

ORDINANCE 87-50  
To Amend the Chapters 20.05, 20.07, and  
20.08 of Title 20 of the Bloomington Municipal Code.

WHEREAS, the Bloomington Plan Commission has considered and recommended that the Bloomington Municipal Code be changed:

NOW, THEREFORE, BE IT HEREBY ORDAINED BY THE COMMON COUNCIL OF THE CITY OF BLOOMINGTON, MONROE COUNTY, INDIANA THAT:

SECTION I. Section 20.05.04.00, Industrial Zones be amended to add 20.05.04.04 as follows:

20.05.04.04 MP- Industrial Park district. The industrial park district is established to provide areas in which the use of land is limited to light manufacturing, warehousing, wholesaling, storage, and corporate offices. The MP district is intended to accomodate these activities in areas where the retail and commercial trade activities of the ML zone may be inappropriate, and where surrounding land use indicates a need for more stringent use, setback, and landscaping constraints than the MG zone.

SECTION II. Section 20.08.03.00, Height, bulk and density table, be amended to add a line of requirements for the MP zone as follows:

Zone	LOT AREA PER DU				YARD REQUIREMENT							SETBACK FROM CENTERLINE (16)						SETBACK FROM ROW LINE					
	Min. Lot Area	1st DU	Addn. Apt.	Addn. Town House	Max. Ht.	Min. Width Lot	Side Least	Yard Comb.	Rear	Additional Side Yard Each Story Over One	Max. Lot Coverage	Useable Open Space Per DU	FAR	Principal Arterial (6) Prkg. Bldg.	Secondary Arterial (6) Prkg. Bldg.	Principal Collector (6) Prkg. Bldg.	Secondary Collector (6) Prkg. Bldg.	Local (6) Prkg. Bldg.					
MP	None	X	X	X	45'	60'	15' (19)	30' (19)	30' (11) (21)	4'	60%	X	1.5	60	75 (20) (21)	50	65 (21)	45	60 (21)	40	55 (21)	10	25 (21)

SECTION III. Section 20.03.04.00, Special conditions for bulk, density, height, area, and aesthetic requirements, be amended to add footnote (19), (20) and (21) as follows:

(19) Any main or accessory building shall not be located closer than one hundred feet to any residentially zoned property. At least fifty feet directly adjacent to residential property shall be a landscaped buffer. Landscaping shall be arranged to provide an effective screen. In addition to the required landscaping of setbacks, outdoor storage of equipment or materials shall be effectively screened from view from all adjacent residential properties by landscaping or a solid wood or masonry fence. This requirement is separate from and in addition to the standard landscaping requirements.

(20) Highway rights-of-way in excess of 100 feet require a minimum of 25 feet setback from the property line.

(21) An additional front, side and rear setback is required for buildings with eave height in excess of 14 feet; as follows: 4 feet additional for each 10 feet height or increment thereof.

SECTION IV. Section 20.07.04.00, Land use regulations, be amended to add a column MP as follows:

USES PERMITTED	CLASS OF USE	CLASS OF USE		
		ME	MG	MP
20.07.05.00 BUSINESS				
B. COMMERCIAL TRADE				
1. Appliance Repair (Small)	D	O		
2. Auto Repairs		12		
3. Auto Storage Yards		S	S	
4. Banks (Main)				
5. Banks (Branch)		O		
6. Bars or Taverns	F			
7. Business Service	E	O		O
8. Business and Prof. Office		O		23
9. Bus Terminal (Passenger)				
10. Candy, Confectionary		O		
11. Eating, Drinking (Rest.)	F	O		
12. Furniture Repair	D	O		
13. Funeral Service				
14. Gasoline Service Station		O		
15. Hotel/Motel				
16. Laundry and Dry Cleaning	F	O	O	
17. Personal Service	E	O		
18. Printing (Job, Service)	E			
19. Radio and TV Stations				
20. Recreation		O		
21. Schools (Trade & Business)		O		O
22. Toot Stands		O		
23. Telephone Exchanges				
24. Theaters (Not Drive-In)				
25. Tire Recapping		S	S	
26. Veterinary Service/Dog Kennel				
27. Auto Parking				
28. Gun Club/Skeet Range	D			
29. Theaters, Drive-In	O	S	S	
30. Building Trades Shop		O	O	O
31. Warehouses		O	O	O
32. Warehouses (Mini)		O	O	

USES PERMITTED	CLASS OF USE	CLASS OF USE		
		ME	MG	MP
C. COMMERCIAL, WHOLESALE				
1. Building Material		O	O	24
2. Farm Products		O	O	24
3. Farm Supplies		O	O	24
4. Food Products		O	O	O
5. Household Goods		O	O	O

USES PERMITTED	CLASS OF USE	CLASS OF USE		
		ME	MG	MP
20.07.06.00 INDUSTRIAL				
A. MANUFACTURING/PROCESSING				
1. Apparel	G	O	O	O
2. Bakery, Dairy Products, Confectionary	H	O	O	O
3. Beverage, Bottling		O	O	O
4. Chemicals and Chemical Products	H	16	O	O
5. Clock, Scientific Instr.	G	O	O	O
6. Drugs and Pharmaceuticals	G		O	O
7. Electronic Equipment	G		O	O
8. Furniture	H	17	O	O
9. Grain Mills	H		O	
10. Machinery, Tool and Die	H		O	25
11. Meat, Poultry, Seafood		18	18	18
12. Medical Equipment				O
13. Metal Fabrication	H		O	25
14. Millwork, Veneer, Sawmills	H		O	
15. Musical Instruments	G	O	O	O
16. Paper Products	H	O	O	O
17. Paving and Concrete Block			O	
18. Printing/Newspapers	G	O	O	O
19. Research Laboratories	G	O	O	O
20. Service and Distribution Uses (i.g. 20.11.12.02)				
21. Misc. small products				O
22. Sporting goods, Toys, Novelties				O

USES PERMITTED	CLASS OF USE	CLASS OF USE		
		ME	MG	MP
B. INDUSTRIAL, NON-PROCESSING				
1. Junk Yards				S
2. Mining and Mineral Extraction				
3. Motor and Bus Terminals		O	O	
4. Railroad Yards			O	
5. Warehouse, Storage		O	O	O

- (23) Corporate only; consumer-oriented offices prohibited.
- (24) All activities and storage must be conducted within a fully enclosed building.
- (25) Proposed facility shall be reviewed by Plan Commission and may be permitted only if its impacts are found to be consistent with those of other uses permitted in the MP district.

SECTION V. Section 20.18.05.01, Screening of Outdoor Storage, be added to read as follows:

Within the Manufacturing Park (MP) zone landscaping of outdoor storage of materials and equipment will be required in addition to required landscaping of setbacks. Outdoor storage must be effectively screened from view from streets and adjacent property.

SECTION VI. Severability. If any section, sentence or provision of this ordinance or the application thereof to any person or circumstance shall be declared invalid, such invalidity shall not affect any of the other parts of this ordinance which can be given effect without the invalid part, and to this end the provisions of this chapter are declared to be severable.

SECTION VII. This ordinance shall be in full force and effect from and after its passage by the Common Council and approval by the Mayor.

PASSED and ADOPTED by the Common Council of the City of Bloomington, Monroe County, Indiana, upon this \_\_\_\_\_ day of \_\_\_\_\_, 1987.

\_\_\_\_\_  
TIMOTHY MAYER, President  
Bloomington Common Council

ATTEST:

\_\_\_\_\_  
PATRICIA WILLIAMS, City Clerk

PRESENTED by me to the Mayor of the City of Bloomington, Monroe County, Indiana, upon this \_\_\_\_\_ day of \_\_\_\_\_, 1987.

\_\_\_\_\_  
PATRICIA WILLIAMS, City Clerk

SIGNED and APPROVED by me upon this \_\_\_\_\_ day of \_\_\_\_\_, 1987.

\_\_\_\_\_  
TOMILEA ALLISON, Mayor  
City of Bloomington

\*\*\*ORDINANCE CERTIFICATION\*\*\*

In accordance with IC 18-7-4-508, I hereby certify that the attached Ordinance Number \_\_\_\_\_, is a true and complete copy of Plan Commission Case Number MP-47-87 which was given a recommendation of approval by a vote of 8 Ayes, 0 Nays, and 0 Abstentions by the Bloomington City Plan Commission at a public hearing held on October 19, 1987.

*Timothy A. Mueller*  
\_\_\_\_\_  
Planning Director  
Tim Mueller, Secretary  
Plan Commission

Date: 10/22/87

Received by the Common Council Office this \_\_\_\_\_ day of \_\_\_\_\_,

\_\_\_\_\_  
Patricia Williams, City Clerk

Appropriation Ordinance # \_\_\_\_\_ Fiscal Impact Statement # \_\_\_\_\_ Resolution # \_\_\_\_\_  
Ordinance

Type of Legislation:

Appropriation _____	End of Program _____	Penal Ordinance _____
Budget Transfer _____	New Program _____	Grant Approval _____
Salary Change _____	Bonding _____	Administrative Change _____
Zoning Change _____	Investments _____	Short-Term Borrowing _____
New Fees _____	Annexation _____	Other _____

\_\_\_\_\_  
Amend the Zoning Code

If the legislation directly affects City funds, the following must be completed by the City Controller:

Cause of Request:

Planned Expenditure \_\_\_\_\_ Emergency \_\_\_\_\_  
Unforeseen Need \_\_\_\_\_ Other \_\_\_\_\_

Funds Affected by Request:

Fund(s) Affected _____		
Fund Balance as of January 1 _____	\$ _____	\$ _____
Revenue to Date _____	_____	_____
Revenue Expected for Rest of year _____	_____	_____
Appropriations to Date _____	_____	_____
Unappropriated Balance _____	_____	_____
Effect of Proposed Legislation(+/-) _____	_____	_____
Projected Balance _____	\$ _____	\$ _____

Signature of Controller \_\_\_\_\_

Will the legislation have a major impact on existing City appropriations, fiscal liability or revenues? Yes \_\_\_\_\_ No X

If the legislation will not have a major fiscal impact, explain briefly the reason for your conclusion.

If the legislation will have a major fiscal impact, explain briefly what the effect on City costs and revenues will be and include factors which could lead to significant additional expenditures in the future. Be as specific as possible. (Continue on second sheet if necessary)

Agency submitting legislation \_\_\_\_\_ Planning Department

By Timothy Mueller Date 10/22/87