

**LE SUEUR COUNTY PLANNING COMMISSION**  
**March 10, 2022**

**TO: LE SUEUR COUNTY BOARD OF COMMISSIONERS**  
**FROM: LE SUEUR COUNTY PLANNING COMMISSION**  
**SUBJECT: "REQUEST FOR ACTION"**

The Planning Commission recommends your action on the following items:

**ITEM #1: LE SUEUR COUNTY ZONING ORDINANCE AMENDMENTS:**  
Amendments to affect Section 4 – Rules and Definitions, and Section 13 – Shoreland Management.

**Based on the information submitted by staff, and discussions with the Planning Commission during the February 10, 2022 work session, the March 10, 2022 & April 14, 2022 public hearings, and review comments received from the MN Department of Natural Resources, staff and the Planning Commission developed the attached Ordinance revisions:**

Therefore, the Planning Commission recommends approval of the amendments as written with an effective date of July 1, 2022.

ACTION:                    ITEM #1: \_\_\_\_\_

DATE: \_\_\_\_\_

COUNTY ADMINISTRATOR SIGNATURE: \_\_\_\_\_

## **ITEM # 1 SUMMARY OF AMENDMENTS**

The following are proposed changes in addition to general corrections and typos.

### **1. SECTION 4 - DEFINITIONS**

- a. Corrected the definition for Buildable Lot Area
  - 1. Matches amendments approved in May 2022.
- b. Corrected the definition for Structure Height.
  - 1. Matches the picture used from the DNR Model Shoreland Ordinance.

### **2. SECTION 13 – SHORELAND MANAGEMENT**

- a. Amended standards for structures that do not require a permit.
  - 1. Can now be 100 square feet or less and have a height under not to exceed 10 feet.
- b. Updated the lists on public waters based on DNR review and comments.
- c. Revised the Guest Cottage standards.
  - 1. Goal is to distinguish between a Guest Cottage, additional Living Space, and a Dwelling.
- d. Revised the standards for a Water-Oriented Accessory Structure
  - 1. Changes match the standards in MN Statute.
- e. Revised standards for Retaining Walls, Vegetation Removal, Stormwater Management, and Ice Ridge Repair.
- f. Added Administrative Special Use Permits and Interim Use Permits to match the other Zoning Districts.
- g. Introduced standards that would allow for a small utility shed to be placed on an undeveloped property.
- h. Revised the Buildable Lot standards to match the other Zoning Districts.
- i. Revised the Dwelling Standards to match the other Zoning Districts.

ATTEST:

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Danny O’Keefe, Chairman, Le Sueur County Board of Commissioners

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Joseph Martin, County Administrator

DATE: \_\_\_\_\_