

**ORDINANCE NO. 7
SERIES OF 2020**

**AN ORDINANCE OF THE BOARD OF TRUSTEES OF THE
TOWN OF CARBONDALE, COLORADO AMENDING CHAPTER 17 OF THE
CARBONDALE MUNICIPAL CODE (THE UNIFIED DEVELOPMENT CODE)**

WHEREAS, in March 2016, pursuant to Ordinance No. 4, Series of 2016, the Board of Trustees of the Town of Carbondale adopted a new “Unified Development Code” and codified the same as Chapter 17 of the re-codified Carbondale Municipal Code (the “UDC”); and

WHEREAS, pursuant to Section 2.4.2.B.2 of the UDC, the Town of Carbondale Planning & Zoning Commission initiated a proposed change to the UDC concerning off-street parking requirements for self-storage (a/k/a mini-storage) facilities; and

WHEREAS, after posting and publishing notice in accordance with the Home Rule Charter and Chapter 17 of the Carbondale Municipal Code, the Planning and Zoning Commission conducted a public hearing on June 11, 2020 concerning these potential amendments to the UDC, and recommended approval of the same; and

WHEREAS, after posting and publishing notice in accordance with the Home Rule Charter and Chapter 17 of the Carbondale Municipal Code, the Board of Trustees of the Town of Carbondale conducted a public hearing concerning these potential amendments to the UDC on July 14, 2020; and

WHEREAS, during said hearing, the Board of Trustees heard and considered the statements of Town staff, the Planning and Zoning Commission’s recommendation, and any members of the public who wished to speak, and reviewed and considered all other information presented, all as required by law; and

WHEREAS, the Board of Trustees finds and determines that, pursuant to UDC Section 2.4.1.C.3.b, these proposed amendments to the UDC should be adopted because:

1. The proposed amendments will promote the public health, safety, and general welfare;
2. The proposed amendments are consistent with the Comprehensive Plan and the stated purposes of the UDC as it provides improvements to the UDC; and
3. The proposed amendments are desirable because of changing conditions and new planning concepts.

NOW THEREFORE, BE IT ORDAINED BY THE BOARD OF TRUSTEES OF THE TOWN OF CARBONDALE, COLORADO that:


1. Table 5.8-1 which is included as part of Section 5.8.3 of Chapter 17 of the Carbondale Municipal Code (Off-Street Parking Requirements), is hereby amended to include the changes set forth in the attached updated version of Table 5.8-1 attached to this Ordinance as Exhibit A, and incorporated herein by reference. Copies of the UDC, as revised, are available for public viewing at Town Hall, 511 Colorado Avenue, Carbondale, Colorado, 81623, or on the Town's website at www.carbondalegov.org.

2. This Ordinance shall become effective thirty (30) days after posting publication in accordance with the Town's Home Rule Charter.

3. Except as amended hereby, the UDC shall remain in full force and effect.

INTRODUCED, READ, APPROVED AND ORDERED PUBLISHED this 28th day of July, 2020.

TOWN OF CARBONDALE



Dan Richardson, Mayor

ATTEST:



Cathy Derby, Town Clerk



EXHIBIT A

(insert or attach updated Table 5.8-1)

Industrial Services	Asphalt and concrete batch plant operation	See Schedule B
	Bulk storage of Liquefied Petroleum Gas (LPG) - (2,000 gallons or more)	1 per 500 SF
	Contractor construction yard or facility	1 per 333 SF GFA
	Gravel and mineral extraction and processing	See Schedule B
	Motor or railroad freight depot	1 per every 2,000 SF
Manufacturing and Production	Printing, fabrication plants, furniture store, warehousing	1 per 1,500 SF GFA
	Assembly, fabrication, manufacturing, and/or testing	See Schedule B
	Brewery, bottling plant	1 per 1,500 SF GFA
	Data processing	1 per 333 SF GFA
	Food processing plant	
Storage and Warehousing	Indoor manufacturing and industrial uses, contractors offices, business services	1 per 1,500 SF GFA
	Microbrewery, distillery, and/or tasting room	1 space per 150 SFGFA
	Outdoor storage	See Schedule B
	Storage facilities, storage and contractor yards and mini-storage facilities	See Schedule B
	<u>Self-storage (mini-storage) facilities</u>	<u>3 spaces + 1 per every 100 units</u>
Waste and Salvage	Shipping, receiving, and distribution facility	1 per every 1,000 SF
	Warehousing	1 per every 2,500 SF
	Automotive salvage yard	See Schedule B
Utilities	Construction waste recycling and compacting facility	See Schedule B
	Recycling of metals, paper, plastic, or automotive oil	See Schedule B
	Radio or television tower	See Schedule C
	Solar energy device, primary use	See Schedule C
	Substation, receiving station, or switching station	See Schedule C
	Water and wastewater treatment facility	See Schedule C
	Water reservoir	See Schedule C
Water storage tank	See Schedule C	