

ZONING

(W) Refuse Management. All commercial, mixed-use, and multifamily residential development projects shall provide adequate space for the collection and storage of refuse and recyclable materials, and shall meet the following standards **[Amended 06-28-05, Ord. 05-17]**:

- (1) Dumpsters located within approved Dumpster Enclosures are required for all commercial and mixed-use projects, and are suggested for all multi-family residential projects.
- (2) Refuse and recycling containers and facilities must be provided in an amount determined to be acceptable by the waste collection provider, based upon the size and use of the development.
- (3) The amount of space provided for the collection and storage of recyclable materials must be designed to accommodate containers for the collection of co-mingled containers, and newspaper and paper products. Commercial projects must also accommodate containers for the collection of cardboard.
- (4) Storage and collection containers shall be clearly labeled or identified to indicate the type of materials accepted.
- (5) All refuse and recycling dumpsters and facilities shall be screened on four (4) sides to a height of six (6) feet. The screening shall mitigate the negative visual impacts of the refuse and recycling dumpster and facility. The screening shall be constructed of materials similar to those materials used on the principal building(s) within the development, unless more specific standards apply. The use of chain link fence as a screening material is prohibited.
- (6) Location.
 - a. Dumpster locations shall not impair vehicular access or snow removal operations.
 - b. Dumpster locations shall have adequate space in front to facilitate access for collection equipment.
 - c. Dumpster locations shall not be located within any utility easement or front yard setback. Dumpster Enclosures are exempt from the setback requirement for "structures" (as defined in Section 180-5) in that they may be located within a side and rear yard setback.
 - d. Dumpsters shall be located in such a way that encourages the sharing of such facilities by multiple uses.
 - e. Recyclable materials storage areas shall be located so that they are as convenient to use as the refuse collection and storage areas.
- (7) Exception #1 for development projects within the Central Core District. Commercial and mixed-use development projects within the Central Core are encouraged but not

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- required to size the Dumpster Enclosures to accommodate for the collection and storage of cardboard.
- (8) Exception #2 for development projects within the Central Core District. An applicant may propose recycling facilities in a separate location within the project site, not adjacent to refuse collection, with approval of the Planning Commission, if the following criteria are met:
- ◆ Adequate space is provided on site for the collection and storage of recyclables and clearly shown on the plans
 - ◆ A dumpster enclosure sized for refuse and recycling materials would create an undue hardship for the property owner, and not allow the desired use of the property.
- (9) All screening for dumpster enclosures and facilities must comply with Section 180-25, Outdoor Storage, of this Zoning Code.