

Schedule of Zoning District Regulations

Zoning District: I-1 (Light Industrial)

Permitted Uses:

Those allowed in zoning district C-3; plus animal hospitals and kennels; business and commercial offices (mobile homes for office purposes allowed); airport/airstrips, heliports/helipads; truck, automobile, trailer, motorcycle, bicycle repair and assembly; bakery products; wholesale manufacturing; bedding manufacture (mattress, pillow, and quilt); beverage blending and bottling (excluding distilling); candy wholesale (manufacturing permitted); carbon paper, ink (blending only), and inked ribbon manufacture; carpet, rug, and mat manufacturing and cleaning; cemetery (mausoleum); cigar and cigarette manufacture; coffee roasting and blending; cold storage; dairy product processing and packaging; exterminating establishments; agricultural related industries (farm equipment manufacture, sales, and service; feed and seed dryer/storage locker; fruit and vegetable processing and packaging (including sugar production, storage, and accessory uses); fertilizer, insecticides, fungicides, disinfectants, and related industrial and household chemical compound sales, storage and production (blending only)); fire and police station; fruit and vegetable processing and packaging; ice manufacture (including dry ice - no gases to be manufactured on premises); industrial vocational training school (including internal combustion engines); iron (ornamental) fabrication or storage; garment factory, knitting, weaving, printing and finishing of textiles and fibers into fabric goods; laboratories (research or experimental); laundry and linen service; leather goods manufacture (excluding wholesale/bulk tanning); meat products processing and packaging (except wholesale/bulk slaughtering); monument processing and shaping, including sales; perfume and perfumed soaps (blending only); pipe fabrication; plating, electrolytic process; radio, television, and microwave transmission and relay towers; wood products - sawmill, mill work, and similar wood work manufacture; shipping container, basket, and hamper manufacture (including corrugated board, fiber, steel, wood, rattan, etc.); transit vehicle storage and servicing; warehouses; concrete products manufacture; contractor shop and storage yard; petroleum bulk storage; oil well drilling and service company; water tower and above-ground water storage tanks; water well service and drilling company; welding and soldering shops; wholesale distributors; truck terminals; railroads; public and private utilities; all seafood and seafood related industries.

Permitted as Exceptions by Board of Adjustment:

Parking lots for business uses within 300 feet of district boundary; hospitals; single family dwellings; single family mobile homes; and all R-3 (Multi-Family Residential) uses.

Zoning District I-1, Light Industry (continued)

Permitted Signs:

Business signs not over 120 square feet.

Maximum Floor Area: None

Maximum Height of Main Building: 100 feet

Lot Requirements(*): Minimum Lot Area - 10,000 square feet

Front Yard - 30 feet

Side Yard - None

Rear Yard - None

(*) Subject to “Louisiana State Sanitary Code, Chapter 13”.