City of Lakewood
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ZONE DISTRICT SUMMARY

LI-RD

Light Industrial Research and Development

The LI-RD district is intended foster the development of new and existing research, technology, and light industrial uses in a campus-style setting. This district is intended to be located where access to public transportation infrastructure is in close proximity.

The official Zoning Ordinance is available online: www.lakewood.org/zoning

Building Setbacks		
Front (measured from edge of existing or future public improvements.)	Minimum:	10 feet
	Maximum:	None
Side	Minimum:	5 feet
Rear	Maximum:	5 feet
Height Requirements[1]	Minimum:	None
	Maximum:	60 feet
Open Space	Minimum:	15%

[1]Subject to height transition when adjacent to residential zoning, see 17.5.4.2.

Permitted Land Uses

Permitted as a use by right.

Day Care Facility, Child or Adult
Emergency Medical Facility
Manufacturing, Light
Motor Vehicle Rental
Office
Restaurant
Vehicle Dispatch Facility
Warehouse or Distribution

Community Building
Park
Religious Institution
Solar Garden
Transportation Facility, Public
Utility Facility, Minor

Wireless Communications Facility
- Stealth
- New Freestanding Structure ≤ 60 ft. in height

Limited Land Uses Permitted as a use subject to compliance with any supplemental standards identified in **Section 17.4.3**.	Contractor Shop Parking, Stand-Alone, Surface Apiaries Community Garden Temporary Use, Short-term
Special Land Uses Permitted with a special use permit, subject to compliance with Section 17.4.3.	Manufacturing, Heavy Hospital School, Vocational or Trade University or College Utility Facility, Major Temporary Use, Long Term Wind-Powered Electric Generator, Freestanding Wireless Communications Facility > 60 feet in height
Accessory Land Uses Only permitted as accessory to a permitted use, subject to compliance with **Section 17.4.3**.	Retail Horticulture Construction or Sales Trailer Outdoor Display Satellite Dish Antenna Solar Collection System Wireless Communications Facility Building Façade Mounted Roof Mounted Other Freestanding Support Structure

Land use definitions can be found in Article 13 of the **Zoning Ordinance**.