



Development Permit

Area *Industrial*

Requirements

- Landscaping:** All properties must have landscaping as a visual buffer to adjacent properties and public roadways.
- Screening of Storage Areas:** Outdoor storage and waste disposal areas must be screened from view with fencing or landscaping.
- Reporting: Applications must include:**
 - site plans
 - parking layouts
 - elevations, color schemes, and landscaping plans from qualified professionals.

Strongly Recommended

- Minimize Impervious Surfaces:** Keeping impervious surfaces to a minimum is advised to manage stormwater effectively.
- Siting of Noisy Activities:** Activities that generate noise and dust should be located away from residential areas.

Exemptions: Development Permit Not Required

- Internal Alterations:** If changes are internal and do not affect parking or landscaping requirements.

The Village of Fruitvale has designated a specific zone for industrial development, given the limited space available for such purposes. This is to ensure that any new industrial projects are incorporated into the community in an orderly manner, guided by the conditions of the industrial area development permit.

