

CITY OF SALISUBURY, MISSOURI

BILL NO: 24-04-01

ORDINANCE NO: 24-04-01

AN ORDINANCE REPEALING SECTION 405.500 OF THE SALISBURY CITY CODE AND ADOPTING NEW SECTION 405.500 IN ITS PLACE; TIME WHEN ORDINANCE SHALL TAKE EFFECT.

WHEREAS, after properly noticed public hearing on the matter, the Planning and Zoning Commission has recommended to the Board of Aldermen that Section 405.500 be amended to add as a permitted use of real estate within the area zoned Highway Service District retail storage such as storage lockers, indoor storage, and self-storage.

NOW THEREFORE, BE IT ORDAINED by the Board of Aldermen of the City of Salisbury, Missouri as follows:

Section 1: Section 405.500 of the City Code of the City of Salisbury, Missouri is hereby repealed in its entirety.

Section 2: Section 405.500 of the City Code of the City of Salisbury, Missouri, a copy of which is attached hereto and incorporated herein by reference, is hereby approved and adopted in its place.

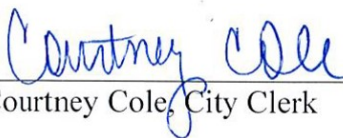
Section 3: This ordinance shall be in full force and effect from and after its passage and approval.

READ TWO TIMES, PASSED AND APPROVED this 11th day of April, 2024.



Steve Kacvinsky, MAYOR

Attest:



Courtney Cole, City Clerk

THIS ORDINANCE APPROVED BY THE MAYOR ON THE 11th **DAY OF APRIL** 2024.



Steve Kacvinsky, MAYOR

Attest:



Courtney Cole, City Clerk

Section 405.500 Use Regulations.

A. Within a C-S Highway Service District, the following uses are permitted:

1. Animal hospitals.

2. Automobile and truck sales and service, providing that no inoperable vehicle is stored more than seventy-two (72) hours unless within an enclosed building or within an area screened by a solid fence at least eight (8) feet in height and parts or materials kept outside are within an area screened by a solid fence at least eight (8) feet in height.

3. Retail automotive accessory stores.

4. Banks and other savings and lending institutions.

5. Boat sales, service and rental, providing that no inoperable boat is stored more than seventy-two (72) hours unless within an enclosed building or within an area screened by a solid fence at least eight (8) feet in height and parts or materials kept outside are within an area screened by a solid fence.

6. Bowling alleys.

7. Car washes.

8. Churches.

9. Construction equipment rental and sales.

10. Dance halls.

11. Electric and telephone substations.

12. Food stores.

13. Gift and souvenir shops.

14. Gymnasiums.

15. Hotels and motels, including accessory service uses, such as newsstands, messenger and telegraph stations, swimming pools, flower and gift shops.

16. Indoor theaters.

17. Lumber and building materials sales yards.

18. Mobile home sales and service.

19. Mortuary.

20. Motorcycle sales, service, and rental, providing that no inoperable motorcycle is stored more than seventy-two (72) hours unless within an enclosed building or within an area screened by a solid fence at least eight (8) feet in height and parts or materials kept outside are within an area screened by a solid fence at least eight (8) feet in height.

21. Nursery and garden stores.

22. Package liquor stores.

23. Pool halls.

24. Professional offices.

25. Restaurants and tea rooms, including drive-in establishments.

26. Retail storage facilities, including but not limited to storage lockers, indoor storage facilities, and self-storage facilities.

27. Service stations or filling stations, providing that no vehicle is stored outside on the property for more than seventy-two (72) continuous hours and that parts or materials stored outside are screened by a solid fence at least eight (8) feet in height, and provided all storage tanks for gasoline shall be below the surface of the ground and that no opening for the filling or emptying of such gasoline storage tanks shall be permitted within fifty (50) feet of any boundary line of a residential district when such boundary line is within the same block.

28. Sporting goods stores.

29. Stores, shops and retail trade.

30. Taverns.

31. Tire sales and service, providing that all materials and supplies are stored or kept within a solid fence at least eight (8) feet in height.

32. Tractor sales and service, also including other equipment or implements normally associated with agricultural production, providing that no inoperable piece of equipment is stored more than seventy-two (72) hours unless within an enclosed building or within an area screened by a solid fence at least eight (8) feet in height and parts or materials kept outside are within an area screened by a solid fence at least eight (8) feet in height.

33. The Board of Zoning Appeals may, by special use permit, authorize the following exceptions subject to such conditions as the Board deems necessary, to include, but not limited to, proper setbacks, landscaping, screening, fencing, maintenance provisions, and other similar requirements:

a. Governmental buildings.

b. Outdoor amusement establishments, such as amusement parks, permanent carnival and kiddie parks, miniature golf and pitch and putt courses, driving ranges and other similar establishments.

c. Drive-in theaters.

d. Campgrounds, subject to the following regulations:

(1) Campgrounds shall be utilized only for the accommodations of camping trailers, tents, and other similar camping vehicles, and under no circumstances shall campgrounds be utilized for the occupancy of mobile homes.

(2) The tract to be used for campgrounds shall not be less than two (2) acres in area.