

ORDINANCE NO. 2015-001

AN ORDINANCE OF THE CITY OF IRENE, SD, AMENDING THE 2013 REVISED ZONING ORDINANCE OF THE CITY OF IRENE, SD, BY AMENDING CHAPTER 10, ADDITIONAL USE REGULATIONS.

BE IT ORDAINED BY THE CITY OF IRENE, SD:

Section 1. That Section 10.03, of the 2013 Revised Zoning Ordinance of the City of Irene, SD, is hereby amended to read as follows:

10.03 Accessory Uses and Buildings

A. In General.

1. No accessory structure or use shall be constructed or developed on a lot prior to construction of the principal building.
2. Any structure placed within an easement reserved by or granted to the City that impedes the access or intended use of that easement may be removed by the City or the City's representative at the owner's expense.
3. Accessory buildings may not be used for dwelling purposes.

B. Accessory Buildings:

1. Except in any Agricultural District, no accessory buildings shall be erected or located within any required front yard or side yard.
2. Except in any Agricultural District, accessory buildings, including, but not limited to garages, shall not exceed twenty (20) feet in height as measured from the mean ground level to the highest point of the roof, and shall be five feet or more from all property lines.
3. Only two accessory buildings shall be permitted per lot.
4. No individual accessory building shall exceed a maximum of 1000 square feet or 30% of the rear yard, whichever is less, unless permitted by the terms of a variance.
5. If two detached buildings are constructed, one must be no larger than 150 square feet.
6. The roofing and siding materials of accessory buildings larger than 150 square feet must be the same or substantially similar to that of the principal structure.
7. Any accessory building which is entered directly from an alley shall not be closer than fifteen feet to the property line abutting the alley.


8. Accessory buildings not meeting these requirements shall be allowed only as a conditional use.

Adopted this 8th day of September, 2015.



Bryce Johnke, Mayor

ATTEST:



Casey Van Beek, Finance Officer

Seal

First Reading: August 10, 2015
Second Reading & Adoption: September 8, 2015
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