

PROPOSED LANGUAGE FOR ORDINANCE RELATED TO STORAGE CONTAINERS AND THEIR USAGE

DEFINITION CHANGES

Building, Accessory: A subordinate, detached building which generally has been constructed as a permanent structure, which is clearly incidental to, and customarily found in connection with, the principal structure to which it is related, and which is located on the same lot as the principal structure. Shipping/Cargo containers, railroad cars, truck vans, converted mobile homes, trailers, recreational vehicles, bus bodies, vehicles and similar prefabricated items and structures originally built for purposes other than primary use as a dedicated accessory storage building are not accessory buildings.

Shipping/Cargo Container (hereinafter referred to as "Shipping Container: Any container designed and constructed for transporting and storing freight such as stackable intermodal ocean cargo containers, or which in appearance are substantially similar to such containers.

Temporary or Portable Storage Container (hereinafter referred to as "Temporary Storage Container"): A portable or moveable, weather-resistant receptacle designed and used for the storage or shipment of household goods, wares and valuables (typically known as PODS, MODS, etc.), and which are leased on a short-term basis for temporary storage purposes. The term "Temporary Storage Container" is not meant to include "Shipping Container".

NOTE: 902.13. Miscellaneous Requirements might be the best place to put the following ordinance addition.

902.13.4. Shipping Containers: Shipping Containers shall not be permitted for any purpose in the Town of Presque Isle other than under exceptions and conditional use provisions highlighted in Section 902.13.4.1 below.

902.13.4.1 Exceptions: Active Commercial businesses and/or enterprises located in a General Business, All Purpose, or Forestry District, excluding any such districts within the original plat of the Village of Winegar, and with a demonstrative business case for the need to maintain Shipping Container(s) on their property may, after review of the related business case by the Zoning Administrator and approval by the Zoning Committee, obtain a Conditional Use Permit. Any Conditional Use Permit issued will include specific use, lot location, total number and esthetic maintenance requirements for approved Shipping Containers and require periodic/annual reviews by the Zoning Administrator and Zoning Committee along with payment of related permitting fees.

902.13.5. Temporary Storage Containers: The use of Temporary Storage Containers is allowed in all zoning districts after obtaining a permit from Town. For instances other than construction under building permit, a Temporary Container shall not remain on a property in excess of sixty consecutive days and shall not be placed at any one property in excess of sixty days in a twelve-

month period. Placement of the Temporary Storage Containers must adhere to established setback requirements. An extension to the time limit for placement of a Temporary Storage Container may be granted provided that such extension shall not be more than thirty days and not more than 2 extensions shall be granted in any twelve-month period. Temporary Storage Containers can be permitted on properties for which a building permit has been issued. Regardless of the permitted time frame, such Temporary Storage Containers must be removed from the property **within** thirty calendar days of the final inspection pursuant to the building permit.

902.13.6. Other Prohibited Storage and Dwelling Structures: Other structures or prefabricated items, either permanently located on the ground or free standing, originally built for purposes other than primary use as dedicated accessory storage structures are prohibited from use as storage or dwelling structures in the Town of Presque Isle.