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BY: WLS

RESOLUTION NO. 219 -2013

A RESOLUTION INITIATING VARIOUS ZONING ORDINANCE TEXT AMENDMENTS TO ALLOW GREATER FLEXIBILITY TO THE USE OF MOBILE FOOD UNIT VENDORS AS ACCESSORY USES IN THE WHOLESALE AND WAREHOUSE BUSINESS (B-4) ZONE; INDUSTRIAL (I-1 AND I-2) ZONES; AND THE ECONOMIC DEVELOPMENT (ED) ZONE.

BE IT RESOLVED BY THE COUNCIL OF THE LEXINGTON-FAYETTE URBAN COUNTY GOVERNMENT:

Section 1 - That Zoning Ordinance text amendments to allow greater flexibility to the use of mobile food unit vendors as accessory uses in the Wholesale and Warehouse Business (B-4) Zone; Industrial (I-1 and I-2) Zones; and the Economic Development (ED) Zone are hereby initiated for Planning Commission consideration and recommendation.

Section 2 - That draft proposed text amendments are attached hereto and incorporated herein as an exhibit to this resolution.

Section 3 - That this Resolution shall become effective on the date of its passage.

PASSED URBAN COUNTY COUNCIL: May 2, 2013

MAYOR Jim Gray

ATTEST:
Swan Lamb
CLERK OF URBAN COUNTY COUNCIL

POSSIBLE ZONING ORDINANCE TEXT AMENDMENTS FOR MOBILE FOOD UNIT VENDORS AS ACCESSORY USES IN B-4, I-1 and I-2 ZONING CATEGORIES

The following changes to the Zoning Ordinance would expressly allow greater flexibility to the use of mobile food unit vendors as accessory uses in the B-4, I-1, I-2, P-2, and ED zoning categories. A principal use would be required to be the primary use of the site. The streamlined permitting process and its associated requirements recently enacted by Council would apply to permits requested under these proposed changes.

NOTE: Proposed new text shown underlined.

8-21 WHOLESALE AND WAREHOUSE BUSINESS (B-4) ZONE

ADD A NEW ACCESSORY USE #9:

8-21(c) Accessory Uses (Uses and structures which are customarily accessory, clearly incidental and subordinate to permitted uses.)

9. Facilities for serving food only for employees and visitors; having no direct access to the exterior, and having no signs visible from the exterior of the building. Mobile food unit vendors may also serve this purpose, and be parked outside of a building to serve employees and visitors, provided that the requirements of Ordinance #17-2013 are met.

8-22 LIGHT INDUSTRIAL (I-1) ZONE

MODIFY ACCESSORY USE #4 (Note: This change would automatically also carry over to the Heavy Industrial (I-2) zone and the Office, Industry and research Park (P-2) zone)

8-22(c) Accessory Uses (Uses and structures which are customarily accessory, clearly incidental and subordinate to permitted uses.)

4. Facilities for serving food only for employees and visitors; having no direct access to the exterior, and having no signs visible from the exterior of the building. Mobile food unit vendors may also serve this purpose, and be parked outside of a building to serve employees and visitors, provided that the requirements of Ordinance #17-2013 are met.

23A10 ECONOMIC DEVELOPMENT (ED) ZONE (Expansion Area)

MODIFY ACCESSORY USES, Adding #13 under 23A(10)(c)

13. For premises not permitted under 23A(10)(c)(12) above, facilities for serving food only for employees and visitors; having no direct access to the exterior, and having no signs visible from the exterior of the building. Mobile food unit vendors may also serve this purpose, and be parked outside of a building to serve employees and visitors, provided that the requirements of Ordinance #17-2013 are met.