**Division 7.5. ISLAND TRANSFER STATION OVERLAY ZONE**

**Sec. 14-145.20. Purpose**

The purpose of the Island Transfer Station Overlay Zone is to establish an appropriate location for a transfer station for municipal solid waste and municipal public works activities including accessory fuel storage facilities that maybe publicly or privately managed. This zone shall be established through a conditional rezoning process in order to ensure the imposition of appropriate conditions for the protection of neighboring properties.

**Sec. 14-145.21. Permitted uses.**

The following uses shall be permitted in the Island Transfer Station Overlay Zone:

1. Municipal solid waste facilities, including compactors and storage bins, provided that the compactor shall be located within a fully enclosed structure.
2. Recycling facilities, provided that all recycling areas shall be buffered and screened from neighboring properties.
3. Municipal garages, material storage, and parking for vehicles.
4. Maintenance of municipal vehicles and equipment.
5. Public or private managed fuel storage facilities which may dispense fuel for home heating and motor vehicles including parking of fuel trucks located on a property containing one or more of the uses listed in a through d of this section.

**Sec. 14-145.22. Conditional rezoning.**

Requirements for setbacks and any operational limitations shall be established as part of the conditional rezoning process.