

ORDINANCE NO. 2708

AN ORDINANCE OF THE CITY OF SOUTH BELOIT AMENDING CHAPTER 118, ZONING, ARTICLE III, DISTRICTS OF THE CITY'S ZONING CODE TO PROVIDE FOR WINERYS AS A SPECIAL USE IN THE URBAN TRANSITIONAL (UT) ZONING DISTRICT

WHEREAS, the City of South Beloit, Illinois ("City"), has enacted Municipal Code Regulations (the "Code") for the purpose of improving and protecting the public health, safety, comfort, convenience and general welfare of the people; and

WHEREAS, Chapter 118 of the Code regulates Zoning; and

WHEREAS, the City desires to amend Section 118-3 of Chapter 118 to provide for additional zoning definitions; and

WHEREAS, the City desires to amend Section 118-146 of Chapter 118 to provide for additional special uses in the Urban Transitional (UT) zoning district; and

WHEREAS, the City duly held and conducted a Zoning Board of Appeals hearing on August 17, 2022 to consider the text amendment to the City Zoning Code to provide for the additional use within the City as set forth herein; and

WHEREAS, the Zoning Board of Appeals recommended to approve said text amendments; and

WHEREAS, the City has determined it is in the best interest of the City and its citizens to make such amendments.

NOW THEREFORE, be it ordained by the Mayor and City Council of the City of South Beloit, Illinois as follows:

1. The above recitals are incorporated herein and made a part hereof.
2. That Section 118-3 of the City Zoning Code regarding Definitions is hereby amended to add a definition for the term "Winery" which read as follows (additions shown as underlined and bolded and deletions as strikethroughs):

"Winery, which includes vineyards and facilities for the manufacture, storage, sale (to-go in the original unbroken package and/or for consumption on the premises) of wine."

3. That Section 118-146(d)(9) of the City Zoning Code regarding Special Uses in the Urban Transitional (UT) zoning district is hereby amended to add "Winery" as a special use which shall read as follows (additions shown as underlined and bolded and deletions as strikethroughs):

"(9) Winery."

4. If any provision of this Ordinance or application thereof to any person or circumstances is ruled unconstitutional or otherwise invalid, such invalidity shall not affect other provisions or applications of this Ordinance that can be given effect without the invalid application or provision, and each invalid provision or invalid application of this Ordinance is severable.
5. All other ordinances of the City shall remain in effect as previously enacted except that those ordinances, or parts thereof, in conflict are hereby repealed to the extent of such conflict.
6. This Ordinance shall be in full force and effect from after its passage, approval, and publication in pamphlet form as provided by law.

PASSED UPON MOTION BY Prentice

SECONDED BY Morse

BY ROLL CALL VOTE THIS 17th DAY OF October, 2022

AS FOLLOWS:

VOTING "AYE": Hedrington, Morse, Prentice,
Fitzgerald

VOTING "NAY": _____

ABSENT, ABSTAIN, OTHER Adleman - Absent

APPROVED October 17, 2022

ATTEST:

Nancy L. Patrick
CLERK

Thomas R. Fitzgibbon
MAYOR