

Champaign County  
Department of

**PLANNING &  
ZONING**

**CASE NO. 756-AT-13**

**SUPPLEMENTAL MEMORANDUM**

**August 15, 2013**

Petitioner: **Zoning Administrator**

Prepared by: **Andy Kass, Associate Planner**  
**John Hall, Zoning Administrator**

**Brookens Administrative  
Center**  
1776 E. Washington Street  
Urbana, Illinois 61802

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www.co.champaign.il.us/zoning

Request: **Amend the Champaign County Zoning Ordinance as follows:**

**Add a new paragraph to Section 7.1.2. to add a requirement that any new RURAL HOME OCCUPATION with any outdoor storage area or outdoor operations or parking area that is lighted or any wholly new outdoor storage area or wholly new outdoor operations or any wholly new parking area that is lighted that is added to any existing RURAL HOME OCCUPATION, shall have exterior lighting that is full-cutoff type lighting fixtures with limited light output and other relevant restrictions.**

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***STATUS***

This case is continued from the June 13, 2013, public hearing. The proposed amendment has been revised to include lighting of building exteriors (see Attachment A).

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**ATTACHMENTS**

A Proposed Amendment (revised)

1. **Add new paragraph 7.1.2 L. (and reletter as required) to read as follows:**

- L. Any exterior lighting for Outdoor STORAGE, and/or OPERATIONS, and/or parking area, and/or new building with exterior lighting authorized after {EFFECTIVE DATE OF THE ORDINANCE} for any RURAL HOME OCCUPATION shall be required to minimize glare from exterior lighting onto adjacent properties and roadways by the following means:
1. All exterior lighting ~~used to illuminate Outdoor STORAGE, and/or OPERATIONS, and/or parking area~~ shall be full-cutoff type lighting fixtures and shall be located and installed so as to minimize glare and light trespass onto adjacent properties. Full-cutoff means that the lighting fixture emits no light above the horizontal plane.
  2. No lamp in any exterior lighting fixture ~~that is used to illuminate the Outdoor STORAGE, and/or OPERATIONS, and/or parking area~~ shall be greater than 250 watts.
  3. Locations and numbers of exterior lighting fixtures used to illuminate the ~~Outdoor STORAGE, and/or OPERATIONS, and/or parking area~~ RHO shall be indicated on the site plan (including floor plans and building elevation).
  4. The Zoning Administrator shall not approve a Zoning Use Permit without the manufacturer's documentation of the full-cutoff feature for all light fixtures.
  5. The requirements of this paragraph 7.1.2 L. shall only apply to lighting for any Outdoor STORAGE, and/or OPERATIONS, and/or parking area, and/or building exterior that is part of a RURAL HOME OCCUPATION established after {EFFECTIVE DATE OF THE ORDINANCE} or any new Outdoor STORAGE, and/or-OPERATIONS, and/or parking area, and/or building exterior that is added after {EFFECTIVE DATE OF THE ORDINANCE} to any existing RURAL HOME OCCUPATION and shall not apply to any existing Outdoor STORAGE, and/or OPERATIONS, and/or parking area, and/or building exterior that existed at any duly authorized RURAL HOME OCCUPATION on {EFFECTIVE DATE OF THE ORDINANCE}.