

**ORDINANCE #TA190507.06**  
**AMENDING CHAPTER 151: ZONING CODE, APPENDIX B: SPECIAL**  
**REQUIREMENTS TO THE TABLE OF PERMITTED AND CONDITIONAL USES**  
**OF THE TOWN OF BOILING SPRINGS CODE OF ORDINANCES**

**BE IT ORDAINED** by the Town Council of the Town of Boiling Springs, North Carolina assembled in Regular Session this 7<sup>th</sup> day of May, 2019,

**Part 1.** That "Appendix B: Special Requirements to the Table of Permitted and Conditional Uses" is amended to establish a new Special Requirement titled "SR 46 Micro-brewery/Winery/Cidery" to outline the minimum terms of a Conditional Use Permit for a proposed Micro-brewery, Winery, Cidery in the M-1 District and is hereby amended to read as follows:

**APPENDIX B: SPECIAL REQUIREMENTS TO THE**  
**TABLE OF PERMITTED AND CONDITIONAL USES**

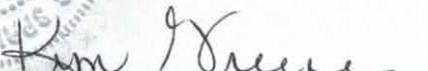
**SR 46 Micro-brewery/Winery/Cidery**

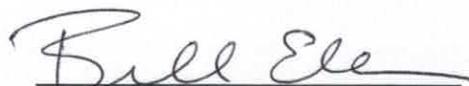
- A. A Micro-brewery/winery/cidery shall be permitted only when requested as a Conditional Use within the B-1 or B-2 District and accompanied by an approved Conditional Use Permit.
- B. No such establishment shall be located within 50 feet of any Brewery, Winery, Cidery, other micro-brewery/winery/cidery, or bar or tavern. The distance shall be measured in a straight line from the zoning lot of the proposed establishment line to the nearest point of the lot line for the existing establishment.
- C. No such establishment shall be located within 150 feet of a church, elementary or secondary school, or public park. The distance shall be measured in a straight line from the front, back, or side of the main building of the proposed establishment facing the residential property to the nearest point of the lot line or property, whether such district or use is located within town jurisdiction or not.
- D. The main entrance of the building shall be oriented toward a street where the abutting property is zoned predominantly for non-residential use.
- E. A minimum of 6-foot high opaque fence shall be erected adjacent to the property line of abutting residences - materiality and final design are subject to the approval of the Board of Adjustment.
- F. Parking areas related to the establishment shall be located no closer than 10 feet to the property line of abutting residences.
- G. Outdoor storage of goods and materials used in assembly, fabrication, or processing shall not exceed 25 percent of the gross floor area of all buildings on a lot.
- H. Outdoor storage uses shall be screened from view from any public right-of-way and from all abutting properties by a landscape screen in accordance with Section 151.140(2) of the Town Code of Ordinances.

**Part 2.** This Ordinance shall become effective upon its adoption by the Town Council of the Town of Boiling Springs, North Carolina.

**ADOPTED** this the 7<sup>th</sup> day of May, 2019.

ATTEST:

  
Kim Greene, Town Clerk

  
Bill Ellis, Mayor

