

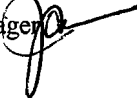
City Council Committee of the Whole Agenda Cover Memorandum

Meeting Date: September 27, 2010

Item Title: Parking of Commercial Vehicles in Residential Areas

Action Requested:

- Approval
- For discussion
- Feedback requested
- For your information

Staff Contact: Juliana A. Maller, Deputy City Manager 
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Background:

The City Attorney has recommended moving the attached language from the Zoning Ordinance to the Municipal Code. Paragraph 13-10-11 B has been added to the Municipal Code to address off-street parking. This change will result in a violation being fined a \$50 fine, not \$250 as outlined in the Zoning Ordinance.

Recommendation:

Move approval of modification to section 13-10-11 of the Municipal Code regarding off-street parking of commercial vehicles and place on the October 4 City Council agenda for approval.

Budget Implications:

Does Action Require an Expenditure of Funds: Yes No
If Yes, Total Cost:
If Yes, is this a Budgeted Item: Yes No

Attachments:

- Draft Ordinance

**ORDINANCE
OF THE CITY COUNCIL OF THE CITY OF PARK RIDGE
AMENDING ARTICLE 13, CHAPTER 10, SECTION 11**

SECTION 1: BE IT ORDAINED, by the City Council of the City of Park Ridge that Article 13, entitled "Traffic," Chapter 10 entitled, "Parking," Section 11, entitled, "Parking Vehicles in Residential Areas," of the Municipal Code of the City of Park Ridge is amended to read in its entirety as follows:

13-10-11 PARKING VEHICLES IN RESIDENTIAL AREAS

A. It shall be unlawful for any person to park on any street in any residential zoning district any vehicle of the Second Division as defined by 625 ILCS 5/1-146, as amended, or any "commercial vehicle" as defined in chapter 625 ILCS 5/1-114, as amended, except not more than one properly licensed recreational vehicle under eight thousand (8,000) pounds gross vehicle weight and not exceeding eight (8) feet six (6) inches in height, twenty (20) feet in length, or seven (7) feet six (6) inches in width; provided that such Second Division and commercial vehicles may be parked on the street in residential districts when being loaded or unloaded or while being used by persons hired to render, and actually rendering, services to residents of immediately adjacent residences. Recreational vehicles may be parked on the street for up to twenty-four (24) hours for loading or unloading purposes.

B. Off-street parking facilities serving residential uses in any residential zoning district shall be used solely for the parking of passenger automobiles. One (1) truck of eight-thousand (8,000) pounds gross vehicle weight (GVW) or less (i.e., Class B license) shall be permitted to park in the interior side or rear yard, except as provided below.

1. No truck of eight-thousand (8,000) pounds GVW or less (i.e., Class B license) shall be permitted to park in the front or corner side yard of any residential lot, if the truck:

- a. Has any tools, equipment, material, machines, debris or any other matter in the open bed;
- b. Has attached any snowplow, towing winch, or rack or mounting for construction tools or materials; or
- c. Exceeds twenty (20) feet in length, eight (8) feet (6) six inches in height or seven (7) feet six (6) inches in width, or has more than four (4) wheels.

2. A permit may be issued by the Zoning Administrator authorizing one (1) truck of not more than eight-thousand (8,000) pounds GVW or less (i.e., Class B license), except for those trucks described in Paragraph 1 above, to be parked in the front or corner side yard of any residential lot, where physical access to an interior side yard or rear yard is unavailable due to one (1) or more of the following factors, to be determined by administrative site plan review.

- a. There is no rear or side yard access to a public or private alley.
- b. An existing garage on the premises cannot physically accommodate the truck in question.
- c. Front, side or rear yards are inadequate due to the placement or configuration of the dwelling on the lot.
- d. There is no accessible interior side or rear yard of sufficient size and area to accommodate the truck in question.

In issuing a permit, the Zoning Administrator may attach reasonable conditions, in view of the particular circumstances, and in keeping with the intent of this Section. It remains the intent of this Paragraph to prohibit all truck parking within the front or corner side yard of a residential dwelling except where it is a physical impossibility, as distinguished from a mere inconvenience or financial hardship.

- C. No stored or parked commercial vehicle shall be occupied or used for human habitation.
- D. All other commercial vehicles including, but not limited to, semi-truck tractor units, with or without attached trailers, commercial trailers, buses, limousines, tow trucks, construction vehicles or other large commercial or livery vehicles are not permitted to be stored or parked outside overnight on residentially-zoned property.

SECTION 2: BE IT FURTHER ORDAINED that this Ordinance shall be in full force and effect from and after its passage, approval and publication according to law.

SECTION 3: BE IT FURTHER ORDAINED that the City Clerk is hereby authorized and directed to publish said Ordinance in pamphlet form according to law.

Adopted by the City Council of the City of Park Ridge, Illinois this _____ day of _____ A.D. 20__.

VOTE: AYES:

 NAYS:

 ABSENT:

Approved by me this _____ day of _____, A.D. 20__

Mayor

Attest:

City Clerk