

VILLAGE OF LITTLE CHUTE

ORDINANCE NO. 03, SERIES OF 2022

**AN ORDINANCE AMENDING THE ZONING CODE SECTION 44-464 OF THE VILLAGE OF LITTLE CHUTE
MUNICIPAL CODE.**

WHEREAS, the Plan Commission of the Village of Little Chute has recommended the following ordinance amendments; and,

WHEREAS, the required public hearing has been held before the Village Board of Trustees, Village of Little Chute; and,

WHEREAS, the Village Board of Trustees, Village of Little Chute, finds the following ordinance amendments to be in the public interest;

NOW, THEREFORE, the Village Board of Trustees, Village of Little Chute, do ordain as follows:

Section 1. That the Zoning Ordinance, Section 44-464 of the Municipal Code of the Village of Little Chute are hereby amended to read as follows:

Sec. 44-464. Site plan approval.

(a) Required for construction or other development. All applications for zoning permits for any construction, reconstruction, expansion or conversion, except for one- and two-family residences in residential districts, shall require site plan approval by a site plan review committee consisting of the village administrator, director of public works, Village Engineer and director of community development, in accordance with the requirements of this section.

(b) Application. The applicant for a zoning permit shall also submit a site plan and sufficient plans and specifications of proposed buildings, machinery and operations to enable the site plan review committee or its expert consultants to determine whether the proposed application meets all the requirements applicable thereto in this zoning chapter.

(c) Administration. The site plan review committee shall review the application and may refer the application and plans to any expert consultants selected by the committee to advise whether the application and plans meet the requirements applicable thereto in this section. Once the committee has convened and reviewed plans the committee shall authorize the zoning administrator to issue or refuse a zoning permit once all comments from the committee have been addressed to the satisfaction of the site plan review committee. After receipt of the application, the committee shall provide the applicant with direction or comments from the zoning administrator within 30 days. Approval or denial shall be communicated within a reasonable timeline based on the scope of the application

(d) Requirements. In acting on any site plan, the site plan review committee shall consider the following:

(1) The appropriateness of the site plan and buildings in relation to the physical

character of the site and the usage of adjoining land areas.

(2) The layout of the site with regard to entrances and exits to public streets; the arrangement and improvement of interior roadways; the location, adequacy and improvement of areas for parking and for loading and unloading and shall, in this connection, satisfy itself that the traffic pattern generated by the proposed construction or use shall be developed in a manner consistent with the safety of residents and the community, and the applicant shall so design the construction or use as to minimize any traffic hazard created thereby.

(3) The adequacy of the proposed water supply, drainage facilities and sanitary and waste disposal.

(4) The landscaping and appearance of the completed site. The site plan review committee may require that those portions of all front, rear and side yards not used for off-street parking shall be attractively planted with trees, shrubs, plants or grass lawns and that the site be effectively screened so as not to impair the value of adjacent properties nor impair the intent or purposes of this section.

(5) Follow Village Specs and Site Design Guidelines

(e) Effect on municipal services. Before granting any site approval, the site plan review committee may, besides obtaining advice from consultants, secure such advice as may be deemed necessary from the village engineer or other municipal officials, with special attention to the effect of such approval upon existing municipal services and utilities. Should additional facilities be needed, the site plan review committee shall forward its recommendations to the village board and shall not issue final approval until the village board has entered into an agreement with the applicant regarding the development of such facilities.

(f) Site plan review fees. All plans and applications filed with the site plan review committee shall be accompanied by payment of a required fee of \$500.00 to cover administrative costs involved for the first and a second submittal if needed, any additional submittal will be charged the review fee again.

(Code 2006, § 13-1-245; Ord. No. 8(Ser. of 1996), 4-17-1996; Ord. No. 25(Ser. of 2005), 11-2-2005)

Section 2. Effective Date. This Ordinance shall take effect upon the adoption and publication and enactment of the Ordinance by the Village Board of Trustees, Village of Little Chute.

Introduced: September 21, 2022

Approved and adopted: November 02, 2022

VILLAGE OF LITTLE CHUTE

By: Michael R. Vanden Berg
Michael R. Vanden Berg, Village President

Attest: Laurie Decker
Laurie Decker, Village Clerk

