

I. Amend Section 19-107. Definitions to Add the Following:

Banquet Facility means an establishment which is rented by individuals or groups to accommodate private functions, including, but not limited to, banquets, weddings, family events, parties, and other celebrations. The establishment may include (i) kitchen facilities for the preparation or catering of food, (ii) the sale of alcoholic beverages for on-premises consumption only during scheduled events that are not open to the general public, and (iii) outdoor gardens or reception facilities. Civic, religious and community owned buildings and grounds are not included in this definition.

Outdoor Event Facilities, Large means facility operated to provide assembly space for entertainment, educational, and cultural events generally involving the outdoor assembly of a large number of people. Such facilities may host performance events, including musical and stage productions that require amplified sound equipment, stage facilities, and the site improvements necessary to accommodate the needs of a large crowd, including sanitary facilities and adequate onsite parking.

Outdoor Event Facilities, Small means facility operated to provide assembly space for weddings, family events, social gatherings, and similar small-to-medium size events. Such facilities may include gazebos or other outdoor gathering spaces, areas for temporary installation of tents, parking, and facilities for sanitation, permanent or temporary.

II. Amend Section 19-402. Table of Uses for Non-residential Districts subparagraphs F Services and I. Other Uses to Clarify the Use Allowance for Outdoor Event Facilities, Large and Create a New Use Categories for Banquet Facilities and Outdoor Event Facilities, Small as follows:

Table 19-402 Table of Uses for Non-residential Districts

P = Permitted Use C = Conditional Use SE = Special Exception A=Accessory Dash (-) = Use not Permitted												
USE CATEGORY	USE TYPE	NAICS Code	C	CM	CP-1	CP-2	CP-3	OP	RIL	OR	M	C/SE Reference
F. SERVICES												
Accommodation and Food Services	Hotels (except Casino Hotels) and Motels not exceeding height limit of district	721110	C ⁱ	C	-	P	P	-	P	A ³	A ⁱⁱ	Section 19-402 Endnotes 3,5
	Hotels (except Casino Hotels) and Motels between 41' and 65' in height	721110	-	-	-	C	-	-	-	-	-	

File # 2015-R-22
 Planning Commission Date: October 12, 2015
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CC-2015-__: Zoning Text Amendment – Banquet Facility and Outdoor Event Facilities

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USE CATEGORY	USE TYPE	NAICS Code	C	CM	CP-1	CP-2	CP-3	OP	RIL	OR	M	C/SE Reference
	Full-service Restaurants	722110	P	P	P	P	P	-	P	A ³	A ⁵	Section 19-402 Endnotes 3,5
	Limited-service Restaurants	722211	P ²	P ²	P ²	P	P	P ²	P	A ³	A ⁵	Section 19-402 Endnotes 2,3,5
	Cafeteria, Grill Buffet, and Buffet	722212	P	-	-	P	P	-	-	-	A ⁵	Section 19-402 Endnote 5
	Banquet Facilities	531120			C	P	P			C		
	Drinking Places	722410	P	C	C	P	P	-	-	A ³	A ⁵	Section 19-402 Endnotes 3,5
	Snack and Beverage Bars	722213	A	A	A	A	A	A	A	A ³	A ⁵	Section 19-402 Endnotes 3,5
	Caterers	722320	P	P	P	P	P	P	P	-	-	
	Special Food Services (Mobile food trucks)	7223	C	C	C	C	C					
	Mobile Food Services	722330	-	-	-	-	P	-	P	-	-	

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USE CATEGORY	USE TYPE	NAICS Code	C	CM	CP-1	CP-2	CP-3	OP	RIL	OR	M	C/SE Reference
I. OTHER USES												
Convention Centers		531120	-	-	-	P	P	-	-	P	-	
Banquet Facilities												
Outdoor Event Facilities, Large			-	-	-	-	-	-	-	SE	-	

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USE CATEGORY	USE TYPE	NAICS Code	C	CM	CP-1	CP-2	CP-3	OP	RIL	OR	M	C/SE Reference
Outdoor Event Facilities, Small					C	C	C			C		
Sexually Oriented Businesses			-	-	-	C	-	-	-	-	-	
Telecommunication Facilities			SE	SE	SE	SE	SE	SE	SE	SE	SE	
Farmers Market			-	-	-	P	P	-	-	P	-	
Temporary Seasonal Sales of Locally Grown Produce, Stand-alone			-	-	-	C	C	-	-	C	-	
Temporary Seasonal Sales of Christmas Trees, Stand-alone			-	-	-	C	C	-	-	C	-	

III. Amend Section 19-405 Standards for Conditional Use and Special Exceptions in the Non-residential District, Table 19-405. Standards for Conditional Use and Special Exceptions in the Non-residential District Subparagraphs F. Services and I. Other Uses to add additional standards to F. e. Banquet Facilities and I. 1. Outdoor Event Facilities, Large and to create standards for I. 2. Outdoor Event Facilities, Small as follows:

Table 19-405. Table of Standards for Conditional Uses and Special Exceptions in Non-residential Districts

F. SERVICES	
1. Accommodation and Food Services	
e. Banquet Facilities	
1) Conditional Use Standards [CP-1 District Only]	
<ul style="list-style-type: none"> a) Site shall have a minimum 1 acre. b) If the site abuts a residentially zoned district, use of any non-amplified outside music shall only be allowed between the hours of 10:00 a.m. and 12:00 midnight on Friday and Saturday and shall only be allowed between the hours of 10:00 a.m. and 9:00 p.m. on Sunday through Thursday. Amplified sound systems are otherwise subject to 	See Table 19-802

File # 2015-R-22
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<p>the limitations imposed by the City Noise Ordinance, City of Clemson Code of Ordinances, Section 13-10.</p> <p>c) The site must provide direct access to a collector or arterial street as defined by the City of Clemson Land Development Regulations. No direct access shall be allowed onto residential streets serving a neighborhood.</p> <p>d) A 50 foot Type “C” bufferyard shall be provided along any property line that abuts a residential district and a 10 foot Type “A” bufferyard (Section 19-908) shall be provided along all other property lines.</p>	
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<p>I. OTHER USES</p>	
<p>1. Outdoor Event Facilities, Large</p>	
<p>a. Special Exception Standards [OR District Only]</p>	
<p>1) Minimum tract size shall be 10 contiguous acres.</p> <p>2) The site must provide direct access to a collector or arterial street as defined by _____. No direct access shall be allowed onto residential streets serving a neighborhood.</p> <p>3) Occupancy shall be set based on 500 for the first ten acre and 25 for each additional acre</p> <p>4) Events or gatherings of more than 150 people are required to coordinate traffic management with the Clemson Police Department;</p> <p>5) Events or gatherings of more than 150 people require inspection and approval of any electrical services by the City Fire Marshall.</p> <p>6) All required parking must be provided onsite. A minimum of 50 percent of the site shall be reserved for parking and the use of occasional parking shall be permitted provided adequate handicapped spaces and other ADA requirements are met. All required parking areas shall be setback a minimum of 30 feet from the property line or right-of-way.</p> <p>7) If the site abuts a residentially zoned district, use of any non-amplified outside music shall only be allowed between the hours of 10:00 a.m. and 12:00 midnight on Friday and Saturday and shall only be allowed between the hours of 10:00 a.m. and 9:00 p.m. on Sunday through Thursday. Amplified sound systems are otherwise subject to the limitations imposed by the City Noise Ordinance, City of Clemson Code of Ordinances, Section 13-10.</p> <p>8) A 100 foot Type “A” bufferyard shall be provided along any property line that abuts a residential district and a 50 foot Type “A” bufferyard (Section 19-908) shall be provided along all other property lines.</p>	<p>See Section 19-908</p>

<p>9) Pyrotechnic displays shall require a special permit issued by the City Fire Marshal.</p>	
<p>2. Outdoor Event Facilities, Small</p>	
<p>a. Conditional Use Standards [CP-1, CP-2, Cp-3 & OR Districts Only]</p>	
<ol style="list-style-type: none"> 1) Minimum tract size shall be 2 acres. 2) Activities shall be limited to parties, gatherings or charity events held by civic groups, social organizations, community organizations, or private groups; weddings, wedding receptions; showers; business functions. Other similar events may also be included, at the discretion of the Zoning & Codes Administrator. 3) No direct access shall be allowed onto residential streets serving a neighborhood. 4) The facilities may have a permanent structure, subject to a minimum 50' setback from all property lines and a maximum height of 35'. Temporary structures such as tents and pavilions are subject the same setback and height standards. Tents or pavilions used for any event may be set up no more than 24 hours in advance and must be taken down within 24 hours after such event. 5) Maximum occupancy shall be limited to 450 200 people for the first 2 acres and 25 for each acre over the base allowance. 6) Events or gatherings of more than 150 people are required to coordinate traffic management with the Clemson Police Department; 7) Events or gatherings of more than 150 people require inspection and approval of any electrical services by the City Fire Marshall. 8) All required parking must be provided onsite. A minimum of 50 percent of the site shall be reserved for parking and the use of occasional parking shall be permitted provided adequate handicapped spaces and other ADA requirements are met. All required parking areas shall be set back a minimum of 30 feet from the property line or right-of-way. 9) The use of any non-amplified outside music shall be limited to 10:00 a.m. and 12:00 midnight on Friday and Saturday and shall only be allowed between the hours of 10:00 a.m. and 9:00 p.m. on Sunday through Thursday. Amplified sound systems are otherwise subject to the limitations imposed by the City Noise Ordinance, City of Clemson Code of Ordinances, Section 13-10. 10) No pyrotechnics or spotlights shall be allowed. 11) All site lighting shall comply with Article X. Lighting Standards. 12) A 50 foot Type "C" bufferyard shall be provided along any property line that abuts a residential district and a 10 foot Type "A" bufferyard (Section 19-908) shall be provided along all other property lines. 	<p style="text-align: center;">See Section 19-908</p>

3. Sexually Oriented Businesses	
a. Conditional Use Standards <i>[CP-2 District Only]</i>	
See Division 6.	See Division 8.
4. Telecommunication Towers	
a. Special Exception Standards <i>[All Districts]</i>	
See Division 6.	See Division 6.
5. Temporary Seasonal Sales of Locally Grown Produce, Stand-alone	
a. Conditional Use Standards <i>[CP-2, CP-3, & OR Districts Only]</i>	
<ol style="list-style-type: none"> 1) Shall require a Zoning Permit issued by the Zoning and Codes Administrator prior to acquiring a Peddler's License to operate. 2) Shall be permitted for a maximum of 45 days per calendar year. 3) Shall provide written documentation to the Zoning and Codes Administrator that the owner of the parcel where the sales shall occur has approved the temporary use. 4) Setup of the temporary sales shall not obstruct or impede any required parking, driveway, or pedestrian access serving the parcel. 5) Signage shall be limited to one banner not to exceed 20 square feet in size. Banners shall be made of a durable material, of professional appearance and constructed in such a manner as to not create any safety issue. 	
6. Temporary Seasonal Sales of Christmas Trees, Stand-alone	
a. Conditional Use Standards <i>[CP-2, CP-3, & OR Districts Only]</i>	
<ol style="list-style-type: none"> 1) Shall require a Zoning Permit issued by the Zoning and Codes Administrator prior to acquiring a Peddler's License to operate. 2) Shall be permitted for a maximum of 45 days per calendar year. 3) Shall provide written documentation to the Zoning and Codes Administrator that the owner of the parcel where the sales shall occur has approved the temporary use. 4) Setup of the temporary sales shall not obstruct or impede any required parking, driveway, or pedestrian access serving the parcel. 5) Signage shall be limited to one banner not to exceed 20 square feet in size. Banners shall be made of a durable material, of professional appearance and constructed in such a manner as to not create any safety issue. 	

- IV. Amend Section. 19-802. Off-street Parking Space Requirements, Table 19-802. Off-street Parking Space Requirements to add parking standards for Outdoor Event Facilities, Large and Outdoor Event Facilities, Small as follows:

NAICS Category	Use Type	Parking Spaces Required
Accommodation and Food Services		
Accommodation and Food Services	Hotels (except Casino Hotels) and Motels	1.1 per room. With conference facilities or restaurant 1 per room plus 75% required for meeting rooms and restaurant seating area
	Full-service Restaurants	1 per 100 square feet gross floor area
	Limited-service, drive-through only	1 per 300 square feet gross floor area
	Limited-service Restaurants	1 per 100 square feet gross floor area
	Cafeteria, Grill Buffet, and Buffet	1 per 100 square feet gross floor area
	Banquet Facilities	1 per 100 square feet gross floor area within the principal use structure, plus 1 per 100 square feet of patio or outdoor seating area (including areas used for tents/pavilions) provided however, the latter may be provided as occasional parking
	Drinking Places	1 per 100 square feet gross floor area
	Snack and Beverage Bars	1 per 100 square feet gross floor area
	Caterers	1 per 100 square feet gross floor area
	Mobile Food Services	1 per 250 square feet gross floor area

NAICS Category	Use Type	Parking Spaces Required
Other Nonresidential Uses		
Convention Centers		1 per 3 seats based upon maximum occupancy of assembly area

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NAICS Category	Use Type	Parking Spaces Required
Communication Towers		Maintenance parking only as determined by Zoning and Codes Administrator
Farmers Markets		As determined by Zoning and Codes Administrator
Seasonal Sales, Multi-Passenger Pedal Ride Bike Services, Pedicabs, and Other Similar Services		As determined by Zoning and Codes Administrator
City Parks		As determined by Zoning and Codes Administrator
Outdoor Event Facilities, Large & Outdoor Event Facilities, Small		As determined by Zoning and Codes Administrator, provided however, the use of occasional parking spaces to accommodate periodic overflow parking shall be permitted
Multiple Non Residential Uses on the same parcel of land or in the same building		1 per 300 square feet of gross floor area of all buildings on the parcel of land

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