

**AN ORDINANCE AMENDING THE OCEAN VIEW LAND USE AND
DEVELOPMENT CODE BY ADDING
WOODWORKING SHOPS AS SPECIAL EXCEPTIONS
IN GB-1 AND GB-2 GENERAL BUSINESS DISTRICTS**

WHEREAS, the Town Council has the power to adopt ordinances for the protection and preservation of town property and for securing the protection and promotion of health, safety, comfort, convenience, welfare and happiness of the residents of the town; and

WHEREAS, the Town Council is desirous of providing for the welfare and happiness of its residents by providing for woodworking shop regulations that govern these uses within the Town; and

WHEREAS, the Town Council of Ocean View is of the opinion that it promotes the health, safety, morals, beauty and good appearance of the Town to provide comprehensive regulations governing woodworking shops within the Town.

NOW, THEREFORE, BE IT ORDAINED AND ENACTED BY THE TOWN COUNCIL OF THE TOWN OF OCEAN VIEW:

Section 1. Amend Ocean View Code Chapter 140, Attachment, Permitted Uses and Structures, by adding to Other Uses woodworking shops as Special Exceptions in GB-1 and GB-2 General Business Districts.

Section 2. Amend Ocean View Code Chapter 140, Article VI, Additional Use and Dimensional Regulations, by adding the following new section:

§ 140-42.2. Woodworking shop. In addition to all other applicable standards of the zoning district, an establishment that meets the definition of a woodworking shop shall comply with the following:

- (1) The use shall be conducted within a completely enclosed building with no open storage of raw, in-process or finished material.

- (2) Open Storage—Supplies or waste may be stored in the open if screened from the street by landscaping, fences or walks provided that:
- (a) No open storage shall be permitted on any portion of the property abutting any residential district boundary.
 - (b) No open storage shall be permitted in the required front yard.
- (3) Distance From Residential Zones—The Board of Adjustment may require that any detached, accessory building or structure be located a greater distance from any residential district boundary than required elsewhere in this Land Use and Development Code.
- (4) Loading Operations
- (a) No loading operations shall be conducted on any portion of the property abutting any residential district boundary.
 - (b) No loading operations shall be conducted in the required front yard.
 - (c) Service drives or other access shall be provided for off-street loading and in such a way that, in the process of loading or unloading, no truck or other type of vehicle will block the passage of other vehicles on the service drive or extend into any other public or private drive or street used for traffic circulation.
- (5) All fencing shall comply with other applicable sections of this Land Use and Development Code, have a uniform and durable character, and shall be properly maintained.
- (6) Hours of Operation—Hours of operation shall be limited as follows:
- (a) Weekdays between the hours of 7:00 a.m. and 7:00 p.m.
 - (b) Saturdays between the hours of 8:00 a.m. and 7:00 p.m.
 - (c) Sundays
 - [1] Woodworking operations are prohibited. Woodworking operations include activities that involve the use of machinery.
 - [2] The sale of items is permitted.
- (7) Revisions, Modifications, Changes, Additions to Approved Application—Any revisions, modifications, changes, additions to an application shall be approved by

the Board of Adjustment and shall be subject to all applicable sections of this Land Use and Development Code.

Section 3. Amend Ocean View Code Chapter 140, Article XXI, Definitions, by adding to § 140-152 Terms Defined, the following:

WOODWORKING SHOP - A facility where products are fabricated from wood, including but not limited to furniture, baskets, boxes, barrels. Such facility may also offer these products for sale.

Section 5. This ordinance shall become effective upon its adoption by a majority of the members of the Town Council present and voting.

TOWN OF OCEAN VIEW

By: _____
Mayor

Adopted: 9/12/2017

Attest: _____
Town Clerk

Synopsis

This ordinance adds Woodworking shops, with standards, as permitted uses in the GB-1 and GB-2 General Business Districts.