

**STATE OF INDIANA  
CITY OF CHARLESTOWN  
CHARLESTOWN CITY COUNCIL**

**ORDINANCE NO. 2023-OR-01**

AMENDMENT TO ORDINANCE 2016-OR-19, ZONING ORDINANCE  
FOR THE CITY OF CHARLESTOWN

WHEREAS, the City of Charlestown Building Commissioner, voicing his concerns over the confusion over the definition of building materials and the lack thereof in certain zoning areas has petitioned the City Charlestown Advisory Plan Commission to amend certain sections of the Charlestown Zoning Code 2016-OR-19; and

WHEREAS, the City of Charlestown Advisory Plan Commission has reviewed, and held a public hearing on the recommended changes; and

WHEREAS, the City of Charlestown Advisory Plan Commission has made a recommendation for approval of those recommended changes, and

WHEREAS, the City of Charlestown Common Council has reviewed the Advisory Plan Commission recommended changes and determined that the submitted changes are in the best interests of the citizens of Charlestown.

NOW THEREFORE, BE IT ORDAINED by the Charlestown Common Council that:

1. Amendment/Addition to Ordinance 2016-OR-19

Chapter 2, Paragraph F-9 (Building Materials), Pg. 11 of the City of Charlestown Ordinance 2016-OR-19 be amended to read as follows:

9. Exterior Building Materials.

- a. Permitted building materials shall include, brick, tile, masonry, stucco (smooth or sand finish), exterior insulation finish system (with moderate finish texture), decorative facia stone, fiber cement plank (i.e., Hardie Board, Hardie Plank), vinyl insulated siding with a thickness of no less than .050" and a minimum 6" double lap face. Use of other materials not listed shall require variance approval from the City of Charlestown Board of Zoning Appeals.

Chapter 2, Paragraph G, Pg.13 of the City of Charlestown Ordinance 2016-OR-19 be amended to add and read as follows:

9. Exterior Building Materials

- a. Permitted building materials shall include, brick, tile, masonry, stucco (smooth or sand finish), exterior insulation finish system (with moderate finish texture), decorative facia stone, fiber cement plank (i.e., Hardie Board, Hardie Plank). Use of other materials not listed shall require variance approval from the City of Charlestown Board of Zoning Appeals.

Chapter 7, A, Pg. 132 (Definitions) of the City of Charlestown Ordinance 2016-OR-19 to be amended to add and read as follows:

*Add additional paragraph under the paragraph Building Line.*

Building Size Multi-Story – A multi-story residential building’s minimum size must be equal to or greater than the building minimum size requirement of a single-story residential structure for the zoning area in which it is located.

2. Saving Clause.

If any section of this Ordinance shall be deemed unenforceable and/or not in compliance with any applicable statute or law by a court of competent jurisdiction, then to the extent permissible all other sections of this Ordinance shall remain in full effect.

3. Repealing Clause

All sections of any previous Ordinances and/or Resolutions that are inconsistent with and/or contradictory to the above provisions of this Ordinance are hereby repealed.

4. Effective Date

This Ordinance shall be in full force and effect upon and after its passage by the Charlestown City Common Council or as otherwise mandated by statute and/or rule.

ADOPTED by the Charlestown Common Council, this \_\_\_\_ day of \_\_\_\_, 2022

	Voted in Favor	Voted	Abstained	Absent
Bo Bertram	_____	_____	_____	_____
J.T. Cox	_____	_____	_____	_____
Brian Hester	_____	_____	_____	_____
Ruthie Jackson	_____	_____	_____	_____
B.J. Steele	_____	_____	_____	_____

Approved: \_\_\_\_\_ Date: \_\_\_\_\_, 2022  
Dr. Treva Hodges, Mayor

Attest: \_\_\_\_\_ Date: \_\_\_\_\_, 2022  
Donna Coomer, Clerk-Treasurer