

ORDINANCE NO.

AN ORDINANCE APPROVING AND AUTHORIZING A ZONING TEXT AMENDMENT TO PROVIDE FOR THE PARKING OR STORAGE OF PERSONAL VEHICLES AND EFFECTS AS A PERMITTED USE WITHIN THE CITY'S M-H, MOBILE HOME ZONING DISTRICT,
SUBJECT TO ALL PLANNING REQUIREMENTS

BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF GILLETTE, WYOMING:

SECTION ONE: Paragraph ffff. shall be added to Section 16 of the Zoning Ordinance of Gillette, Wyoming to read as follows:

ffff. OFF-STREET PARKING AND STORAGE OF PERSONAL VEHICLES AND EFFECTS

Includes outdoor storage of non-commercial, personally owned vehicles, including Recreational Vehicle(s) and licensed, self propelled motorized units and other licensed units designed for hauling or towing.

Shall also include covered, unwalled, and/or indoor mini storage units, allowing buildings used exclusively for vehicle and personal effects storage, provided building construction and fire protection is sufficient in accordance with adopted building and fire codes.

Shall allow a small office space limited to 300 sf gross floor area.

Any structures shall meet the requirements of the International Building Code and current Zoning Ordinance.

Shall not exceed more than 20% of the total platted subdivision area and shall not exceed more than 15% of the contiguous district area where multiple subdivisions exist in a single, homogeneous zoning district.

The driving surface shall consist of asphalt or concrete pavement from the public street access to any required parking area for facilities with an office building, or a minimum of seventy-five (75) feet as measured along the centerline of the access driveway from the edge of the paved public street for facilities without an office building.

Type J gravel or recycled pavement materials is acceptable for surfacing of vehicle parking, storage and drive areas not including the required parking area for facilities with an office or the aforementioned 75-ft minimum access driveway area. Scoria surfacing is not allowed.

Screening shall be provided when residential uses are within 100 feet from the "established off-street parking and storage of personal vehicles and effects" area.

Screening shall be at least 6 feet in height. Chain link fencing or chain link fencing with slats shall not be permitted to meet screening requirements in accordance with Section 14 Landscaping and Screening Standards. Screening shall have a minimum opacity of 75%.

SECTION TWO: Paragraph (i) shall be added to Section 6.h.(2) of the Zoning Ordinance of Gillette, Wyoming to read as follows:

(i) *off-street parking and storage of personal vehicles and effects*

SECTION THREE. This ordinance shall be in full force and effect on its effective date, _____, 2017.

PASSED, APPROVED AND ADOPTED THIS __ day of _____, 2017.

Louise Carter-King, Mayor

(S E A L)
ATTEST:

Karlene Abelseth, City Clerk