


CITY OF ST. CHARLES

ORDINANCE NO. 1987-Z-16

AN ORDINANCE AMENDING TITLE 17, "ZONING,"
OF THE ST. CHARLES MUNICIPAL CODE REGARDING
M-1 PERMITTED AND SPECIAL USES AND THE
DEFINITION OF MINI-WAREHOUSES (SELF-STORAGE)

ADOPTED BY THE
CITY COUNCIL
OF THE
CITY OF ST. CHARLES
THIS 7th DAY OF DECEMBER, 1987

PUBLISHED IN PAMPHLET FORM BY
AUTHORITY OF THE CITY COUNCIL
OF THE CITY OF ST. CHARLES,
KANE AND DU PAGE COUNTIES,
ILLINOIS, THIS 11th DAY OF
DECEMBER, 1987


CITY CLERK

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DATE OF PUBLICATION 2/11/87
NEWSPAPER *Republic*

REFER TO:
MINUTES *12-7-87*
PAGE _____

WHEREAS, a Petition has been filed for amending Title 17, "Zoning", of the St. Charles Municipal Code, Chapter 17.34, "M-1 Limited Manufacturing District", to include additional permitted and special uses, and Chapter 17.04, "Rules and Definitions". to include the definition of a mini-warehouse (self-storage); and

WHEREAS, the Plan Commission of the City of St. Charles has held a public hearing on said Petition in accordance with law; and

WHEREAS, the City Council of the City of St. Charles has received the recommendation of the Plan Commission and has considered the same;

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of St. Charles, Kane and DuPage Counties, Illinois, as follows:

1. That Title 17, "Zoning", of the St. Charles Municipal Code, Chapter 17.34, "M-1 Limited Manufacturing District", Section 17.34.010, "Permitted Uses", be and is hereby amended by adding the following thereto in alphabetical sequence and renumbering the listed uses:

- Business and professional offices
- Medical and dental offices and clinics
- Computer and data processing centers
- Laboratories, offices and other facilities for engineering, testing, research and development
- Parks and playgrounds

Printing and publishing establishments

Radio, television, and recording studios

Warehousing and distribution facilities, except motor freight terminals

Wholesale establishments, specifically excluding the sale of goods to the general public

Accessory uses

2. That Title 17, "Zoning", of the St. Charles Municipal Code, Chapter 17.34, "M-1 Limited Manufacturing District", Section 17.34.020, "Special Uses" be and is hereby amended by adding the following thereto in alphabetical sequence and renumbering the listed uses:

Boat, camper, and recreational vehicle sales and service

Day care centers, but only within a building containing a permitted use or uses; the maximum floor area of any such day care center shall be twenty-five percent (25%) of the floor area of the building

Mini-warehouses (self-storage)

Motels

Motor freight terminals

Private, membership only sport health clubs

Professional training centers and trade, business, commercial, and technical schools, not including dormitories.

Restaurants, but only within a building containing a permitted use or uses; the maximum floor area of any such restaurant shall be 25 per cent of the floor area of the building.

The sale of goods and products to the general public as an accessory use to a manufacturing, wholesaling, or distribution use; the floor area devoted to such sales shall be limited to a maximum of 2,000 square feet or

ten percent of the floor area of the building, whichever is less; customer parking for such retail use shall be provided in conformance with the off-street parking requirements for retail uses as set forth in this Title.

3. That Title 17, "Zoning", of the St. Charles Municipal Code, Chapter 17.04, "Rules and Definitions", be and is hereby amended by adding thereto Section 17.04.323, as follows:

17.04.323 Mini-warehouse (self-storage).

"Mini-warehouse (self-storage)" means a structure or group of structures used for the purpose of renting or leasing individual storage spaces to different tenants who are to have access to such spaces for the purpose of storing and removing property. A mini-warehouse may include one dwelling unit on the premises for use only by a watchman, caretaker or manager.

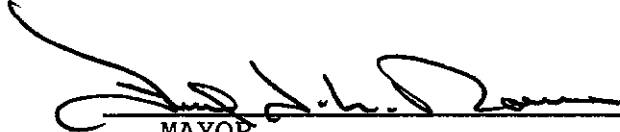
4. That after the adoption and approval hereof the Ordinance shall (i) be printed or published in book or pamphlet form, published by the authority of the Council, or (ii) within thirty (30) days after the adoption and approval hereof, be published in a newspaper published in and with a general circulation within the City of St. Charles.


PRESENTED to the City Council of the City of St. Charles, Kane and DuPage Counties, Illinois, this 7th day of December, 1987.

PASSED by the City Council of the City of St. Charles, Kane and DuPage Counties, Illinois, this 7th day of December, 1987.

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APPROVED by the Mayor of the City of St. Charles, Kane
and DuPage Counties, Illinois, this 7th day of December,
1987.


MAYOR

ATTEST:

CITY CLERK

COUNCIL VOTE:
Ayes: 10
Nays: 0
Absent: 0

STATE OF ILLINOIS)
)
COUNTIES OF KANE AND DU PAGE) SS.

C E R T I F I C A T E

I, Jean M. Connors, certify that I am the duly elected and acting municipal clerk of the City of St. Charles, Kane and DuPage Counties, Illinois.

I further certify that on December 7, 1987 the Corporate Authorities of such municipality passed and approved Ordinance No. 1987-Z-16, entitled AN ORDINANCE AMENDING TITLE 17,

"ZONING," OF THE ST. CHARLES MUNICIPAL CODE REGARDING M-1

PERMITTED AND SPECIAL USES AND THE DEFINITION OF MINI-

WAREHOUSES (SELF-STORAGE)

which provided by its terms that it should be published in pamphlet form.

The pamphlet form of Ordinance No. 1987-Z-16, including the Ordinance and a cover sheet thereof was prepared, and a copy of such Ordinance was posted in the municipal building, commencing on December 11, 1987, and continuing for at least ten days thereafter. Copies of such Ordinance were also available for public inspection upon request in the office of the municipal clerk.

DATED at St. Charles, Illinois, this 11th day of December, 1987.

Jean M. Connors
Municipal Clerk

(S E A L)