

AGENDA
Zoning and Building Committee Meeting
Thursday, July 17th, 2025
8:30 pm, at Village Hall

Call The Meeting To Order

Roll Call

Introduction of Visitors

Public Comment

Discussion on revising the Ordinance Codes listed below.

1. Discussion on revising 151.020 ~~OWNER OCCUPIED.~~

~~(A) All mobile housing units, including, but not limited to, immobilized mobile homes, and mobile homes shall be used and occupied by the owner or his or her immediate family as a residence.~~

~~(B) If the unit is not located in a licensed mobile home park, then the lot should be owned by the owner occupant of the mobile home.~~

~~(Prior Code, 23-1-6)~~

2. Discussion on revision 154.081 SPECIAL RESTRICTIONS. In the SR-1 District, only one principal building shall be situated on any one lot. ~~No manufactured home, immobilized manufactured home or manufactured home shall be brought into or placed anywhere in the SR-1 District unless it is a replacement unit and a special use permit has been granted by the Board of Trustees.~~

3. Discussion on revising 154.084 SPECIAL USES. The following special uses may be allowed by special use permit in accordance with § 154.395 in the SR-1 District:

(A) Churches and related religious facilities;

(B) Community solar gardens;

(C) Home occupations, but only in conformity with the requirements of § 154.193;

~~(D) Manufactured homes on permanent foundation;~~

~~(E) Prefabricated dwellings (see § 154.007(B));~~

(F) Schools; and

(G) Utility substations.

(H) **Immobilized manufactured homes of double wide construction**

4. Discussion on revising 154.083 PERMITTED USES. The following uses shall be permitted in the SR-1 Single-Family Residential District:

- (A) Agriculture, as defined in § 154.007(B), excluding the raising of dairy livestock, poultry, and/or animal husbandry (see § 154.007(B) also);
- (B) Government uses;
- (C) Single-family dwellings, conventionally constructed;
- (D) Solar ground- and roof-mount; and
- (E) Accessory uses in accordance with § 154.031.

(F) Manufactured homes on permanent foundation;

(G) Prefabricated dwellings (see § 154.007 (B));

(Prior Code, § 40-4-10) (Ord. 2018-10, passed 8-6-2018)

5. Discussion on revising 154.098 SPECIAL USES. The following uses may be allowed in the SR-2 District by special use permit in accordance with § 154.395, to-wit:

- (A) Churches and related religious facilities;
- (B) Community solar gardens;
- (C) Home occupations, but only in conformity with the requirements of § 154.193;
- (D) Manufactured homes (see § 154.007 (B));
- (E) ~~Modular homes (see § 154.007 (B));~~
- (F) ~~Prefabricated homes;~~
- (G) Schools; and
- (H) Utility substations.

6. Discussion on revising 154.202 STORAGE CONTAINERS. It shall be unlawful to locate in the village an accessory use known as a storage container consisting of either a railroad or train car, a truck body or shell or a truck trailer, licensed, or unlicensed, on any lot in the village, unless the lot is in a zoned commercial or industrial district.

Motion to Adjourn