

Farmers' Markets

Submittal Requirements, Conditions and Restrictions

Submittal Requirements

- Farmers' Markets may be allowed by temporary use permit in all zoning districts for a maximum of 24 days per calendar year. In residential zoning districts (RE, E, R1-R6, RR), farmers' markets shall be allowed only when located on parcels with a permitted nonresidential use having a minimum area of 80,000 square feet and a minimum road frontage of 190 feet.
- A site plan or map, drawn to scale, shall be submitted showing the location of structures, improvements, parking areas and other features that exist or are proposed on the site; the parking layout shall also include a delineation of individual parking stalls and bays intended to accommodate the event attendees.
- Owner's permission shall be obtained for the use of the subject property.

Conditions and Restrictions

- Use shall be confined to PIN# _____ beginning _____ and extending through _____. Maximum length of permit shall be 24 days per calendar year.
- Hours of operation shall be confined to _____ (allowed only during daylight hours).
- Sales may be conducted from trucks, open booths, or temporary structures. At least 75% of the vendors must sell products obtained from local food production or a cottage food operation.
- All sales booths, temporary structures, and trucks being used to sell produce and products must maintain a minimum of 30-foot setback from all property lines, streets, and public rights-of-way.
- Any temporary structure shall be located at least four (4) feet from any structures on the property.
- No permanent or temporary lighting and/or all electrical connections shall be installed without an electrical permit, inspection, and approval by an inspector from the Lake County Planning, Building and Development Department.
- Adequate public parking for the exclusive use of this activity shall be provided and maintained, in addition to required parking for any existing use on the property. It is the responsibility of the applicant to ensure that driveways and parking areas are stabilized, to direct traffic to the allotted parking areas, and to keep patrons from parking along the shoulders of the road in the vicinity of the activity, on the road, or within any public right-of-way. Parking shall be confined

to the subject property.

- Sales shall be conducted in such a manner so as not to interfere with traffic or cause a nuisance.
- The main road from which access is taken shall be always kept free of dust, dirt, mud and other debris.
- The access drive to the site shall be located at least 150 feet from the right-of-way of any public road intersection or other major access drive unless there is an existing access point within 150 feet of the intersection and the highway authority having jurisdiction grants approval to use the existing access.
- The operator and/or vendors must operate in compliance with all applicable state and federal laws and obtain all permits and registrations as required by Lake County and State of Illinois Health Departments prior to issuance of a temporary use permit.
- One temporary sign, up to 16 square feet in area, shall be permitted per entrance or per road frontage for temporary uses and special events for which a temporary use permit has been issued. The total number of signs shall not exceed 2. Such signs shall be allowed for the duration of the temporary use permit or such other time as expressly established at the time of approval of the temporary use permit. All temporary signs shall be removed immediately upon cessation of the temporary use.
- The Planning, Building and Development Director shall have the authority to suspend, revoke or modify a temporary use permit immediately upon determination that the conditions and requirements set forth in the permit have been violated. Written notice of the Planning, Building and Development Director's determination to suspend, revoke or modify the permit shall be promptly provided by the applicant. A determination shall be final and conclusive unless the applicant takes an appeal to the Public Works, Planning and Transportation Committee, by filing a notice of appeal with the Chairman of the Committee within 10 calendar days after receipt of notice of the Planning, Building and Development Director's determination.
- The Planning, Building and Development Director shall have the authority to deny Temporary Use Permits to any person who owns, applied for or otherwise caused an uncorrected violation of a provision of Chapter 151 of the Lake County, Illinois Code of Ordinances (the Lake County Code) or who has demonstrated a willful history of violations, including any condition attached to the permit or approval previously granted by the county. This provision shall apply regardless of whether the property for which the permit or other approval is sought is the property in violation.
- The Planning, Building and Development Director shall have the authority to deny Temporary Use Permits on any land or structure or improvements thereon upon which there is an uncorrected violation of a provision of the

Lake County Code, including any condition attached to a permit or approval previously granted by the County. This enforcement provision shall apply regardless of whether the current owner or applicant is responsible for the violation in question

I, the undersigned, have read and agree to abide by the above stated requirements, conditions, and restrictions for the use of the subject property for which this Temporary Use Permit is being granted.

Applicant's Signature

Date

CHECK LIST FOR TEMPORARY SALES- Farmers' Market

For Office Use Only

The following items are on file in relation to the temporary use permit being requested:

- | | <u>Yes</u> | <u>No</u> | <u>N/A</u> |
|--|--------------------------|--------------------------|--------------------------|
| 1. Is the Use permitted in the Zoning District?
(permitted in residential districts [RE, E, R-1 to R-6, RR]
only when located on the site of a permitted
non-residential use): | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| 2. Are the hours of operation restricted to daylight hours? | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| 3. Maximum length of permit shall be 24 days: | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| 4. Written permission from the owner of the property: | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| 5. Health Department approval regarding arrangement for
temporary sanitary facilities or when food is sold: | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| 6. A site plan, <u>drawn to scale</u> , showing setbacks of
temporary structures and parking areas | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| 7. Are the sales conducted at least 30 feet from all
property lines, streets, and public rights-of-way? | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| 8. Approval from Highway Authority: | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| 9. Is the access drive to the site a minimum of 150 feet from
the right of way of any public road intersection or other
major access drive? If not, is permission granted from the
highway authority for the existing access? | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| 10. Is sufficient off-street parking for the temporary use
in addition to the required parking for the permanent
use available? | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| 11. Has the applicant applied for building permits for all
proposed temporary structures? | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| 12. Are all proposed temporary structures located four (4)
feet from all other structures? | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| 13. Proposed signage (number_ _)(sq. ft.____):

(1 sign per entrance or road frontage not to exceed
16 sq. ft.- No more than 2 signs total) | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |

Name: Project Manager

Date

AFFIDAVIT

I, owner of PIN# _____ give permission to
_____ for the use of the subject property

for temporary sales: Farmers' Market

I also will allow the applicant to use the sanitary facilities located on the
subject property.

Owner of PIN#

Date

Notary Signature