

## Chapter 23 Zoning

### ARTICLE I - General Provisions

#### Amend Sec. 23-1-90. – Definitions, as follows:

**[Change all italicized terms throughout this section to non-italics.]**

The following specific words and phrases, when appearing in this Chapter in uppercase letters, shall have the meanings stated in this Section:

DATA CENTER: A BUILDING or BUILDINGS used to house information technology or telecommunications equipment with which digital information is processed, transferred, and/or stored. A DATA CENTER may include associated ancillary STRUCTURES, including, but not limited to, OFFICES, security BUILDINGS, cooling water tanks, and backup power systems with a total capacity of less than fifty (50) megawatts.

All other definitions remain unchanged.

### ARTICLE III - Zone Districts

#### Amend Sec. 23-3-40. - Uses by special review outside of subdivisions and historic townsites.

The following BUILDINGS, STRUCTURES and USES may be constructed, occupied, operated and maintained on LOTS outside of SUBDIVISIONS and HISTORIC TOWNSITES in the A (Agricultural) Zone District upon approval of a Special Review Permit in accordance with the requirements and procedures set forth in Article II, Division 4 of this Chapter, or Article II, Division 5, in the case of MAJOR FACILITIES OF PUBLIC UTILITIES OR PUBLIC AGENCIES.

A. through J., no change. Insert new K.

#### K. DATA CENTERS.

Reletter as necessary. No other changes to this section.

### Division 4 - Industrial Zone Districts

#### Amend Sec. 23-3-310. - I-1 (Light Industrial) Zone District.

A. and B., no change.

C. Uses allowed subject to Site Plan Review. The following USES shall be allowed in the I-1 Zone District following approval and recording of a Site Plan in accordance with

Article II, Division 3, of this Chapter. Any USE conducted outside of an ENCLOSED BUILDING shall be SCREENED from adjacent PUBLIC RIGHTS-OF-WAY and ADJACENT LOTS in any Zone District other than I-3.

1. through 7., no change. Insert new 8.

8. DATA CENTERS.

Renumber as necessary. No other changes to this section.

**Amend Sec. 23-3-320. - I-2 (Medium Industrial) Zone District.**

A. and B., no change.

C. Uses allowed subject to Site Plan Review. The following USES shall be allowed in the I-2 Zone District following approval and recording of a Site Plan in accordance with Article II, Division 3, of this Chapter. Any USE conducted outside of an ENCLOSED BUILDING shall be SCREENED from adjacent PUBLIC RIGHTS-OF-WAY and ADJACENT LOTS in any Zone District other than I-3.

1. through 8., no change. Insert new 9.

9. DATA CENTERS.

Renumber as necessary. No other changes to this section.

**Amend Sec. 23-3-330. - I-3 (Heavy Industrial) Zone District.**

A. and B., no change.

C. Uses allowed subject to Site Plan Review. The following USES shall be allowed in the I-3 Zone District following approval and recording of a Site Plan in accordance with Article II, Division 3, of this Chapter.

1. through 11., no change. Insert new 12.

12. DATA CENTERS.

Renumber as necessary. No other changes.