

July 13th, 2023

Public Meeting

6:45 pm

**Public Meeting to Discuss Ordinance 2023-04: An Ordinance
Amending Chapter 152 of the Ellendale City Code**

Agenda:

6:45 pm Call Meeting to Order and Approve Agenda

The purpose of this hearing is to accept public comment on consideration to approve Ordinance 2023-04 regarding setbacks in the Codification Manual Land Usage Section.

6:47 Public Input:

Those wishing to speak must state their name and address for the record. Each person will have three (3) minutes to make his/her remarks. Speakers will address all comments to the City Council as a whole and not one individual councilmember. The Council may not act on an item presented during the Public Comment period.

6:55 pm Adjournment

ORDINANCE NO. 2023-04

CITY OF ELLENDALE

AN ORDINANCE AMENDING CHAPTER 152 OF THE ELLENDALE CITY CODE

THE CITY COUNCIL OF THE CITY OF ELLENDALE, ORDAINS:

1. **Ellendale City Code Section 152.094, is hereby amended to read as follows** (new material is underlined; deleted material is ~~lined out~~):

“§ 152.094 ~~LOT DESIGN~~ PERFORMANCE STANDARDS.

(A) Generally. No building shall be erected or enlarged unless the following minimum requirements are met.

(B) Lot area.

(1) Every lot on which a single-family dwelling is erected shall contain an area of not less than 10,000 square feet.

(2) Every lot on which a 2-family dwelling is erected shall contain an area of not less than 10,000 square feet.

(3) Every lot on which a multi-family dwelling is erected shall contain 2,000 square feet minimum per 1 bedroom dwelling units, plus 500 square feet of area for each additional bedroom within the dwelling unit.

(4) For uses other than residential, the lot area shall be adequate to meet the setback, yard, and other applicable requirements of this chapter.

(C) Lot width. Every lot on which a single-family dwelling is erected shall have a minimum width at the building setback line of 75 feet.

(D) Yard requirements.

(1) Front yard.

(a) There shall be a minimum front yard setback of 35 feet from the property line. In the event the building is located on a lot at the intersection of two or more roads, the lot shall have a front yard abutting each such road provided this does not reduce the buildable width of less than 30 feet.

(b) Where adjacent structures within the same block have front yard setbacks different from those required, the front yard minimum setback shall be the average of the adjacent structures. If there is only one adjacent structure, the front yard minimum setback shall be the average of the required setback as set forth in Paragraph (D)(1) and the setback of the adjacent structure.

(2) Side yard.

(a) Every ~~building lot~~, except ~~buildings on~~ corner lots, shall have two side yards. Each side yard shall have a width setback of not less than 10 feet from the property line.

(b) ~~On corner lots, the "side yard" on the street side shall be the same as the front yard on the reverse interior lots on that street provided this does not reduce the buildable width to less than 30 feet.~~

(3) Rear yard.

(a) There shall be a minimum rear yard setback of 25 feet from the property line to the nearest foundation point of the ~~principle~~ principal structure. Accessory structures may be located a minimum of 10 feet from property lines within the rear yard unless all owners of the adjacent property consent to a smaller setback.

(b) ~~On corner lots, the rear yard shall meet the same requirements as interior lots. Accessory structures in the rear yards must be located a minimum of 20 feet from a side street line and at least 10 feet from the rear property lines unless all owners of the adjacent property consent to a smaller setback. Penalty, see § 10.99"~~

2. **Ellendale City Code Section 152.005, DEFINITIONS, is hereby amended to add the following definitions** (new material is underlined; deleted material is ~~lined out~~):


"YARD, FRONT. The portion of the yard extending the full width of the front lot line and extending from the abutting street right-of-way line to the principal building.

YARD, REAR. The portion of the yard extending the full length of the rear lot line and extending from the rear lot line to the principal building.

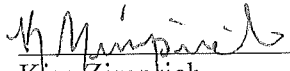
YARD, SIDE. The portion of the yard extending along the side lot line between the front yard and the rear yard and extending from the side lot line to the principal building."

3. This Ordinance shall be effective immediately upon its passage and publication.

ADOPTED this 13th day of July, 2023, by the City Council of the City of Ellendale.

By: 
Mathew Bartsch
Mayor

ATTEST:


Kim Zimpfich
City Clerk

**MINUTES OF ELLENDALE
PUBLIC HEARING TO DISCUSS ORDINANCE 2023-04: AN
ORDINANCE AMENDING CHAPTER 152 OF THE ELLENDALE CITY
CODE
THURSDAY, JULY 13TH, 2023
6:45 PM**

Present: Mayor Matthew Bartsch; Council Members Jon Asplund, Jackie Froman and Scott Groth; City Clerk/Treasurer Kim Zimprich; Deputy Clerk/Treasurer Steve Engel; Fire Chief Logan Busho

Absent: Council Member Derek Bartsch; Utilities and Maintenance Supervisor Josh Otto

Visitors: New Richland Star Eagle Jessica Lutgens

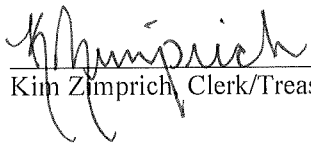
Call Meeting to Order: The Public Meeting was called to order at 6:45 pm by Mayor Matthew Bartsch. The Pledge of Allegiance was recited.

Agenda: A motion was made to approve the Agenda by Council Member Froman. Council Member Groth advanced. Motion carried, all in favor.

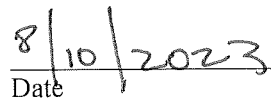
Mayor Bartsch stated the purpose of this hearing was to accept public comment on consideration to approve Ordinance 2023-04 regarding setbacks in the Codification Manual Land Usage Section.

Public Input: There was no public input.

A motion was made by Council Member Groth to adjourn the Public Meeting. Council Member Froman advanced. Motion carried, all in favor. The meeting was adjourned at 6:55 pm.



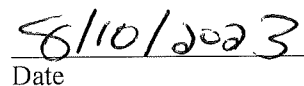
Kim Zimprich, Clerk/Treasurer



Date



Matthew Bartsch, Mayor



Date

The Minutes are a true and exact copy of the Minutes as they appear in the City of Ellendale Minutes Book.