



**CITY OF MARSHALL
AGENDA ITEM REPORT
PC 4/8/26**

Presenter:	Ilya Gutman
Meeting Date:	Wednesday, April 8, 2026
Category:	PUBLIC HEARING
Type:	ACTION
Subject:	Conduct a public hearing on the Ordinance amendment to Sections 86-27 Nonconforming Use, 86-30 Amendments, and 86-46 Issuance; Purpose
Background Information:	<p>These are minor changes that clarify some ordinance provisions and align requirements by mirroring language found in similar provisions in other sections. These revisions are a part of the continuing improvement process staff have undertaken to make the Zoning Ordinance more straightforward, consistent, and user-friendly.</p> <p>At its March 16, 2026, meeting, the Legislation and Ordinance committee reviewed this change and recommended approval.</p> <p>The Ordinance amending Sections 86-27 Nonconforming Use, 86-30 Amendments, and 86-46 Issuance; Purpose were introduced at the March 24, 2026 Council meeting.</p>
Fiscal Impact:	None.
Alternative/ Variations:	None recommended.
Recommendations:	<ol style="list-style-type: none"> 1. Close public hearing 2. Staff recommend the recommendation to the City Council approving the revisions amending Sections 86-27 Nonconforming Use, 86-30 Amendments, and 86-46 Issuance; Purpose as recommended by staff.