

Town of Bowling Green
Town Council Meeting



Date: October 5, 2017
Agenda Item: Minor Events Zoning Text Amendment

TYPE OF AGENDA ITEM:

- CONSENT AGENDA
- PRESENTATION
- ACTION ITEM
- TOWN MANAGER & STAFF COMMENTS
- PUBLIC HEARING
 - Duly Advertised

PURPOSE OF ITEM:

- INFORMATION ONLY
- DISCUSSION ONLY
- DISCUSSION AND/OR DECISION
 - Introduction Resolution
 - Ordinance Grant/MOU
 - By Motion Bylaws
 - Certificate

PRESENTER: Reese Peck

PRESENTER TITLE: Town Manager

AGENDA ITEM: Consent Calendar (H)

BACKGROUND / SUMMARY: The Town of Bowling Green received complaints regarding weddings taking place at Magnolia Morning Wedding Venue located at 115 E Broaddus Avenue in Bowling Green. Currently the Property is in violation of Section 3-114 of the Bowling Green Town Code because Minor Event Facilities are prohibited in the R-1 Residential Zoning District. Since the owners are not able to bring the property into compliance until a text amendment is made to the Town Code to allow Minor Events Facilities as a special use in an R-1 District and a special use permit for the property is granted, the Town enter into a Compliance Agreement that requires the owners to seek the proposed text amendment.

ATTACHMENTS:

Zoning ordinance amendment text.

REQUESTED ACTION:

Refer to Planning Commission for public hearing and recommendation.

FOR MORE INFORMATION, CONTACT:

Phone #: 804-633-6212

Email: Townmanager@townofbowlinggreen.com

Name:

Reese Peck

FOR USE DURING MEETING

Y	N		Y	N
<input type="checkbox"/>	<input type="checkbox"/>	Coleman	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	Davis	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	Gaines	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	Hauser	<input type="checkbox"/>	<input type="checkbox"/>

VOTE:

PASS

NOT PASSED

McDearmon
Wright
Rowe
Satterwhite

Proposed Code Amendment to permit "Minor Event Facilities" by Special Use Permit
In Residential Zoning Districts

Section 3-177 - Add Subsection (d)

(d) Minor Event Facility

(1) A Minor Event Facility shall be defined as a location which is being offered for hire to anyone for use to conduct any type of private event not open to the public at which no more than forty (40) people will be in attendance. Capacity of the facility shall not exceed Building and Fire Code Requirements.

(2) No event conducted at a Minor Event Facility shall be open to the public. Such events are specifically for invited guests only.

(3) All applicable licenses shall be obtained and publically displayed onsite for activities conducted on the site.

(4) In order to provide the Town Council and Planning Commission with adequate information to evaluate each proposal, and to indicate that the proposed Minor Event Facility will have minimal impact on any adjoining residential property, there shall be submitted with each application, at a minimum, information concerning hours of operation, character and duration of typical events, parking requirements for the facility, frequency of potential events, adequacy of proposed restroom facilities, how trash will be stored and collected, and such other information as the Council and Planning Commission may deem necessary for appropriate review of each application.

(5) Special Use Permits issued for Minor Event Facilities shall meet all requirements of Town Code Section 3-176.

(6) A Generalized Development Plan shall be required showing existing and proposed physical facilities and structures on the property and associated properties in sufficient detail to show how requirements of the Zoning Ordinance will be met. As part of the Generalized Development Plan, the applicant shall present a parking layout and plan that shows that the needs of the Event Facility will be met without adversely affecting the surrounding residential area.

Add "Minor Event Facilities as noted in Section 3-177(d)" as the following sections:

Section 3-116(a)(6) – adds by Special Use Permit in R-1 District

Section 3-121(a)(5) – adds by Special Use Permit in R-2 District

Section 3-126(a)(5) – adds by Special Use Permit in R-3 District

Section 3-131(a)(2) – adds by Special Use Permit in Planned Unit Development District