

**AN ORDINANCE AMENDING TITLE V OF THE MUNICIPAL CODE OF THE CITY OF CRYSTAL LAKE PARK, MISSOURI RELATING TO THE REGULATION OF TEMPORARY EXTERIOR STORAGE UNITS.**

**WHEREAS**, the placement of a construction dumpster, storage trailers, portable on demand storage units (“PODS”), or similar temporary exterior storage units in and near public rights of way can interfere with the free and safe flow of vehicular and pedestrian traffic; and

**WHEREAS**, the placement of such units in and near roadways can diminish motorists’ field of vision, distract motorists, and can otherwise pose a hazard to public safety; and

**WHEREAS**, the unregulated placement of such units can be unsightly and can contribute to or cause related nuisances; and

**WHEREAS**, the Board of Alderpersons desires to regulate the placement of such units and accordingly protect and preserve the public health, safety, and welfare;

**NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF CRYSTAL LAKE PARK, MISSOURI, AS FOLLOWS:**

**Section One.**

Article II, Miscellaneous Provisions, of Chapter 500, Building Codes, of Title V, Building and Construction, of the Municipal Code of the City of Crystal Lake Park, Missouri is hereby amended by the repeal of Section 500.050, Construction Dumpsters, and the enactment of a new Section 500.050 in lieu thereof, to be known as Temporary Exterior Storage Units and to read as follows:

<b>TITLE V</b>	<b>BUILDING AND CONSTRUCTION</b>
<b>CHAPTER 500</b>	<b>BUILDING CODES</b>
<b>ARTICLE II</b>	<b>MISCELLANEOUS PROVISIONS</b>
<b>Section 500.050</b>	<b>Temporary Exterior Storage Units</b>

**1. Definitions.**

As used in this Section the following terms shall mean:

*Construction Dumpsters* – Roll-off waste containers transported to and from the place of use by trucks or trailers and positioned at a construction site for the collection and eventual disposal of construction waste, or other similar trash container.

*Portable on Demand Storage Unit* – A container designed, constructed, and commonly used for non-permanent placement on property for the purpose of temporary storage of personal property.

*Storage Shed* – A prefabricated structure designed, intended and installed on property primarily for the long term storage of yard, pool and garden equipment and similar personal property.

*Storage Trailers* – Trucks, trailers, and other vehicles or parts of vehicles designed to be hitched or attached to trucks, tractors or other vehicles for movement from place to place and used as a Temporary Exterior Storage Unit.

*Temporary Exterior Storage Unit* – Any Storage Trailer, Portable On Demand Storage Unit, or similar unit or device designed to be placed outside of a building or structure and to store, transport, or dispose of personal property or waste, excluding Construction Dumpsters and Storage Sheds.

2. No person shall allow a Temporary Exterior Storage Unit to be placed or stored on private property for more than twenty-four (24) hours without obtaining a permit and paying a fee of five dollars (\$5.00) to the building inspector. Permits shall issue for a period of time not to exceed seven (7) days and may be extended once for an additional seven (7) days. The permit fee for such extension shall also be \$5.00.
3. No owner or occupant of any residential structure shall allow a Construction Dumpster to be placed or stored on the property without obtaining a permit and paying a fee of forty dollars (\$40.00) to the building inspector. Permits shall issue for a period of time not to exceed two (2) months and may be extended for no more than two (2) additional two-month periods. The permit fee for each such extension shall also be \$40.00.
4. It shall be unlawful for any person to park, place, or suffer placement of a Temporary Exterior Storage Unit which:
  - A. Is not secured or which is accessible to others not using the unit;
  - B. Lacks vermin-proof floors or otherwise permits rat or vermin harborage; or
  - C. Is not in a state of good repair and alignment and free from nuisance.

5. It shall be unlawful for any person to park, place, or suffer placement of a Temporary Exterior Storage Unit or a construction Dumpster:
  - A. In or upon any street, highway, roadway, designated fire lane or sidewalk in the City;
  - B. On any lot or property in the City other than on a concrete, asphalt or other improved surface;
  - C. On any lot or property in the City used for commercial purposes or containing three (3) or more dwelling units in such a way as to block or interfere with access to a garage or off-street parking areas;
  - D. On any lot or property in the City in a manner which:
    - i. Interferes with sight lines for motorists on adjoining streets or the driveways of adjacent properties;
    - ii. Obstructs the light or air of any dwelling unit;
    - iii. Obstructs safe means of access to or from any dwelling unit;
    - iv. Creates fire or safety hazards; or
    - v. Displays advertising, other than the identification of the manufacturer or operator of the unit; and
6. The violation of any provision of this Section shall be punishable as provided in Section 100.220 of the Municipal Code.

**Section Two.**

Permit applications for Temporary Exterior Storage Units and Construction Dumpsters shall be made on forms provided by the City's building inspector and shall be in substantial conformity with the attached Exhibits A and B.

**Section Three.**

This Ordinance shall be in full force and effect from and after its passage and approval by the Board of Aldermen.

Passed this 10th day of August, 2009.

Bonnie Taylor, Presiding Officer

Attest:

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City Clerk

Approved this 10th day of August, 2009.

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Bonnie Taylor, Mayor

Attest:

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Cathryn Terrell, City Clerk

First Reading: 8/10/9

Second Reading: 8/10/09