

ORDINANCE # 1016

AN ORDINANCE APPROVING A SPECIAL USE TO ESTABLISH A TIRE SHOP WITH LIGHT MECHANIC WORK IN THE R-1 DISTRICT ON CERTAIN PROPERTY LOCATED IN THE CITY OF ST. JOHN, KANSAS, UNDER THE AUTHORITY GRANTED BY THE ZONING REGULATIONS OF THE CITY.

BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF ST. JOHN, KANSAS:

Section 1. Having received a recommendation from the St. John City Planning Commission on Case No. BZA-SU-2012-1, and proper notice having been given and hearing held as provided by law and under authority and subject to the provisions of the Zoning Regulations of the City as originally approved by Ordinance #1015, a special use is hereby approved to establish a tire shop with light mechanic work in the R-1 District.

Legal description: description Lots Twelve (12) through Seventeen (17) and north half of lot Eighteen (18), in Block Three (3), Blackwelders Addition to the City of St. John, Kansas. General location: 109 Grandview.

Such special use is subject to the following conditions:

1. FENCE: A six foot chain link fence with solid slats installed for the purpose of concealing from view the area behind the fence. Nothing may be stacked or stored in excess of the overall height of the fence.
2. HOURS OF BUSINESS: Monday through Saturday from 7:00 AM to 7:00 PM. Sunday business can only be done inside the building.
3. OUTSIDE STORAGE: no outside storage is allowed except for the designated fenced in area.
4. NOISE: There shall be no emission of noise which shall be detectable as a nuisance beyond the lot line.
5. KDHE Regulations: All tires will be handled per KDHE regulations.
6. PARKING: Parking area will be rock and work area will be concrete.
7. SIGNAGE: A 4' X 8' business sign will be attached to the building.
8. A maximum of two units will be allowed to remain on premise for a maximum of 48 hours per unit.

Section 2. This Ordinance shall take effect and be in force from and after its passage, approval and publication once in the official city newspaper.

PASSED BY THE GOVERNING BODY ON January 22nd, 2013.

APPROVED BY THE MAYOR ON January 22nd, 2013.