

Received from/return to:
CHISAGO COUNTY DEPT OF ENVIRONMENTAL
ATTN: TARA



OFFICE OF COUNTY RECORDER
Chisago County, Minnesota



I hereby certify that this document was filed in this office
on 2/24/2012 at 1:24:22 PM and was duly
recorded as document number **A-541731**

LEE OLSON-County Recorder, by ___ Deputy.

Well Certificate: ___ Received ___ Not Required

Fees:

Total \$.00



RECORD OF CHISAGO COUNTY BOARD OF COMMISSIONERS ACTION ZONING ORDINANCE AMENDMENT

This document shall amend Chisago County Zoning Ordinance No. 08-3 (recorded as Document #538919) by action of the Chisago County Board of Commissioners on November 16, 2011, through adoption of the following Resolution, approving said Amendment:

A-541731

RESOLUTION NO. 11/1116-I APPROVING AN AMENDMENT TO ORDINANCE NO. 08-3, SECTION 4 ADDING SECTION 4.15 TO SECTION 4 – “GENERAL PROVISIONS”

SECTION 4.15

Section 4.15 Rural Retail Tourism Businesses

A. Purpose. In accordance with the stated goals of the Chisago County Comprehensive Development Plan, it is the purpose of this subdivision to:

- Preserve and celebrate Chisago County’s archaeological properties, rural and agricultural heritage, and historical landscapes;
- Recognize Chisago County’s scenic features, exceptional rural ambience, historic sites as desirable local amenities which will draw outside revenue from visitors, that is vital to the local economy.
- Enhance Chisago County’s appeal to visitors who are drawn to its rural atmosphere;
- Provide opportunities for new economic growth through Rural Retail Tourism businesses;
- Assist the County’s citizens in the transition from primarily agricultural land uses, to an expanded variety of rural business opportunities as active family farming continues to diminish in Chisago County.

B. Standards. Rural Retail Tourism Businesses shall meet the following standards:

1. Rural Retail Tourism businesses shall be located within the A or RVC Zoning Districts;
2. Rural Retail Tourism businesses shall require a Conditional Use Permit in accordance with Section 8.04 of this Ordinance;
3. Rural Retail Tourism businesses shall be shown to have a unique and demonstrable relationship with Chisago County or its region, and its history, culture, traditions, arts, crafts, lore, natural resources, or other features and amenities, in accordance with the above stated purposes.

C. Allowed Uses. Allowed Rural Retail Tourism businesses shall include things as farm or other historical heritage attractions, single family residential rental properties for retreats, crafting, weddings, receptions, bed & breakfasts; small-scale, low impact special events or music festivals, corn mazes, holiday celebrations and harvest festivals, country-craft/antique shops, unique local venues providing for the sale

and serving of locally produced raw and/or value-added agricultural products, goods and services, and other reasonably related merchandise, and other uses determined by the Department to be similar in nature and scope.

D. The terms “small-scale” and “low-impact” shall be construed to refer to land uses which:

1. Do not create an excessive demand upon existing services or amenities;
2. Are screened or able to be screened adequately, or are sufficiently separated from adjacent development or land, to prevent undue negative impact to nearby properties;
3. Will not have an appearance that is inconsistent or incompatible with the surrounding area;
4. Will not cause traffic hazard or undue congestion;
5. Will not negatively impact the neighborhood by intrusion of noise, glare, odor, or other adverse effects.

Applications which are determined to be unable to meet the above criteria may be processed as a major commercial conditional use, provided the use is allowed in the relevant Zoning District.

E. All conditional uses for Rural Retail Tourism shall meet the applicable requirements of Section 8.

F. Code Compliance. An existing structure or SSTS which is subjected to a change in occupancy or GPD loading as a result of an approved CUP for a Rural Retail Tourism business shall be retrofitted and/or upgraded to conform to current code requirements. All existing buildings proposed for use in association with the business shall be certified by an architect or engineer to be in compliance with current structural standards for the new occupancy prior to any use of the structure.

A-541731

This document was drafted by the undersigned in accordance with the record of official proceedings of the Chisago County Board of Commissioners on November 16, 2011.

 2/23/12
Tara M. Guy, Assistant Zoning Director Date