

TOWN OF BARGERSVILLE, INDIANA
ORDINANCE NO. 2004-7

AN ORDINANCE AMENDING SECTIONS IV AND V OF THE
ZONING ORDINANCE (ORDINANCE NO. 2003-7) OF BARGERSVILLE, INDIANA

WHEREAS, Zoning Proposal No. 2004-1, a proposal to amend the text of the Zoning Ordinance of the Town of Bargersville, Indiana (Ordinance No. 2003-7), was adopted by the Bargersville Town Council on August 10, 2004, and the Zoning Proposal was referred to the Bargersville Plan Commission, and;

WHEREAS, the Bargersville Plan Commission held a public hearing on the Zoning Proposal and recommended to the Bargersville Town Council that the text of the Zoning Ordinance of the Town be so amended, and;

WHEREAS, the Town Council has by majority vote accepted the recommendation of the Plan Commission;

NOW THEREFORE, BE IT ORDAINED by the Town Council of the Town of Bargersville, Indiana that:

1. The Bargersville Zoning Ordinance, (Ordinance No. 2003-7 of the Town of Bargersville) be and hereby is amended as follows:

A. Section IV – Authorized Uses, Table A, page 64-ii: Public or private school and trade/vocational school/college are added as a permitted use (“P”) in the following districts: A-1-F, R-R-F, R-1-F and R-3-F.

B. Section IV – Authorized Uses, Table A, page 64-ii: The parking class for public or private school and trade/vocational school/college is changed from parking class 19 to parking class 23.

C. Section IV – Authorized Uses, Table A, page 64-xii: Agriculture is added as a permitted use (“P”) in the following districts: A-1-F, R-R-F, R-1-F and R-3-F.

D. Section V – Development Standards, Table F, page 77: Parking class 23 is added to read as follows:

Day care or kindergarten	1 space per employee, plus 1 space per 6 students
Elementary school (including intermediate, middle and junior high school)	1 space per classroom, plus 1 space per 4 seats in auditorium and/or gymnasium areas, plus 1 space per 200 square feet of office area
High school	1 space per 6 students, based on projected maximum classroom capacity, plus 1 space per 4 seats in auditorium and/or gymnasium areas, plus 1 space per 200 square feet of office area

College or university	1 space per 4 students, based on projected maximum enrollment, plus 1 space per 4 seats in auditorium and/or gymnasium areas, plus 1 space per 200 square feet of office area.
Trade school, business school, or commuter college	1 space per 2 students, plus 1 space per 200 square feet of office area.

E. Section V – Development Standards, Section 5.2B, Setbacks, page 71: Paragraph 15 is added, as follows:

15. ELEMENTARY SCHOOL (INCLUDING INTERMEDIATE, MIDDLE AND JUNIOR HIGH SCHOOL), HIGH SCHOOL, COLLEGE OR UNIVERSITY, TRADE SCHOOL, BUSINESS SCHOOL, OR COMMUTER COLLEGE

The following regular setbacks are required, rather than those normally required in a given zoning district, when the use is for an elementary school, high school, college or university, or trade school, business school or commuter college:

- a. Minimum front yard setback (measured from street right-of-way):
50 feet if located on a principal arterial or minor arterial,
30 feet if located on a major collector or minor collector,
20 feet if located on a local street.
- b. Minimum side yard setback (measured from adjacent property line):
25 feet.
- c. Minimum rear yard setback (measured from rear property line):
25 feet.

In addition to the regular setbacks required above, the following additional setbacks (on front, side and rear sides) are required on the school property when the adjoining property is zoned:

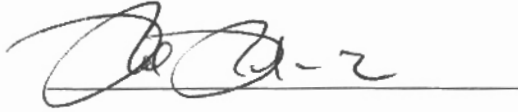
- A-1-F: 10 feet
- R-R-F, R-1-F and R-3-F: 20 feet.


Section 2. This ordinance shall be in full force and effect from and after to its passage and approval according to law.

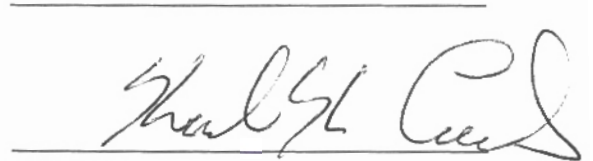
ADOPTED by the Town Council of the Town of Bargersville, Indiana this 12 day of October, 2004.

TOWN COUNCIL OF THE TOWN
OF BARGERSVILLE, INDIANA

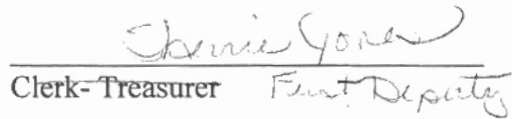

President







ATTEST:


Clerk-Treasurer First Deputy