

City of St. Charles, Illinois

Ordinance No. 2013-Z-8

**Ordinance Amending Title 17 of the St. Charles
Municipal Code Entitled "Zoning," Table 17.16-1
"Office/Research Manufacturing, and Public Lands
Permitted and Special Uses" and Section 17.20.030.P
"Motor Vehicle Storage" Regarding Permanent Motor
Vehicle Storage**

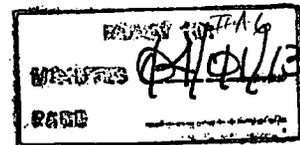
**Adopted by the
City Council
of the
City of St. Charles
April 1, 2013**

**Published in pamphlet form by
authority of the City Council
of the City of St. Charles,
Kane and Du Page Counties,
Illinois, April 5, 2013**



City Clerk





04/05/13
Joseph Conti

City of St. Charles, IL
Ordinance No. 2013-Z- 8

**An Ordinance Amending Title 17 of the St. Charles Municipal Code
Entitled "Zoning" Table 17.16-1 "Office/Research, Manufacturing, and
Public Lands Permitted and Special Uses" and Section 17.20.030.P "Motor
Vehicle Storage" Regarding Permanent Motor Vehicle Storage**

WHEREAS, on or about January 25, 2013, Joseph Conti ("the Applicant") filed a petition to amend the Zoning Ordinance of the City of St. Charles regarding permitting Permanent Motor Vehicle Storage in the M-1 Special Manufacturing Zoning District; and,

WHEREAS, Notice of Public Hearing on said petition was published on or about February 8, 2013, in a newspaper having general circulation within the City, to-wit, the Kane County Chronicle newspaper, all as required by the statutes of the State of Illinois and the ordinances of the City; and,

WHEREAS, pursuant to said notice, the Plan Commission conducted a public hearing regarding said petition on or about March 12, 2013 in accordance with the statutes of the State of Illinois and the ordinances of the City; and,

WHEREAS, at said Public Hearing, the Applicant presented testimony in support of said petition and all interested parties had an opportunity to be heard; and,

WHEREAS, the Plan Commission recommended approval of said petition on or about March 12, 2013; and,

WHEREAS, the Government Operations Committee of the City Council recommended approval of said petition on or about March 18, 2013; and,

WHEREAS, the City Council of the City of St. Charles has received the recommendations of the Plan Commission and Government Operations Committee 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. The preambles set forth hereinabove are incorporated herein as substantive provisions of this Ordinance as if fully set out in this Section 1.
2. That Chapter 17.16 "Office/Research, Manufacturing and Public Land Districts" Table 17.16-1 "Office/Research, Manufacturing and Public Lands Permitted and Special Uses" is hereby amended by modifying said table as follows:

TABLE 17.16-1 OFFICE/RESEARCH, MANUFACTURING AND PUBLIC LANDS PERMITTED AND SPECIAL USES					
P=Permitted Use S=Special Use A=Permitted Accessory Use SA=Special Use, Accessory Only	ZONING DISTRICT				SPECIFIC USE STANDARDS
	O-R	M-1	M-2	PL	
INDUSTRIAL/STORAGE USES					
Permanent Motor Vehicle Storage		P	P		

3. That Chapter 17.20 “Use Standards” Section 17.20.030.P “Motor Vehicle Storage” is hereby deleted in its entirety and replaced by the following:

“Permanent and Temporary Motor Vehicle Storage shall comply with the following standards. See 17.20.050 for additional provisions applicable to Temporary Motor Vehicle Storage.

1. Off-street parking facilities designed to conform with the requirements of Chapter 17.24 may be used for Motor Vehicle Storage, in compliance with the following requirements:
 - A. No vehicles shall be stored in an off-street parking space required for any other use located on the same or another lot.
 - B. Vehicles shall be parked within designated off-street parking spaces and shall not obstruct vehicular access to parking stalls or any portion of the lot.
2. Newly established Permanent Motor Vehicle Storage lots shall comply with the requirements applicable to Off-Street Parking Facilities, except:
 - A. 17.26.090 A. Interior Parking Lot Landscaping
 - B. 17.24.070 B. Dimensions, if a twenty-four (24) foot wide access drive is provided generally around the perimeter of the Motor Vehicle Storage lot.
 - C. Direct access to individual spaces shall not be required.
3. Permanent Motor Vehicle Storage lots shall not be used as Off-Street Parking Facilities unless modified to comply with all requirements of this Title.
4. Commercial Vehicles shall only be stored in the M-2 district.
5. Stored vehicles shall be operable and no wrecked or junked vehicles shall be permitted.
6. Signage advertising the vehicles for sale or rental is prohibited.
7. Motor Vehicle Storage lots shall not be used to conduct retail sales and no retail customers shall be present at any time.
8. No single vehicle shall be stored in excess of 180 days.”
9. Permanent Motor Vehicle Storage lots in the M-1 Special Manufacturing District shall:
 - A. Not be located closer than 500 feet to any residentially zoned property.
 - B. Not be located on a lot that is less than 2-acres in area.”

4. That after the adoption and approval hereof this Ordinance shall be (i) 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.

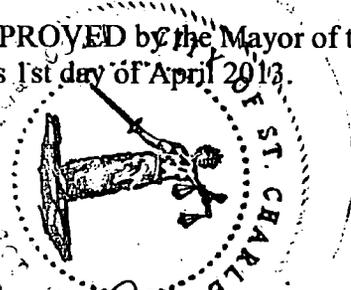
5. This Ordinance shall be in full force and effect ten (10) days from and after its passage by a vote of the majority of the corporate authorities now holding office, approval and publication in the manner provided by law.

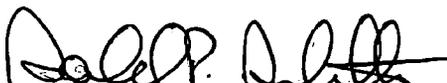
PRESENTED to the City Council of the City of St. Charles, Kane and DuPage Counties, Illinois this 1st day of April 2013.

PASSED by the City Council of the City of St. Charles, Kane and DuPage Counties, Illinois this 1st day of April 2013.

APPROVED by the Mayor of the City of St. Charles, Kane and DuPage Counties, Illinois this 1st day of April 2013.

Attest:


Nancy Garrison
City Clerk/Recording Secretary



Donald P. DeWitte, Mayor

COUNCIL VOTE:

Ayes: 10
Nays: 0
Absent:
Abstain:

APPROVED AS TO FORM:

City Attorney

DATE: _____

State of Illinois)
)
) ss.
Counties of Kane and DuPage)

Certificate

I, NANCY GARRISON, certify that I am the duly elected and acting Municipal City Clerk of the City of St. Charles, Kane and DuPage Counties, Illinois.

I further certify that on April 1, 2013, the Corporate Authorities of such municipality passed and approved Ordinance No. 2013-Z-8, entitled

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

The pamphlet form of Ordinance No. 2013-Z-8, including the Ordinance and a cover sheet thereof was prepared, and a copy of such Ordinance was posted in the municipal building, commencing on April 5, 2013, 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 1st day of April 2013.



Nancy Garrison
Municipal Clerk