

Ordinance No. _____

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF WELCH, WEST VIRGINIA:

ARTICLE VII. STORAGE FACILITIES

Sec. 3-104. As Residence – Prohibited.

Anywhere within the city limits, it shall be prohibited from living, either permanently or temporarily, in any structure designed primarily for the storage of personal property, to include, but not limited to, personal belongings, vehicles, and equipment. The term “structure” as used in this context includes, but is not limited to, ministorage warehouses, storage units, storage buildings or storage sheds.

Sec. 3-105. As Business – Prohibited.

Anywhere within the city limits, it shall be prohibited from engaging in business, as defined in W. Va. Code § 11-12-1 *et seq.*, in any structure mentioned in section 3-104.

Sec. 3-106. Water and sewer service – Prohibited.

The city water and sanitary sewer departments will not provide service to anyone using any structure mentioned in section 3-104.

Sec. 3-107. Size and Placement of Storage Facilities.

- (a) Any structure mentioned in section 3-104:
 - (1) Shall not be placed in a front yard. If placed in a side yard, said structure shall not be located closer to the street than the front building line of any residence on the property.
 - (2) Shall not be located closer than three feet to the rear and side property lines nor closer than three feet to any residence on the property.
 - (3) Shall not exceed 300 square feet of total square footage.
 - (4) Shall not exceed 15 feet in height.

Sec. 3-108. Certain Storage Facility Permit Required; Application; Fees.

(a) No structure mentioned in section 3-104 which exceeds 120 square feet of total square footage shall be constructed or erected without a permit issued by the City.

(b) All applications for a permit for any structure mentioned in section 3-104 which exceeds 120 square feet of total square footage shall be accompanied by a plan showing the actual

dimensions and shape of the lot to be constructed or erected upon; the exact size and location of buildings already existing on the lot to be constructed or erected upon, if any; and the location and dimensions of the proposed construction and erection.

(c) An application fee of twenty-five dollars (\$25.00) shall apply for any permit sought for the construction or erection of any structure mentioned in section 3-104 which exceeds 120 square feet of total square footage.

Sec. 3-109. Violations – Penalties.

Any person who shall violate any term of this article shall be guilty of a misdemeanor and upon conviction thereof shall be fined not less than twenty-five dollars (\$25.00) nor more than one hundred dollars (\$100.00) for each violation. Each day that a violation remains in effect will constitute a separate offense.

Sec. 3-110. Severability.

If any section, sentence, clause, or phrase of this Ordinance shall be declared invalid or rendered inoperable for any reason whatsoever, such invalidity or inoperability shall not affect the remaining portions of this Ordinance which shall continue in full force and effect and to this end the provisions of this Ordinance are hereby declared to be severable.

Sec. 3-111. Effective Date.

This Ordinance shall be effective from and after the date of its adoption.

March 16, 2026
Date

Harold McBride
Mayor, City of Welch

Rolien G. Lee
City Clerk