

CITY OF MARSHALL

ORDINANCE NO. 2023-0-08

AN ORDINANCE AMENDING APPENDIX A. ZONING.
ARTICLE XXI. SITE PLAN REVIEW. SECTION 21-6. SITE PLAN
REQUIREMENTS.

ADOPTED BY THE
CITY COUNCIL
OF THE
CITY OF MARSHALL

Published in pamphlet form by authority of the City of Marshall,
Clark County, Illinois, this 9 day of January, 2023.

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AN ORDINANCE AMENDING APPENDIX A. ZONING.
ARTICLE XXI. SITE PLAN REVIEW. SECTION 21-6. SITE PLAN
REQUIREMENTS.

BE IT ORDAINED by the City Council of the City of Marshall,
Illinois:

Section 1. That Appendix A. Zoning. Article XXI. Site Plan
Review. Section 21-6. Site Plan Requirements of the Code of
Ordinances, City of Marshall, Illinois is hereby amended to read
as follows, with strikeouts indicating deletions in text and
underscores indicating additions to text:

Section 21-6. Site plan requirements.

Submission requirements for ~~level 3 and level 4~~ site plan review
shall be as follows:

- (1) A legal description of the property, as it appears on the deed, and a full and complete disclosure of direct or indirect ownership. In the case of a land trust, all beneficiaries shall be disclosed. In addition, a current title and affidavit of ownership is required. If the owner's signature is not on the application, a letter stating the owner's consent for the filing is required.
- (2) A current site survey no more than one (1) year old.
- (3) A site plan drawn to scale, which shall indicate, at a minimum:
 - (a) Property lines.
 - (b) Acreage and proposed density.
 - (c) Zoning of the subject property and all surrounding properties.

- (d) Public rights-of-way, easements and utilities.
 - (e) Proposed and existing building footprints on the subject property and all surrounding properties, including dimensioned setbacks from property lines.
 - (f) Parking spaces locations, dimensions, and number of spaces.
 - (g) Paved surfaces, materials and locations(s).
 - (h) Landscape plan indicating existing and proposed landscape materials and proposed plant materials list.
 - (i) Details for screening, fencing, site lighting, and signs. Where site lighting is proposed, a photometric grid that indicates light intensity in footcandles across the site and at all property lines shall also be required.
- (4) Architectural elevations, drawn to scale and indicating building height.
 - (5) Any other supporting documents to indicate intentions.
 - (6) A nonrefundable fee of one hundred fifty dollars (\$150.00) to partially defray the expenses of administering the site plan review which shall be charged for each submission and collected by the zoning officer, who shall account for the same to the city.

Section 2. If any provision of this Ordinance, or application thereof, is held invalid by any Court, other provisions or applications of this Ordinance which can be given effect without the invalid provision or application shall not be affected, and to this end the provisions of this Ordinance are declared to be severable.

Section 3. That this Ordinance shall be published in pamphlet form and shall take effect ten (10) days after its passage, approval and publication in pamphlet form as provided by law.

<u>NAYS</u>	<u>ABSENT</u>	<u>AYES</u>	<u>NAYS</u>	<u>ABSENT</u>
		✓		
		✓		✓
		✓		
		✓		
		✓		
		✓		
		✓		

PASSED this 9 day of January, 2023.

APPROVED this 9 day of January, 2023.



 MAYOR

ATTESTED, filed in my office,
 and published in pamphlet form
 this 9 day of January, 2023.



 CITY CLERK

(SEAL)