

**CITY OF GRAND RAPIDS
ORDINANCE 21-10-07**

**AN ORDINANCE AMENDING SECTIONS OF CHAPTER 30 LAND
DEVELOPMENT REGULATIONS ADDING THE
AUTOMOTIVE/RECREATIONAL VEHICLE (REPAIR/SERVICE) USE WITHIN
THE CBD (CENTRAL BUSINESS DISTRICT) ZONING DISTRICT**

WHEREAS, the Planning Commission on October 18, 2021 reviewed draft amendments to both Section 30-512 Table-1 Permitted Uses and Section 30-564 Uses with Restrictions of the Zoning Ordinance and made certain findings of fact, that the addition of the Automotive/Recreational Vehicle (repair/service), as a use permitted with restrictions, within the CBD (Central Business District) zoning district, was consistent with the Comprehensive Plan and would be in the best interest of the public's health, safety, and general welfare, and recommended that the City Council adopt the amendment to the above referenced portions of Article VI of Chapter 30 of the City Code; and

WHEREAS, the City Council conducted a public hearing on Monday, October 25, 2021 at 5:30 p.m., to consider the amendments; and

WHEREAS, the City Clerk presented the affidavit of publication of the notice of the public hearing; and

WHEREAS, the City Council has heard all persons who wished to be heard in regards to the proposed text amendments.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF GRAND RAPIDS, MINNESOTA, that it adopts the Planning Commission's following findings of fact relative to the amendments to provisions within Chapter 30 Land Development Regulations, of the City Code:

- The amendments will not have an adverse effect on the character of neighborhoods, as the amendments will provide for orderly development and potential expansion of businesses.
- The amendments would foster economic growth in the community, through new expansion and additional jobs.
- That the amendments would be in keeping with the spirit and intent of the Zoning Ordinance, by allowing for orderly development.
- That the amendments would be in the best interest of the general public.
- That the amendments would be consistent with the Comprehensive Plan, as the amendments will allow for business expansion opportunities.

NOW THEREFORE, BE IT FURTHER RESOLVED BY THE CITY COUNCIL OF GRAND RAPIDS, MINNESOTA that the petitioned amendments to the City Code are in the best interest of the public's health, safety, and general welfare, and hereby ordains that the Grand Rapids City Code be amended as follows: This Ordinance shall become effective after its passage and publication.

SECTION 1: AMENDMENT "Table 1 Permitted Uses" of the Grand Rapids Municipal Code is hereby *amended* as follows:

AMENDMENT

Table 1 Permitted Uses

R R / S R R	R-1/ R-1a SR-1/ SR-1a	R-2/ S R-2	R-3/ S R-3	R-4/ S R-4	L B / S L B	G B/ S G B	C B D	M U/ S M U	M / S M	R C / S R C	B P/ S B P	I-1/ S I-1	I-2/ S I-2	C D	P U / S P U	A G	A P	LISTING OF USES IN ZONING DISTRICTS
RESIDENTIAL																		
P	P	P	P	P	P											P		single-family detached
		P	P	P	P											P		twin home attached
		P	P	P	P			P										two-family attached
																R		manufactured home < 24' wide
					P	P	R									P		accessory apartments
P	P	P																rooming house 6 or fewer roomers
			P	P	P													rooming house 7 or more roomers
		R	R	R	P	P	P									P		bed and breakfast accommodations
			P	P	P	P	R	P										multifamily
		C U P	C U P															manufactured home park

			P		P		P	P	P									congregate housing
	R	R	R	R	R	R	R	R								R	R	emergency housing facility
																		SENIOR HOUSING WITH SERVICES
R	R	R	P	P	P				P									6 or fewer persons
R	R	R	P	P	P				P									7 to 8 persons
R	R	R	P	P	P				P									9 to 16 persons
			P	P	P													17 or more persons
																		GROUP HOMES, FOSTER HOMES AND RESIDENTIAL TREATMENT CENTERS
R	R	R	R	R	R											R		6 or fewer persons
			P	P	P							P				P		7 to 16 persons
				P	P		P	P	P			P						17 or more persons
																		DAY CARE/NURSERY
P	P	P	P	P	P	P	P	P	R		P	R	R		P	P	P	14 or fewer persons
R	R	R	R	R	P	P	P	P	R		P	R	R		P	P	P	15 or more persons
																		MISCELLANEOUS RESIDENTIAL USES
P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	accessory buildings
R	R	R	R	R	R											R		garage/yard sales
R	R	R	R	R	R	R	R	R	R	R	R	R	R	R	R	R	R	essential services
R	R	R	R	R	R	R				R						P		outdoor storage
R	R	R	R	R	R											P		private recreation
R	R	R	R	R												P		woodpiles
R	R	R	R	R	R	R	R	R	R	R	R	R	R	R	R	R	R	temporary buildings
R	R	R	R	R	R	R	R	R	R	R	R	R	R	R	R	P	P	satellite dish/solar collectors
R	R	R	R	R												R		home occupations

																		COMMERCIAL	
																	P	aviation related commercial operation	
																		AGRICULTURAL SALES AND SERVICE	
							P										P	kennels	
						P	P											pet shops	
						P	R				R						P	veterinary services	
R																	R	farm animals	
						P												farm equipment	
						P												feed, grain, supplies	
R																	R	growers stand	
																		AUTOMOTIVE/ RECREATIONAL VEHICLES	
						P												sales: new or used	
						R	R				R							repair/service	
						R												car/truck wash	
						R	R											gasoline stations	
						C U P												junk/salvage yard	
						P						P	P			P		auto-truck fleet storage	
						P					P						P	transportation dispatch and storage	
																		CONSTRUCTION	
					R	P	P				P							construction material suppliers	
						R						R	R					contractor's yard, materials storage	
						P												equipment/truck sales and service	

						R											equipment and/or tool rental
																	FINANCIAL INSTITUTIONS
					R	P	P										bank, savings and loan, loan agency, etc.
																	FOOD SERVICE
						P	P	P	R	R							restaurant
					R	R	R	R	R			R	R		R	R	vending machines
																	HEALTH CARE
					P	P	P	P	P		P				R		clinic (outpatient treatment centers)
								P	P								hospitals
C U P	CUP	C U P	C U P	C U P	C U P	C U P	C U P	C U P	C U P	C U P	C U P	C U P	C U P	C U P	C U P	C U P	interim use
					R	P	P				P					P	office - business
					R	P	P	P	P		P					P	professional, scientific, and technical services
					R	P	P	P	P		P						administrative and support services
																	RECREATION/ENTE RTAINMENT
						P	P										indoor
					R	P	P		P		P				P		health & fitness club
R					R	R	R	R								R	clubs, lodges, membership organizations, etc.
						C U P				P			C U P	C U P	C U P		recreation facility, commercial - outdoor
										R							shooting range
										P							off-road motorized sport vehicle trails

						R	R										video arcades
						P	P				P						communication services
																	RETAIL
					R	P	P									R	general sales and services (see definition)
						C	U	P									general sales and services (see definition), greater than 70,000 sq. ft. building footprint
						P	P									P	nursery, landscaping
						P											grocery stores
						P	P										hotels and motels
						P	P		P		P						medical equipment and supplies (see definition)
					R	P	P	R	R								pharmacy
						R	R	R							R	P	temporary outdoor sales
						R	R				R						brewery/distillery/winery
						P	P				P						taproom/tasting room
			R	R	R	P	P				P						salon/barber shop
																	SCHOOLS PUBLIC AND PRIVATE
R	R		R	R	R										P		elementary - secondary
					R	P	P				P				P		educational service institution
						P	P								P	P	post high schools and colleges
																	WAREHOUSE
						P					P	P	P		R		general

[illegible]

	P		P	P	P	P	P	P	P	P		P	P	P	P	P	P	rights-of-way, streets, transit shelters)
																		INDUSTRIAL
						P						P						monument work/sales
												P				P	P	military post
						R	R	R				P	P	P				manufacturing, light
												P	P					manufacturing, heavy
												P	P	P				light industrial activities not listed
												P	P					heavy industrial activities not listed
						R						P						recycling center
						P						P	P					wholesale distribution facility
						R	R	R				R	R	R				outdoor storage (merchandise/materi al)
C U P												C U P		C U P	C U P		C U P	mining of sand and gravel

SECTION 2: **AMENDMENT** “30-564 Uses With Restrictions” of the Grand Rapids Municipal Code is hereby *amended* as follows:

AMENDMENT

30-564 Uses With Restrictions

The following restrictions apply in this article as indicated:

- (a) Accessory apartments (within the CBD zone): Shall be required to have one off-street parking stall per unit.
- (b) Administrative and support services (within the LB, SLB zone): Maximum size of structure 5,000 square feet GFA.
- (c) Automotive/RV repair (within CBD, GB, SGB, BP, SBP zone) provided:
 - (1) No repair work shall take place outside of the principal structure; and
 - (2) Any damaged or disassembled (partially or wholly) vehicle stored overnight shall be kept in an enclosure screening the vehicle and/or other materials from public view in such manner as described in section 30-594(h).
- (d) Bank, savings and loan, or loan agency (within the LB, SLB zone): Maximum size of structure 2,000 square feet GFA.
- (e) Bed and breakfast facilities (within R-2, SR-2 zones) provided:
 - (1) One off-street parking space is provided for each guestroom in addition to the minimum number required for residential and any other permitted uses.
 - (2) The facility shall be limited to providing service to four persons, excluding children under 12 accompanied by a parent; provided that service to up to ten persons may be allowed in an R-2 zone by conditional use permit.
 - (3) The facility shall not have more than two guestrooms; provided that up to five guestrooms may be allowed in an R-2 zone by conditional use permit.
 - (4) Signs identifying bed and breakfast facilities shall not exceed three square feet in area. This provision shall take precedence over any less restrictive sign regulations in this article.
- (f) Bed and breakfast facilities (within R-3, SR-3, R-4, SR-4 zone): Same restrictions as the R-2 zone, except that the facility may serve up to ten persons, but shall not have more than five guestrooms.
- (g) Brewery/distillery/winery use (within CBD, GB zone): Provided as follows:
 - (1) Ten thousand square feet or less gross floor area.
 - (2) Must be co-located with taproom/tasting room use.
- (h) Brewery/distillery/winery use (within BP zone). Provided as follows:
 - (1) Greater than 10,000 sq. ft. gross floor area.
- (i) Car, truck and equipment cleaning establishments (within GB, SGB zone): Subject to the special restrictions established for gasoline and fuel sales and service establishments. See subsection (25). In addition, the vehicle entrance door shall be no more than ten feet high.
- (j) Churches and similar places of worship provided as follows (within RR, SRR, R-1, SR-1, R-1a, SR-1a, R-2, SR-2, R-3, SR-3, R-4, SR-4, LB, SLB, GB, SGB, CBD zone):
 - (1) No principal building shall be located within 30 feet of any lot line of an abutting lot in an R district;
 - (2) The site shall be at least one-acre in size; and
 - (3) The use shall be subject to the site development standards defined in division 7, and for bufferyard purposes shall be treated as an R-3 property.
- (k) Clinic (within the PU, SPU zones): Must be accessory to a permitted principal use.
- (l) Clubs, lodges and membership organizations (within RR, LB, GB, SGB, CBD, MU,

SMU, and AG zone):

- (1) Within GB, SGB, CBD, MU and SMU, may not be located closer than 600 feet to any school.
 - (2) Within RR, LB and AG districts, no commercial (retail or service) uses shall be conducted as part of the organization's operations from the site.
- (m) Contractor's yard, material storage (within the GB, SGB, I-1, SI-1, I-2 and SI-2 zone):

All outdoor storage of equipment, except automobiles and trucks up to two-ton, and materials/supplies shall be screened from public view as per the requirements of section 30-594(h).

- (n) Construction material suppliers (within LB, SLB zone): Maximum size of structure shall be limited to 3,000 square feet gross floor area, and no more than 1,000 square feet GFA of retail sales space.
- (o) Customary home occupations are subject to all of the following conditions:
- (1) Home occupations shall be conducted solely by persons residing in the residence.
 - (2) All business activity and storage shall take place within the interior of the residence and shall not take place in an accessory building or buildings.
 - (3) There shall be no alteration to the exterior of the residential dwelling, accessory building or yard that in any way alters the residential character of the premises.
 - (4) No sign, display, or device identifying the occupation shall be used.
 - (5) The occupation shall not be visible or audible from any property line.
 - (6) Such occupation shall not involve the retail sale or rental of products on the premises.
 - (7) No vehicle used in the conduct of the occupation shall be parked, stored or otherwise present at the premises other than such as is customarily used for domestic or household purposes such as a van or three-quarter-ton truck.
 - (8) Only on-site off-street parking facilities normal for a residential use shall be used.
 - (9) The use of substances that may be hazardous to the health, safety or welfare of neighbors and neighboring property shall not be used in the conduct of a home occupation.
- (p) Day care centers (within MU, SMU, M, SM, I-1, SI-1, I-2, SI-2 zone): Must be accessory to a permitted use and available only for employees of that permitted use.
- (q) Day care centers for 15 or more persons (within the RR, SRR, R-1, SR-1, R-1a, SR-1a, R-2, SR-2, R-3, SR-3, R-4, SR-4 zone): Licensed by the state within elementary, junior high and senior high schools and religious institutions.
- (r) Educational services institution (within the LB, SLB zone): Maximum size of structure 5,000 square feet GFA.
- (s) Emergency housing facility (within R-1, R-2, R-3, SR-3, R-4, SR-4, LB, SLB, GB, PU, SGB, CBD, MU, SMU, AG zone): Provided as follows:
- (1) Facility shall provide detailed program information including goals, policies, site plan, building plan, staffing pattern, target capacity, security measures, and emergency management plan.
 - (2) The facility shall not be located in a two-family or multifamily dwelling unless

it occupies the entire structure.

- (3) The facility shall be limited to no more than 16 residents in residential zoning districts or 32 residents in nonresidential districts without a conditional use permit.
- (4) Existing residential structures used for an emergency housing facility shall not be externally altered so that the original residential character of the structure is compromised unless approved by the city council.
- (5) No on-street parking shall be allowed. Adequate off-street parking shall be required by the city based on the staff and resident needs of the specific facility. Private driveways shall be of adequate width to accommodate effective vehicle circulation. Emergency vehicle access shall be available at all times.
- (6) Landscaping and buffering shall be provided consistent with the requirements contained in section 30-594.
- (7) Signage of the emergency housing facility shall be limited to the provisions of division 10 based on the zoning district in which it is located.
- (8) Emergency housing within the R-1 and R-2 districts shall be as accessory uses to the principle use.
- (t) Equipment and/or tool rental (within the GB, SGB zone): All outdoor storage of equipment, except automobiles and trucks up to two ton, and materials/supplies shall be screened from public view as per the requirements of section 30-594(h).
- (u) Essential services (within all zones): Provided as follows:
 - (1) Prior to the installation, the owner files with the city engineer/zoning administrator all maps, sketches or diagrams and other pertinent information as deemed necessary by the city engineer/zoning administrator for review of the proposed project.
 - (2) Radio transmitters and receivers accessory to an essential service may be located on existing utility poles or light standards within the public right-of-way provided the radio transmitters and receivers comply with the following standards:
 - a. Radio transmitters and receiver devices located on a utility pole/tower or light standard shall be at least 15 feet above grade.
 - b. Radio transmitters and receiver devices shall not exceed 18 inches in length or width or extend more than 18 inches from the pole.
 - c. Antennas may not extend more than 24 inches from the equipment.
 - d. A map shall be submitted showing the location of all proposed radio transmitters and receivers. The map shall be accompanied by a list of all sites referenced by the closest street address or property identification number. The list of sites must also describe the type of pole to be used.
 - e. The applicant shall notify the city of any changes to the approved list prior to erecting or placing any additional equipment in the right-of-way.
 - f. The applicant shall notify the city at the time of permit application of any obstruction that would cause traffic to be rerouted or stopped.

- g. The applicant shall enter into an encroachment agreement with the city if required.
- (v) Essential service structures (LB/SLB, GB/SGB, M/SM, RC/SRC, BP/SBP, I-1/SI-1, I-2/SI-2, CD, PU/SPU, AG, AP): Provided they shall not be located within 30 feet of any lot line of an abutting residential district.
- (w) Farm animals (within AG, RR, SRR zone) provided:
 - (1) All farm and permitted non-domestic animals must be so contained to prevent the animals from escaping onto neighboring properties or injuring the public.
 - (2) Enclosed pens, corrals, feed lots, and structures used to house farm and permitted non-domestic animals shall be setback a minimum of 25 feet from the nearest lot line or the applicable accessory structure setback, whichever is greater (said setback shall not apply to open grazing or pasture areas).
- (x) Garage/yard sales (within RR, SRR, R-1, SR-1, SR-1a, R-2, SR-2, R-3, SR-3, R-4, SR-4, LB, SLB, AG)—Temporary: Provided as follows:
 - (1) The sale is not more than four successive days in duration.
 - (2) Not more than three such sales are conducted on the premises in a calendar year.
 - (3) There shall be at least one month between sales on the same premises.
- (y) Gasoline and fuel sales and service establishments including accessory car washes (within GB, SGB zone): Subject to all of the following:
 - (1) Minimum front yard of 30 feet.
 - (2) All operations shall be conducted within the principal building except for vacuuming and gas pumps.
 - (3) A curb six inches above grade shall be provided at any edge of a parking lot abutting a property line which adjoins a public street.
 - (4) The site shall be planned so as not to permit water from a car wash to run into a public street or accesses thereto. A drainage system shall be installed subject to the approval of the city engineer.
 - (5) Pump islands, canopies, and tank vents shall conform to yard requirements or a minimum of 20 feet from a street right-of-way whichever is greater.
- (z) Gasoline station (within CBD zone): No more than one carwash bay and/or two service bays shall be permitted as accessory uses.
- (aa) Golf and country clubs (within residential zones and PU, SPU zone): Other than golf driving ranges and miniature golf courses but including clubhouses provided the site shall be 40 or more acres in size and shall have a direct access to a major street as defined by the city comprehensive plan. Swimming pools, tennis courts, structures and parking shall be located a minimum of 50 feet from all residential property lines.
- (ab) Group homes, foster homes or licensed residential facilities for six or fewer persons (within residential zones, LB, SLB and AG zone): Must be licensed by the state for six or fewer persons.
- (ac) Grower stand (within AG, RR, and SRR zone) are subject to all of the following conditions: a. A grower stand is allowed only if it is accessory to an on-site agricultural operation where farm products and value-added farm products are produced. b. The total sales area of a grower stand shall not exceed 1,500 square feet. c. A grower stand shall comply with the height and setback requirements that apply in the zone in which

the property is located. d. No more than 15% of the grower stands sales shall come from off-site agricultural products or value-added farm products. e. Adequate on-site parking for consumers and employees shall be provided. If a grower stand consists of a structure, one off-street parking space shall be provided for each 300 square feet of structural floor area, with a minimum of two parking spaces. f. One sign shall be permitted during the operation of the growers stand, with a maximum size of 16 square feet (four feet by four feet). Such sign may contain up to two sides, and shall not encroach on the public right-of-way.

- (ad) Health and fitness club (within LB, SLB zone): Maximum size of structure 3,000 square feet GFA.
- (ae) Individual manufactured homes with a minimum dimension of less than 24 feet (within AG zone): Provided:
 - (1) They are occupied by members of the family or an employee.
 - (2) Not more than two such units are permitted on each farm.
- (af) Manufactured housing as defined by Minn. Stat. § 327.31 and further subject to the following:
 - (1) Manufactured homes will conform to Minn. Stat. §§ 327.31—327.35 (the Manufactured Home Building Code, July 1972 to present) and shall bear the state inspectors seal.
 - (2) Manufactured home foundation installations shall comply with the state building codes.
- (ag) Manufacturing, light (within LB, SLB zone): Subject to the following:
 - (1) Not to exceed a gross floor area of 1,000 square feet with at least one-third of such space to be used for retail sales and display purposes.
 - (2) No outdoor storage permitted.
 - (3) No hazardous materials used in the fabrication of materials.
- (ah) Manufacturing, light (within GB, SGB, CBD zone): Subject to the following:
 - (1) Not to exceed a gross floor area of 6,000 square feet with at least one-third of such space to be used for retail sales and display purposes.
 - (2) No hazardous materials used in the fabrication of materials.
- (ai) Multifamily residential (within CBD zone): Shall provide one off-street parking space per unit.
- (aj) Office—Business (within LB, SLB zone): Maximum size of structure 5,000 square feet GFA.
- (ak) Outdoor storage (within RR, R-1, SR-1, R-1a, SR-1a, R-2, SR-2 zone): Is accessory to the existing principal use of the property.
- (al) Outdoor storage (within R-3 SR-3, R-4, SR-4, LB, SLB zone): Subject to the following:
 - (1) All outdoor storage is accessory to the existing principal use of the property, and shall be accommodated within a central storage area.
 - (2) Such outdoor storage area shall not be within a required yard.
 - (3) The storage area shall be screened from view from all public streets and R districts by a wall, fence and/or plant materials providing 90 percent capacity during all seasons of the year to a height above the ground of six feet, in such

a manner as described in section 30-594(h).

- (am) Outdoor storage—Merchandise/material (within GB, SGB, CBD, BP, SBP, I-1, SI-1, I-2, SI-2 zone) is accessory to the existing principal use of the property: Of those items not normally considered to be retail display items, shall be subject to the requirements of section 30-594(h). Such items may include, but shall not be limited to, construction materials, tires, packaged inventory, salvaged/discarded materials, damaged or disassembled vehicles. This would not include such items as cars, trucks, recreational vehicles, lawn equipment, ornaments, etc., to the extent that the display items conform to the setback requirements for parking lots in the district.
- (an) Outdoor storage of land/sea containers (within all nonresidential zones, including MU and SMU): Shall be allowed on a temporary basis as an accessory use subject to the following:
 - (1) A permit shall be obtained prior to the arrival and placement of one or more containers on the site. The permit shall be issued for a maximum of 24 consecutive months in industrial zones and 12 consecutive months in all other nonresidential zones. In unique situations when the lapse of permit and abrupt discontinuance of the land/sea container use will not have a harmful effect upon the principal use of the property, the planning commission may consider approval of a one-time permit term extension, the length of which will be determined by the planning commission, with a maximum extension of no greater than one-year in non-industrial permitted areas. The permit shall identify the number of containers to be placed on the site within the set time period. No permit shall be reissued until at least 18 months has elapsed in industrial zones and six months has elapsed in other nonresidential zones since the expiration of the previous container permit.
 - (2) Containers shall not be stacked and shall be placed on a level, stable surface allowing for adequate drainage at all times.
 - (3) Containers shall not be stored in the front yard of the property or in the required side or rear yard setback areas.
 - (4) All non-industrial properties obtaining more than two permits in three years shall screen any containers from the motoring public or residential neighborhoods immediately adjacent to the property where it is located through fencing, walls or landscaping.
 - (5) Containers shall not be placed on parking spaces required to meet the site's parking demand.
 - (6) Containers shall be placed to provide sufficient access to the container and any buildings on the site for fire fighting purposes.
 - (7) The recipient of the permit shall be the only party allowed to use the container.
 - (8) The containers shall be limited to a maximum square footage of container storage area not to exceed two percent of the gross area of the site on which the container is located. In no cases shall the footprint of all of the containers on a site exceed 3,200 square feet.
- (ao) Pharmacy (within the LB, SLB, MU, SMU zone): Must be accessory to a permitted principal use.
- (ap) Pharmacy (within the M and SM zones): May be accessory to a permitted principal

use, or as a stand alone principal use, provided the following:

- (1) The lot, upon which a pharmacy, as a principal use, is to be located, shall not be adjacent to residentially zoned property.
 - (2) Type "C" bufferyard requirements shall be adhered to.
 - (3) No greater than five percent of the gross floor area of the structure shall be utilized for the display and sale of merchandise which is not either medication or medical/health care supplies.
- (aq) Private noncommercial recreation (within residential zones and LB, SLB zone): Including tennis courts, hot tubs and swimming pools provided they are located no nearer the front lot line than the principal structure and are not less than ten feet from a property line. Swimming pools shall be completely enclosed with a six-foot high protective fence and a latching gate.
- (ar) Professional, scientific, and technical services (within the LB, SLB zone): Maximum size of structure 5,000 square feet GFA.
- (as) Recycling center (within GB, SGB zone): All outdoor storage of equipment, except automobiles and trucks up to two-ton, and materials/supplies shall be screened from public view as per the requirements of section 30-594(h).
- (at) Restaurant (within the M, SM zone): Must be accessory to a permitted principal use; no sale of alcoholic beverages.
- (au) Restaurant (within the RC, SRC zone): Must be accessory to a permitted principal use.
- (av) Retail—General sales and service (within the LB, SLB zone): Maximum size of structure shall be limited to 3,000 square feet gross floor area, and no more than 1,000 square feet GFA of retail sales space.
- (aw) Retail—General sales and service (within the AP zone): Shall be permitted to occupy up to 25 percent of the gross floor area in the main terminal building, and shall not have signs visible from the public street right-of-way.
- (ax) Salon/barbershop (within the LB, SLB zone): Maximum size of structure shall be limited to 3,000 square feet gross floor area.
- (ay) Salon/barbershop (within the R-3, SR-3, R-4, SR-4 zone): Must be accessory to a permitted principal use.
- (az) Satellite dishes and solar energy systems/collectors (within all zones): Provided they comply with the yard and height requirements for principal buildings. Where a rear yard abuts a lake or stream, satellite dishes and solar collectors shall not be permitted between the water body and the principal building.
- (ba) Schools—Elementary through secondary (within RR, SRR, R-1, SR-1, R-1a, SR-1a, R-2, SR-2, R-3, SR-3, R-4, SR-4 zone): Subject to the following:
- (1) Small schools within existing buildings: Schools for 25 or fewer students shall be permitted within the existing principal church or religious building provided that:
 - a. Alterations: There shall be no external alteration of the building(s) or grounds to reflect school usage.
 - b. Parking: There shall be sufficient parking within the existing parking lot to accommodate off-street parking as required by section 30-628.
 - (2) Primary, middle or secondary schools:

- a. Minimum site area: One-acre.
 - b. Minimum yards: 30 feet from all R district lot lines or the minimum for the district, whichever is greater.
 - c. All other requirements of the zoning district are met.
 - d. The use shall be subject to the site development standards in division 7, and for bufferyard purposes shall be treated as an R-3 property.
- (bb) Shooting ranges (within RC zone): Subject to the following:
 - (1) All shooting ranges shall be subject to the standards set forth in Minn. Stat. ch. 87A, as may be amended.
 - (2) Shooting activities and discharge of firearms shall be limited to 7:00 a.m. to 10:00 p.m. daily.
 - (3) All shooting ranges shall comply with the minimum standards for range design, location, management, operation, noise abatement and safety listed in the National Rifle Association's Range Sourcebook, 1999; or successor sourcebook.
 - (4) No part of any shooting range may be located within 500 feet of any residential dwelling, commercial or industrial building or other structure used for human occupancy.
 - (5) There shall be no discharge of lead shot into any wetland.
- (bc) Senior housing with services (within RR, R-1 and R-2 zone): Subject to the following:
 - (1) For six or fewer persons, said use shall be licensed by the State of Minnesota for six or fewer persons.
 - (2) For seven to eight persons, in situations when the area of the lot upon which the proposed use is to be located is equal to or less than two acres, the use will be considered as a conditional use, and, as such will require the issuance of a conditional use permit by the city.
 - (3) For nine to 16 persons, the maximum density of the proposed use shall not exceed four persons per acre.
- (bd) Temporary buildings (within all zones): Incidental to construction work on the premises. Such buildings shall be removed upon completion or abandonment of such work or within the period of one-year from the establishment of the building whichever is the lesser.
- (be) Temporary outdoor sales (within GB, SGB, CBD, MU, SMU, PU, SPU zone): Subject to all of the following:
 - (1) The sale is conducted by the owner or lessee of the premises, or with his written permission.
 - (2) The sale is no longer than four months in duration.
 - (3) The setbacks for a parking lot in that district shall be met for the storage and display of all merchandise and equipment used for the sale.
 - (4) One sign shall be permitted per vendor, with a maximum size of 16 square feet (four feet by four feet). Such sign may contain up to two sides. Off-premises signs shall not be permitted.
 - (5) Parking demand shall be sufficiently met. If the use of parking spaces by the

temporary outdoor sales results in insufficient parking for the area, the temporary outdoor sales area must be reduced to ensure sufficient parking supply.

(bf) Vending machines (within LB, SLB, GB, SGB, CBD, MU, SMU, M, SM, SRC, I-1, SI-1, I-2, SI-2, PU, SPU, AP zone): Subject to the following:

- (1) Must be accessory to a permitted principal use.
- (2) Must conform to setback requirements of principal structure.
- (3) Must be located adjacent to principal structure.

(bg) Veterinary services (within CBD zone): Limited to domestic animals only.

(bh) Veterinary services (within BP, SBP zone): All animals shall be housed indoors.

(bi) Video arcades (within GB, SGB, and CBD zone): Subject to the following:

- (1) Any arcade with 15 or more machines shall have an adult supervisor on the premises during all hours of operation.
- (2) No arcade shall be operated within 500 feet of a school, church or residence.

(bj) Warehouse—General (within PU, SPU zone): Limited to the indoor storage of private recreational vehicles. Warehouse space shall not be leased, rented or sold for commercial purposes or uses.

(bk) Woodpiles: Are maintained in a neat, safe and orderly fashion and further provided that they are not stored in the front yard or nearer the front lot line than the principal building, or less than five feet from any other lot line.

(Code 1978, § 23.5(H); Ord. No. 06-03-02, 3-27-2006; Ord. No. 07-03-06, § 2(Exh. A), 3-27-2007; Ord. No. 12-06-07, Exh. E, 6-11-2012; Ord. No. 12-12-11, Exh. C, 12-17-2012; Ord. No. 13-10-12, 10-28-2013; Ord. No. 16-05-05, Exhs. B, D, 5-23-2016; Ord. No. 17-04-02, 4-24-2017)

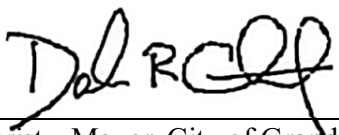
SECTION 3: **EFFECTIVE DATE** This Ordinance shall be in full force and effect from October 25, 2021 and after the required approval and publication according to law.

PASSED AND ADOPTED BY THE CITY OF GRAND RAPIDS COUNCIL OCTOBER 25, 2021.

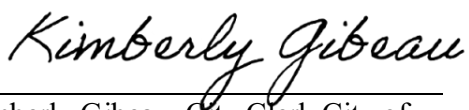
	AYE	NAY	ABSENT	ABSTAIN
Dale Adams	<u>X</u>	<u> </u>	<u> </u>	<u> </u>
Tasha Connelly	<u>X</u>	<u> </u>	<u> </u>	<u> </u>
Michelle Toven	<u>X</u>	<u> </u>	<u> </u>	<u> </u>
Rick Blake	<u>X</u>	<u> </u>	<u> </u>	<u> </u>
Dale Christy	<u>X</u>	<u> </u>	<u> </u>	<u> </u>

Presiding Officer

Attest



Dale Christy, Mayor, City of Grand
Rapids



Kimberly Gibeau, City Clerk City of
Grand Rapids

