

**ORDINANCE NO. 2025-49**

**AN ORDINANCE AMENDING SECTIONS OF CHAPTER 1315  
COMMERCIAL-MANUFACTURING AND INDUSTRIAL DISTRICTS  
OF THE CODIFIED ORDINANCES OF THE CITY OF WICKLIFFE, OHIO**

**WHEREAS**, City Council has made various recommendations relative to the amending of the Permitted Building and Uses in Commercial-Manufacturing District, Section (1315.21) and the Permitted Building and Uses in Industrial District, Section (1315.22) of Chapter 1315 Commercial-Manufacturing and Industrial Districts, of the Codified Ordinances of the City of Wickliffe, Ohio; and

**WHEREAS**, Council has determined the recommended changes would be in the best interest of the residents of the City of Wickliffe.

**NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF WICKLIFFE,  
COUNTY OF LAKE, STATE OF OHIO:**

**SECTION 1.** That Chapter 1315 Commercial-Manufacturing and Industrial Districts, Sections 1315.21 Permitted Building and Uses in Commercial-Manufacturing District, and 1315.22 Permitted Building and Uses in Industrial District is hereby amended to read as follows:

**1315.21 PERMITTED BUILDINGS AND USES IN COMMERCIAL-MANUFACTURING DISTRICT.**

- (a) Main Uses.
  - (1) Office uses: As permitted in Office Building District.
  - (2) Laboratories: research, experimental and testing.
  - (3) Wholesale business, services and storage establishments, such as:
    - A. Cleaning establishments: laundries, dyeing, carpet cleaning, dry cleaning and auto wash (provided the waiting line is entirely within the premises);
    - B. Food and drink preparation: bakeries, creameries, ice manufacturing, soft drink bottling;
    - C. Medical clinics;
    - D. All types of printing and publishing establishments;
    - E. Other shops: Contractors, plumbing, heating, painting, ornamental iron, upholstering, monument works, welding;
    - F. Warehouses: storage and wholesale establishments, but excluding truck terminals;
    - G. Storage of lumber and other rebuilding materials within enclosed buildings;
    - H. Automobile sales: services and repair as provided for and regulated by Section 1313.23(a)(1)L;
    - I. Truck sales;
    - J. Automobile and truck services and repair of all kinds, **except with the following exceptions:**
      - i. No gasoline service stations shall be permitted.
      - ii. No person shall stand or park a semi-truck, commercial tractor, trailer, or semitrailer or any portion of a semi-truck, commercial tractor, trailer or semitrailer in a parking lot at any time except for the minimum period required in the usual course of business for making delivery of, loading and/or unloading merchandise for delivery, unless such parking is an accessory use customarily incident to a permitted main use.
  - (4) Product assembly and light manufacturing including the following:
    - A. Chemicals: blending and packaging only.
    - B. Food products: pasteurizing and extracting processes, bakery, bottling of soft drinks, cold storage and distribution;
    - C. Assembly: electrical products and machinery; plastic and metal extrusion and assembly, assembly of wood products, furniture, etc.;
    - D. Manufacturing of wood products: furniture, boxes crates, etc.;
- (b) Similar Uses. Any other use not listed above or in any use classification of a subsequent district and determined as similar by the Commission if it conforms to the basic characteristics of the use classification; that such use does not create dangers to health and safety, and does not create offensive noise, vibration, smoke, odors, glare or other objectionable influences to an extent greater than normally resulting from other uses listed in this use district; and that such use does not generate a greater amount of traffic than the uses permitted in this district.
- (c) Accessory Buildings and Uses.
  - (1) Any accessory use customarily incident to a permitted main use.
  - (2) Off-street parking and loading as required and as provided in Chapter 1321 of this Zoning Ordinance.
  - (3) Signs as permitted and as regulated in Chapter 1323 of this Zoning Ordinance.

continued on next page

I, Sandra J. Fink, Clerk of Council of Wickliffe, Ohio, hereby certify the foregoing is a true copy of  
Ordinance No. 2025-49 enacted by Council at its regular meeting on November 10, 2025.

Sandra J. Fink, Clerk of Council

1315.22 PERMITTED BUILDINGS AND USES IN INDUSTRIAL DISTRICT.

(a) Main Uses.

- (1) Uses permitted in a Commercial-Manufacturing District.
- (2) Yards for storage of coal, lumber and other building materials.
- (3) Manufacturing processes limited to cutting, grinding, assembling, extrusion, finishing, polishing and incidental stamping and welding limited to the following:
  - A. Parts and supplies for aircraft and automobiles and trucks;
  - B. Building materials, fabrications of parts, cement products;
  - C. Ceramics and porcelain products;
  - D. Heating and plumbing equipment;
  - E. Electrical equipment
- (4) Metal finishing, treatment and processes: cleaning, grinding, rust proofing, heat treatment, enameling, japanning, galvanizing, plating, polishing, etc.
- (5) Chemical processing.
- (6) Repair establishments: automobile motors, body and paint, tires, electrical and household appliances
- (7) Other uses as follows:
  - A. Railroad freight station;
  - B. Distribution station for gasoline and oil.
  - C. **Parking for a semi-truck, commercial tractor, trailer or semitrailer or any portion of a semi-truck, commercial tractor, trailer or semitrailer**

(b) Accessory Building and Uses.

- (1) Any accessory use customarily incident to a permitted use.
- (2) Off-street parking and loading as required and as provided in Chapter 1321 of this Zoning Ordinance.
- (3) Signs as permitted and as regulated in Chapter 1323 of this Zoning Ordinance.

**SECTION 2.** That it is hereby found and determined that all formal actions of this Council concerning and relating to the passage of this ordinance were adopted in an open meeting of this Council and that all deliberations of this Council and any of its committees that resulted in such formal action were in compliance with all legal requirements including Chapter 121.22 of the Ohio Revised Code.

Passed: November 10th, 2025

Attest: Sandra J. Fink  
Clerk of Council

Submitted to the Mayor for approval on  
November 10th, 2025

First Reading October 13th, 2025

Second Reading October 27th, 2025

Third Reading November 10th, 2025

Ray Melack  
Council President – Presiding Officer

Approved: November 10th, 2025

Mayor

Passed November 10th

Yes 4 No 0

I, Sandra J. Fink, Clerk of Council of Wickliffe, Ohio, hereby certify the foregoing is a true copy of  
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Sandra J. Fink Clerk of Council