

17.29 INDUSTRIAL DISTRICTS.

M-2 INDUSTRIAL EXTRACTIVE.

- (a) Principal Uses. Non-metallic mineral extraction operations and concrete products manufacturing.
- (b) Conditional Uses. Extension of legally existing Non-metallic mineral extraction operations and the manufacturing of asphalt, concrete and concrete products or the creations of such new extraction or manufacturing operations. See 17.41.
- (c) Yards. Minimum of 100 feet from any right-of-way of a public road and 100 feet from the external boundaries of the site. Minimum of 100 feet from any right-of-way or property line for accessory uses such as offices, parking areas and stockpiles, see 17.41 for additional setback requirements.
- (d) Maximum Structure Height. 45'.

17.41 MINERAL EXTRACTION OTHER THAN IRON ORE MINING, BENEFICATION AND PROCESSING OF IRON ORE CONCENTRATES. No non-metallic mining or processing operation shall be located in the County except in conformance with a plan approved by the Zoning and Land Information Committee. A Conditional Use Permit is required for the expansion or alteration of any existing non-metallic mining or processing operation. Non-metallic mining and processing operations shall meet the following requirements:

- (1) In addition to the site plan required under Section 17.17, the applicant shall furnish a plan of operation describing the design, management and operation of the facility. Such plan shall include:
 - (a) A list of equipment, machinery and structures to be used.
 - (b) The source, quantity and disposition of any water which may be used.
 - (c) A topographic map of the site showing the existing topography at maximum vertical contour intervals of five (5) feet.
 - (d) The location of trees and a description of the existing ground cover.
 - (e) The depth of all existing and proposed excavations.
 - (f) The location of existing and proposed public or access roads.

- (g) The location of all existing buildings and structures within 300 feet of the site boundaries.
 - (h) The names of all property owners within 300 feet of the site boundaries.
 - (i) Restoration of the property complying with all applicable provisions of Chapter 24 of the County Code of Ordinances. This is the Non-Metallic Mining Restoration/Reclamation Ordinance for Jackson County. Sites where the material to be used or sold is generated incidentally to the primary purpose of the project, including but not limited to the creation of wetlands, ponds and sedimentation basins shall be exempt from this provision. Required restoration of these sites is limited to a revegetation plan.
- (2) The Zoning and Land Information Committee shall consider the effects of the proposed operation upon existing streets/roads, neighboring land uses, future land uses, drainage, water supply, soil erosion, natural beauty, character and land value of the locality. The Committee shall also consider the potential effects of increased dust, smoke, odor, noise, vibration, traffic and the practicality of restoring the site.
 - (3) No non-metallic mining or processing operation shall be located within 300 feet of a residence other than that of the landowner or applicant or within 50 feet to a school or institution.
 - (4) The Zoning and Land Information Committee may require that the site be enclosed by a suitable fence to prevent unauthorized entry.
 - (5) The Zoning and Land Information Committee may require that the site be enclosed by a suitable fence or vegetation screen so that materials are not visible from neighboring property and public right-of-ways including roads, streets, highways and waterways.