

---

---

## **Unified Zoning Ordinance Amendment #103-A SELF-STORAGE WAREHOUSES IN URBANIZED AREAS**

**Addendum  
May 12, 2022**

---

---

At its April 20, 2022 meeting, the Area Plan Commission moved to vote on proposed UZO Amendment # 130-a (April 2022), and denied it with a 2 yes-13 no vote. That version of the proposed self-storage ordinance amendment included language added by the Ordinance Committee, differing from the version – UZO Amendment # 130-a (January 2022) – recommended by APC staff and City of Lafayette staff.

The Area Plan Commission’s April recommendation was subsequently brought to the six legislative bodies served by the APC. As of this writing, the Lafayette City Council, the Battle Ground Town Council and the Tippecanoe County Commissioners all voted to amend the APC’s April recommendation, with each indicating a preference for UZO Amendment # 130-a (January 2022), which is the initial proposed ordinance language requested by the City of Lafayette and supported by APC staff. The Clarks Hill Town Council and the West Lafayette City Council both will vote on the matter at their respective June 6, 2022 meetings. The intentions of the Town of Dayton town council are not at this point known.

Per state code, the legislative bodies’ decisions to amend the Area Plan Commission recommendation shall send the matter back to the APC for further consideration at its May 18, 2022 meeting. Staff supports the legislative bodies’ decision to amend the APC recommendation, and calls for approval of the UZO Amendment # 130-a (January 2022) language.

**STAFF RECOMMENDATION:**  
Approval

**ORDINANCE NO. \_\_\_\_\_**

**AN ORDINANCE AMENDING CHAPTERS 3 & 5  
OF ORDINANCE NO. \_\_\_\_\_  
BEING THE UNIFIED ZONING ORDINANCE  
OF TIPPECANOE COUNTY.**

**Be it ordained** by the (County Commissioners of Tippecanoe County, Indiana; the Common Council of the City of Lafayette, Indiana; the Common Council of the City of West Lafayette, Indiana; the Town Council of the Town of Battle Ground, Indiana; the Town Council of the Town of Dayton, Indiana; and the Town Council of Clarks Hill, Indiana), that Ordinance No. \_\_\_\_\_, being the Unified Zoning Ordinance of Tippecanoe County is hereby amended as follows:

**Section 1:** Change **UZO Section 3-2 Permitted Use Table** by adding the following footnote to SIC 4225 “Self-storage Warehouse Business”:

Footnote 72: Proposed ***self-storage warehouse businesses*** located in a zone where they are permitted by right, but on property within an urbanized, sewerred area as shown in Appendix A, shall be required to obtain a special exception.

This ordinance shall be in full force and effect from and after its passage.

**ORDINANCE NO. \_\_\_\_\_**

**AN ORDINANCE AMENDING CHAPTERS 3 & 5  
OF ORDINANCE NO. \_\_\_\_\_  
BEING THE UNIFIED ZONING ORDINANCE  
OF TIPPECANOE COUNTY.**

**Be it ordained** by the (County Commissioners of Tippecanoe County, Indiana; the Common Council of the City of Lafayette, Indiana; the Common Council of the City of West Lafayette, Indiana; the Town Council of the Town of Battle Ground, Indiana; the Town Council of the Town of Dayton, Indiana; and the Town Council of Clarks Hill, Indiana), that Ordinance No. \_\_\_\_\_, being the Unified Zoning Ordinance of Tippecanoe County is hereby amended as follows:

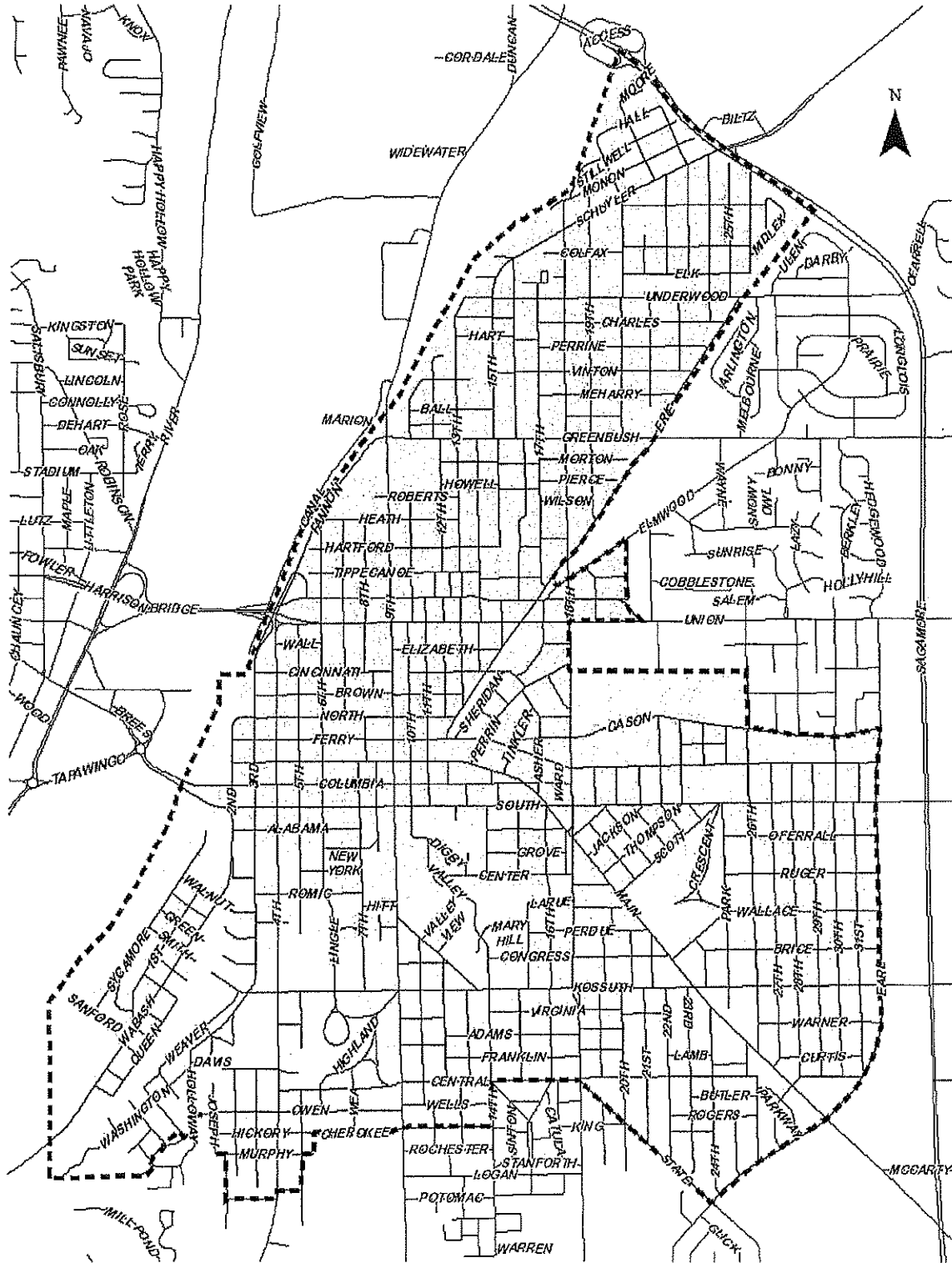
**Section 1:** Change **UZO Section 3-2 Permitted Use Table** by adding the following footnote to SIC 4225 “Self-storage Warehouse Business”:

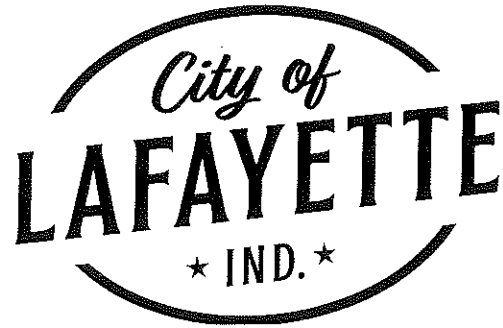
Footnote 72: Proposed ***self-storage warehouse businesses*** located in a zone where they are permitted by right, but on property within an urbanized, sewerred area as shown in Appendix A, shall be required to obtain a special exception, except for those businesses that have already received an ***Improvement Location Permit*** at the time of the adoption of this amendment which will continue to operate in a “by right” status but would not be allowed to further expand the use without first obtaining a special exception.

This ordinance shall be in full force and effect from and after its passage.

A-1 LAFAYETTE: URBANIZED, SEWERED AREA

(Amend 71)





CINDY MURRAY, CITY CLERK

May 3, 2022

Area Plan Commission of Tippecanoe County, Indiana  
20 N. 3<sup>rd</sup> St  
Lafayette, IN 47901

Re: UZO Amendment #103-a Self-Storage Warehouses in Urbanized Areas

Dear Area Plan Commission Members:

As City Clerk, I do hereby certify that on May 2, 2022, the Lafayette City Council voted to amend UZO Amendment 103-a (April 2022) which was inadvisably modified by the APC Ordinance Committee at their April 2022 meeting. The City Council voted to amend the language to reflect amendment language originally sought by the City of Lafayette and APC Staff.

A handwritten signature in cursive script that reads "Cindy Murray".

Cindy Murray  
City Clerk

