

ORDINANCE NO. 2010-20, THIRD SERIES

AN ORDINANCE OF THE CITY OF HASTINGS, MINNESOTA AMENDING HASTINGS CITY CODE CHAPTER 155 – ZONING ORDINANCE:

NONCONFORMITIES AND ESTABLISHED STRUCTURE SETBACK

BE IT ORDAINED by the City Council of the City of Hastings as follows:

Chapter 155.02 of the Hastings City Code – Zoning Ordinance – Definitions is hereby amended as follows: (Additions to the ordinance are underlined and section numbers may be renumbered):

ESTABLISHED STRUCTURE SETBACK. The setback established by an existing structure. The Established Structure Setback may be less than the minimum zoning provision provided that the structure is legally nonconforming.

AND

Chapter 155.06(D)(1) of the Hastings City Code – Zoning Ordinance – Nonconforming Structures is hereby amended as follows: (Additions to the ordinance are underlined and section numbers may be renumbered):

(D) *Nonconforming structures.* Where a lawful structure exists at the effective date of adoption or amendment of this chapter that could not be built under the terms of this chapter because of restrictions on area, lot coverage, height, yards, its location on the lot, or other requirements concerning the structure, the structure may be continued while it remains otherwise lawful, subject to the following provisions.

(1) No nonconforming structure may be enlarged or altered ~~so as to increase its nonconformity,~~ except as follows:

- a. ~~but any~~ A structure or portion thereof may be altered to decrease its nonconformity.
- b. A nonconforming structure may be expanded provided it does not extend beyond the Established Structure Setback.

All other sections shall remain unchanged.

ADOPTED by the Hastings City Council on this 20th day of December, 2010.


Paul J. Hicks, Mayor

ATTEST:


Melanie Mesko Lee, City Clerk