THAN 90 BUT NO MORE THAN 180 FEET HIGH

#### **HEALTH CARE USES:**

MEDICAL OR DENTAL CLINIC/OFFICE, MEDICAL OR DENTAL LAB

#### **OPEN SPACE USES:**

PARK OR GREENWAY

#### **TRANSPORTATION USES:**

AIRCRAFT FLIGHT INSTRUCTION, AIRCRAFT FUEL SALES, AIRCRAFT OR AVIATION EQUIPMENT SALES OR RENTAL, AIRCRAFT REPAIR OR SERVICING, AIRPORT, SURFACE TRANSPORTATION PASSENGER STATION/TERMINAL, TRANSIT OPERATIONS CENTER

#### **UTILITY USES:**

SOLAR ENERGY COLLECTION SYSTEM (AS PRINCIPAL USE); UTILITY USE, MINOR

#### **BUSINESS SUPPORT SERVICE USES:**

DAY LABOR SERVICE, EMPLOYMENT AGENCY, PARCEL SERVICES, TELEPHONE CALL CENTER, TRAVEL AGENCY

#### **EATING AND DRINKING ESTABLISHMENTS**

CRAFT DISTILLERY, MICRO-BREWERY, MICRO-WINERY

#### **OFFICE USES:**

BUSINESS SERVICES OFFICES, CONTRACTOR'S OFFICE, PROFESSIONAL SERVICES OFFICES

**RECREATION /ENTERTAINMENT USES:**

OTHER INDOOR RECREATION/ENTERTAINMENT USE

**INDUSTRIAL SERVICES USES:**

BUILDING, HEATING, PLUMBING, OR ELECTRICAL CONTRACTOR'S STORAGE YARD, EDUCATIONAL, SCIENTIFIC, OR INDUSTRIAL RESEARCH AND DEVELOPMENT, ELECTRIC MOTOR REPAIR, MACHINE SHOP, OR TOOL REPAIR SHOP, FUEL OIL OR BOTTLED GAS DISTRIBUTION, FUEL OIL STORAGE, GENERAL INDUSTRIAL SERVICES, HEAVY EQUIPMENT SALES, RENTAL, OR STORAGE; LEATHER-WORKING OR UPHOLSTERY ESTABLISHMENT, MOTION PICTURE STUDIO, PRINTING OR OTHER SIMILAR REPRODUCTION FACILITY, REPAIR OF SCIENTIFIC OR PROFESSIONAL INSTRUMENTS

**MANUFACTURING AND PRODUCTION USES:**

BREWERY, WINERY, OR DISTILLERY, CRAFT DISTILLERY, HYDROPONIC GARDEN FACILITY, MANUFACTURING, ASSEMBLY, OR FABRICATION, HEAVY, MANUFACTURING, ASSEMBLY, OR FABRICATION- LIGHT

**WAREHOUSE AND FREIGHT MOVEMENT USES:**

WAREHOUSE STORAGE

**WHOLESALE USES:**

SHOWROOM, WHOLESALE

**SPECIAL USE PERMIT**

**COMMUNICATION USES:**

TELECOMMUNICATIONS TOWER, OTHER THAN THOSE LISTED AS PERMITTED USES

**DAY CARE USES:**

ADULT DAY CARE CENTER, CHILD CARE FACILITY

**EDUCATION USES:**

COLLEGE OR UNIVERISTY, PRIVATE SCHOOL WITH FEWER THAN 20 STUDENTS, PRIVATE SCHOOL WITH MORE THAN 20 STUDENTS, VOCATIONAL OR TRADE SCHOOL

**OTHER INSTITUTIONAL USES:**

PLACE OF WORSHIP

**RECREATION /ENTERTAINMENT USES:**

COUNTRY CLUB, GOLF COURSE, OUTDOOR FACILITY FOR FIELD SPORTS, SWIMMING, OR COURT GAMES