

**THE CITY OF CENTERVILLE  
ANOKA COUNTY, MINNESOTA**

**[PROPOSED] ORDINANCE NO. 107**

**AN ORDINANCE TO REVISE THE CITY'S ZONING CODE  
RELATIVE TO OUTSIDE STORAGE IN THE INDUSTRIAL DISTRICT**

The City Council of the City of Centerville hereby ordains:

Section 1. **That Section 156.004 (E) be amended to read as follows:**

- (E) Accessory uses. Accessory uses such as off-street loading areas, drainage ponds and other drainage structures, ***outside storage***, and parking lots are prohibited in any zoning district when the ***accessory use is not located on the same lot as the*** associated principal use ~~is not located in the City of Centerville.~~

Section 2. **That Section 156.108 Site Plan Review Required, paragraph (A) be amended to read as follows:**

- (A) Review scheduling. For all land use applications or permit applications for commercial or industrial structures, ***or whenever a site plan review is required by this ordinance***, a site plan review is required by the Planning and Zoning Commission. Application materials must be submitted at least five business days before the Planning and Zoning Commission meeting to be considered at the meeting. If staff determines that the application is complete, it will be placed on the agenda.

Section 3. **That Section 156.144 (M)(2) be amended to read as follows:**

- 2) Commercial/industrial districts. As an accessory use, Sstorage of products, materials, and equipment, excluding rubbish or junk, which is necessary to an approved business operation in a commercial or industrial district, and which is with the following provisions:
- (a) ***The storage area must be*** completely screened from adjoining properties and rights-of-way.
  - (b) ***The ratio of storage area to building footprint shall not exceed 2.5:1.***
  - (c) The site plan review process is required to determine the appropriateness for storage permitted in the section, surfacing required for the storage area and the screening required.

**Effective Date.** This ordinance takes effect upon its adoption and publication.

ADOPTED by the City Council of the City of Centerville, Minnesota, this 29th day of October, 2020.

D. Love, Mayor

Date: October 29, 2020

Attest: Teresa Bender, City Clerk

Date: October 29, 2020

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