
CROW WING TOWNSHIP
PLANNING AND ZONING COMMISSION
AGENDA

Monday May 5, 2025 6:00 PM

1. Call to Order
2. Roll Call
3. Additions or Deletions to Agenda
4. Public Hearing(s)
5. Open Forum
6. Approval of Minutes
 - a. April 7, 2025
7. Old Business
 - a. Outstanding Complaints and Recent Activity
8. New Business
 - a. Crow Wing County Ordinance Updates
 - i. Inoperable Vehicles
 - b. Signage Discussion
9. Planning and Zoning Report
10. Town Board Correspondence
11. Adjournment

This agenda is not exclusive. Other business may be discussed as deemed necessary.

Crow Wing Township Planning Commission Meeting, April 7, 2025, 6:00 PM

Commission Members Present: Brad Arnold (Chairman), Commissioners David Nelson, Dan Lee, Jon Kolstad, Paul Stephany (Township Board Supervisor), and Sue Kern (Township Clerk). Scott Saehr (Planning and Zoning Consultant) was not present. Brad called the meeting to order at 6:00 PM and the Pledge of Allegiance was recited.

Additions or Deletion: Brad added discussions regarding Guest Cottages and a public hearing he attended at the County regarding a property that borders Crow Wing Township.

Public Hearings: None.

Open Forum: None.

Approval of Minutes: Paul made a motion to accept March 3, 2025, meeting minutes as written. Dan seconded the motion. No discussion. Passed 5-0.

Old Business: Outstanding Complaints: Brad has been in contact with all but one of the violators and they were receptive and cooperative. Brad did a site visit to the Hunter Circle property. The owners are polite and cooperative and working with Scott for permitting.

New Business: Ordinance Review for Buffer Requirements: Brad did a site visit with a neighboring property to the Northland Industrial site. There is an ongoing grievance and complaints of dust blowing, snow drifting over the winter due to a lack of adequate density of screening and water ponding. The site contractors did not finish their work due to the lateness in the season. Lawsuits have been filed. The weather is warming up and more landscaping work will be done. The Commission reviewed the buffer requirements. A portion of the screening will be done when a business purchases the land and starts developing their lot. The signed agreement will be reviewed. No action was taken. **SSTS Compliance Discussion:** The ordinance requirements for SSTS inspections were reviewed. No action was taken.

Crow Wing County Ordinance Updates: The Commission reviewed the ordinance. Portions of the language need further clarification. Amendments regarding the above topics may come forward in the future. No action was taken.

Brad reported on a public hearing he attended. The definition of 'guest cottage' was discussed. The ordinance language needs further clarification. No action was taken.

AWAIR Training: The Commission was reminded to attend the AWAIR training tomorrow prior to the regular board of Supervisor's meeting.

P&Z Administrator's Report: Permit work picked up in March.

Town Board Correspondence: None.

Adjournment: Being no further business, meeting adjourned at 7:08 pm.



MEMORANDUM

Land Services Department

TO: County Commissioners
Crow Wing County Administrator
Crow Wing County Senior Management
Crow Wing County Planning Commission/Board of Adjustment
Townships, Crow Wing County
Municipalities, Crow Wing County
Cass County Environmental Services
Aitkin County Planning and Zoning
Morrison County Planning and Zoning
MN Department of Natural Resources
Minnesota Pollution Control Agency
Mississippi Headwaters Board
Crow Wing Soil & Water Conservation District
Lake Associations and Lake Improvement Districts
Land Services Staff
County Attorney

FROM: Chris Pence, Environmental Services Manager – Crow Wing County Land Services Department

DATE: April 1, 2025

SUBJECT: Proposed Revisions to the Crow Wing County Land Use and Solid Waste Ordinance

Attached for your consideration and comment are proposed revisions to the Crow Wing County Land Use Ordinance.

Please see the attached documents:

- Press release
- Summary of proposed Ordinance Revisions
- Full proposed ordinance revisions

Land Services will be accepting comments on the proposed revisions until April 30, 2025. Please submit comments to landservices@crowwing.us or mail them to 322 Laurel Street, Suite 15, Brainerd, MN 56401. Land Services can also be reached at (218) 824-1010 with any questions. The information regarding revisions to the ordinance is available at the Crow Wing County Website at www.crowwing.gov/214/Ordinance-Policy.

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Our Mission: Serve well. Deliver value. Drive results.

Our Values: Be responsible. Treat people right. Build a better future.



PRESS RELEASE

FOR IMMEDIATE RELEASE
Date: April 1, 2025

Contact: Chris Pence
Phone: (218) 824-1010

CROW WING COUNTY SEEKS PUBLIC COMMENT ON LAND USE ORDINANCE REVISIONS

The Crow Wing County Land Services Department is requesting public comment on proposed revisions to the County Land Use Ordinance. The ordinance revisions and supporting information can be viewed on the County website at www.crowwing.gov/214/Ordinance-Policy. Written comments on the proposed changes will be accepted until April 30, 2025, and may be submitted to the Land Services Department at landservices@crowwing.us or mailed to 322 Laurel Street, Suite 15 Brainerd, MN 56401, attn.: "Ordinance".

These are the Articles in the Land Use Ordinance that are being revised and are listed below:

- Article 3 – Administration
- Article 6 – Planning Commission/Board of Adjustment
- Article 7- Conditional/Interim Use Permits
- Article 10- Land Use Classification List
- Article 12 – Agricultural/Forestry District Standards
- Article 14- Rural Residential District Standards
- Article 16 – Commercial and Commercial/Industrial District Standards
- Article 17- Commercial Storage Facilities
- Article 23 – Adult Uses and Sexually-Oriented Businesses
- Article 29 – Extractive Use
- Article 32 – Parking and Off-Street Loading Area
- Article 37- Subsurface Sewage Treatment Systems Technical Standards and Criteria
- Article 40 – Signs
- Article 45 – Junk/Salvage
- Article 46 – Definitions

The Land Services Department is committed to providing excellent customer service while helping landowners make wise choices that protect Crow Wing County's extraordinary natural resources. Citizens are encouraged to contact the Land Services Office at (218) 824-1010 or landservices@crowwing.gov to discuss land use activities. Crow Wing County information and resources can be found at www.crowwing.gov.

Land Services Department

322 Laurel Street, Suite 15
Brainerd, MN 56401

Office: (218) 824-1010

Fax: (218) 824-1126

www.crowwing.us

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MEMO

TO: County Board of Commissioners
FR: Gary Griffin, Land Services Director
Chris Pence, Environmental Services Manager
DT: April 1, 2025
RE: Land Use Ordinance Updates

Article 3.2 2 B & E – Clarify that interim use application requirements

Article 3.5 B – Clarify that interim uses are subject to civil and criminal enforcement

Article 3.6 - Clarify that performance security can apply to interim use permits

Article 3.9 – Clarify administrative fees can apply to interim use permits

Article 6.1 A 2 – Clarify the PCBOA makes final decisions on interim use permits

Article 6.3 A – Change that a PCBOA member must be appointed by each Commissioner

Article 7.11 – Clarify that an interim use permit can be revoked by the PCBOA

Article 10.2 – Include interim uses in the land use district definitions

Article 10.3 – Add interim uses

Article 10.3 E – Change adult use from conditional use to interim use in land use tables

Article 10.3 E – Change event center from conditional use permit to interim use permit in land use tables

Article 10.3 F – Change Commercial and Industrial Land Use District headings in land use tables

Article 12.1 – Remove outdated comprehensive plan reference and include interim use permits

Article 12.3 – Delete regulation of agricultural uses on steep slopes

Article 12.3 – Add Inoperable Motor Vehicle Requirements

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Article 12.4 -Delete notification of agricultural production areas adjacent to new dwellings

Article 14.1 A-C – Add conditional/interim uses

Article 14.4 – Add Inoperable Motor Vehicles Requirements

Article 16 - Update C1/C2 and C/LI C/HI

Article 16.10 - Add Inoperable Motor Vehicles Requirements

Article 17.1 A 10 – Clarify that commercial storage buildings may not be used as a residential dwelling

Article 17.1 B 1 – Change property line setback to 100-feet for residential property and 10 feet for commercial

Article 23 – Change adult use from conditional use to interim use

Article 29 – Change extractive use from CUP to IUP

Article 32.2 – Update C1/C2

Article 37.1 – Remove reference to State Statute 471.82

Article 40 – Update the land use districts related to sign permits

Article 45.1 – Update Land Services has authority to enforce ordinance

Article 45.2 – Update where the ordinance has jurisdiction

Article 45.4 – Update Commercial and Commercial-Industrial Land Use Districts

Article 45.5 – Update that Land Services as the ability to perform inspections

Article 45.6 – Update requirements and regulations

Article 46 – Definitions

- Commercial 1 and Commercial 2 – Combine into Commercial
- Commercial/Industrial -Add
- Industrial District Commercial Light – Delete
- Industrial Use, Light - Delete
- Industrial District, Commercial Heavy – Delete
- Inoperable Motor Vehicle – Add
- Junk Salvage Yard – Modify
- Suitable area – New definition

STAFF MEMO: PLANNING COMMISSION

Department: Zoning Administration	Meeting Date: 5/6/25
Agenda Section: New Business	Item: Signage

PREVIOUS PLANNING COMMISSION REVIEW OR ACTION: Discussion with Planning Commission Chair

TOWN BOARD REVIEW AND/OR ACTION: N/A.

PROPOSED BUDGET/FISCAL IMPACT: N/A.

OPPORTUNITY COST IF APPROVED: N/A.

BACKGROUND:

Zoning administration has received a request for a commercial identification sign located at 8776 State Highway 371. The sign is proposed to be over an easement/driveway visible from the State Highway. Requesting discussion on allowable use and requirements per the Township's ordinance.

ATTACHMENTS: Current Township ordinance requirements.

LAND USE PERMIT APPLICATION

Name of Applicant RAINI KOHL Phone 218-851-2013
Property Address (E911#) 8776 STATE Hwy 371 Local Phone
Mailing Address 8776 STATE Hwy 371 Email 218SEPTIC@QMAIL.COM
City, State, Zip BRD, MN, 56401

Applicant is:
Legal Owner (☐)
Contract Buyer (☐)
Option Holder (☐)
Agent (☐)
Other SON

Title Holder of Property: (if not applicant)
KELLY & PAULA KOHL
(Name)
8776 STATE Hwy 371
(Address)
BRD, MN, 56401
(City, State, Zip)

Signature of Owner, authorizing application (required): [Signature] 3-24-25
(By signing the owner is certifying that they have read and understood the instructions accompanying this application.)

Signature of Applicant (if different than owner): [Signature]
(By signing the applicant is certifying that they have read and understood the instructions accompanying this application.)

Property Parcel ID (15 Digit # on Tax Statement) 56200517

Zoning District CROW-WING TWP

Will an address assignment (E911#) be needed? NO

State nature of request in detail: (What are you proposing for the property? If a new structure, indicate height and foundation type.)

4 FT X 10 FT SIGN FOR BUSINESS
10 FT OFF OF THE GROUND WITHIN
OUR 33 FT WIDE EASEMENT OFF OF
HWY 371

Approved by the Zoning Administrator: _____ Date: _____

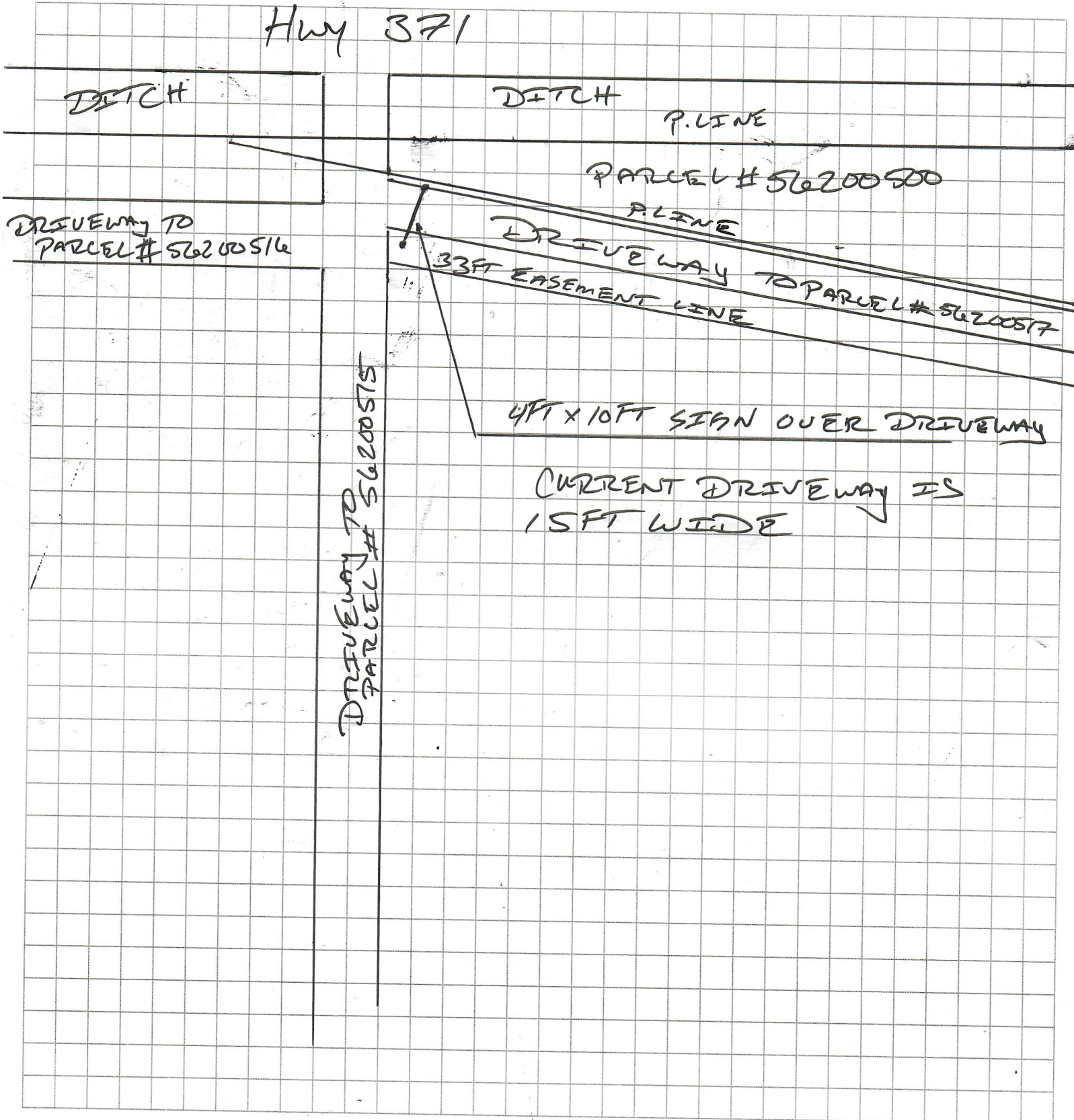
CHECKLIST

- ☒ Completed application, including signature of property owner, and fee
- ☒ Send application electronically to Zoning Administrator
- ☐ Sewer Compliance Inspection Report
(5 years from installation date - New Installation) ?
(3 years from installation date - Existing System) ?
- ☐ All current Township charges paid ?
- ☒ No outstanding violations
- ☐ Zoning Administrator Review of Commercial Access to Township Road (if applicable)
- ☒ Site plan as close to scale as possible with the following information, as a minimum (unless waived by Zoning Administrator):
 - ☒ Size of parcel and dimensions
 - ☐ All existing structures, their square footage, height, distance from all property lines and setbacks (including road, bluff and lake OHW level) and each other
 - ☒ All proposed structures, their square footage, height, distance from all property lines and setbacks (including road, bluff and lake OHW level) and each other
 - ☒ Location on the parcel of existing and proposed sewage treatment systems (ISTS) and wells and their distance from property lines, structures and each other
 - ☒ Existing and/or proposed square footage of the driveway (gravel and paved), access roads, parking, sidewalks



PARCEL #	56200517
DATE	3/24/25

LICENSE - L4197



10 FT

4 FT



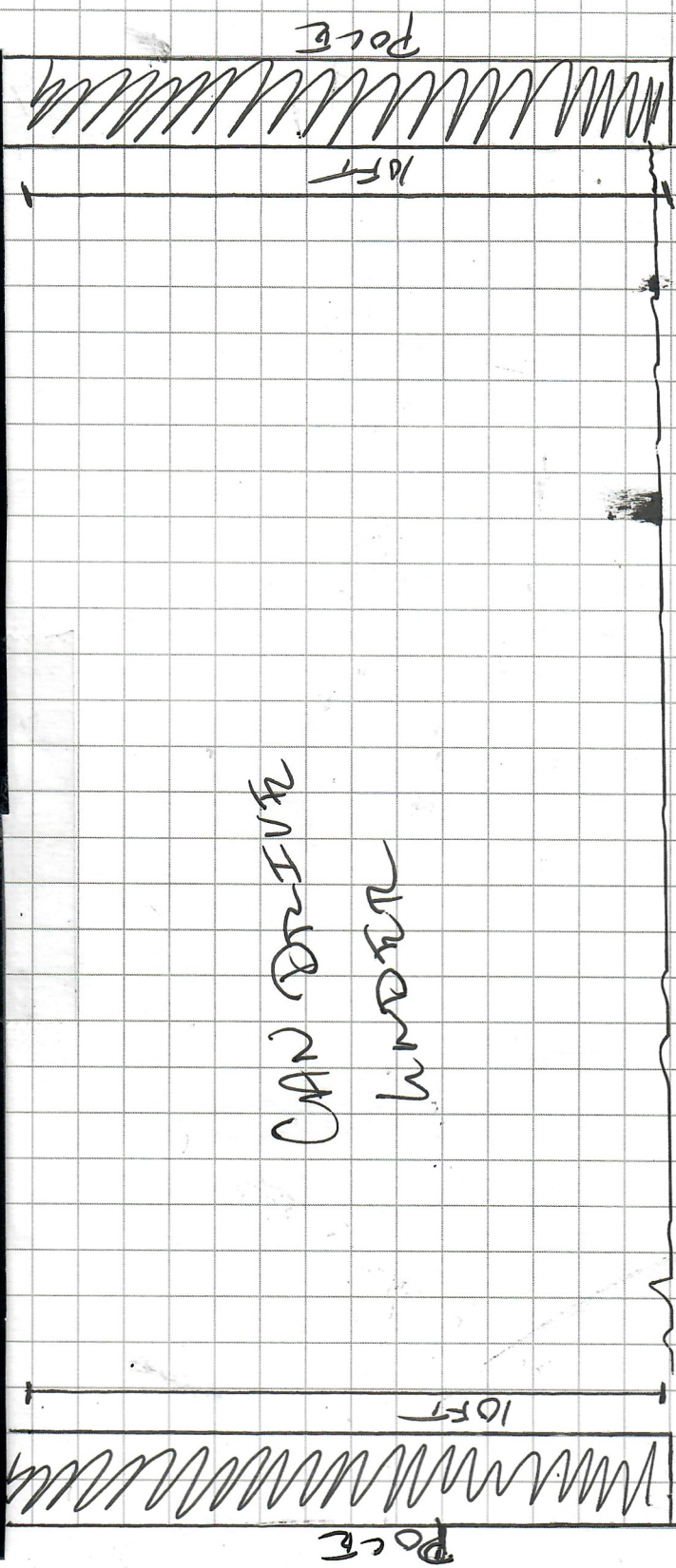
**KOHL'S
CONCEPTS**
218-821-9111

-SEPTIC INSTALLATION
-SEWER REPAIR/SERVICE
-PUMP/ALARM
REPLACEMENT
-EXCAVATING



218-851-2013

-DESIGN
-INSPECT
-SITE EVALUATION
-WATER TESTING



5620257	DATE
3/24/25	PARCEL #



LICENSE-14197

16 FT

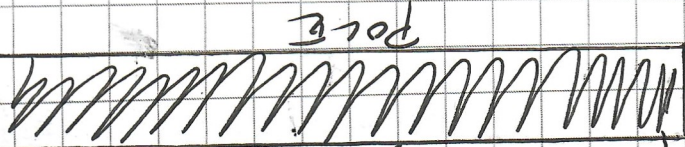
4 FT

- DESIGN
- INSPECT
- SITE EVALUATION
- WATER TESTING



- SEPTIC INSTALLATION
- SEWER REPAIR/SERVICE
- PUMP/ALARM REPLACEMENT
- EXCAVATING

**KOHL'S
CONCEPTS**
218-821-9111

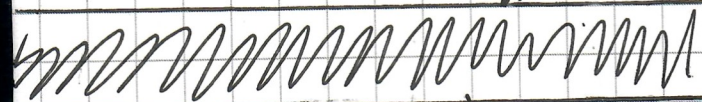


POLE

14 FT

CAN DRIVE

UNDER



POLE

14 FT

LICENSE-14197

DATE	3/24/25
PARCEL #	562057





PARCEL #

56200517

DATE

3/24/25

LICENSE - L4197

Hwy 371

DITCH

DITCH

P.LINE

PARCEL # 56200500

P.LINE

DRIVEWAY TO
PARCEL # 56200516

DRIVEWAY TO PARCEL # 56200517

33FT EASEMENT LINE

4FT x 16FT SIGN OVER DRIVEWAY

CURRENT DRIVEWAY IS
15FT WIDE

NORTH POLE WILL
BE 50FT FROM ROW

DRIVEWAY TO
PARCEL # 56200515

39.2 APPLICABILITY AND PERMITS

- A.** The standards in this section shall apply to all activities that impact wetlands by draining or filling in the unincorporated areas of Crow Wing Township and in incorporated areas by written agreement. The Minnesota Wetland Conservation Act requires that persons proposing to impact wetlands by draining or filling have demonstrated that the activity impacting a wetland has complied with all of the following principles in descending order or priority:
1. Avoid direct or indirect impacts to the wetland that may destroy or diminish the wetland;
 2. Minimize the impact to the wetland by limiting the degree or magnitude of the wetland activity and its implementation;
 3. Rectify the impact by repairing, rehabilitating, or restoring the affected wetland;
 4. Reduces or eliminates the impact to the wetland over time by preservation and maintenance operations, and;
 5. Replaces unavoidable impacts to the wetland by restoring or, if wetland restoration opportunities are not reasonably available, creating substitute wetland areas having equal or greater public value.
- B.** Crow Wing Township, in fulfillment of its responsibilities as the local government unit, shall make exemption, no-loss, replacement plan, and banking determinations and decisions, as well as making other determinations specified by the Wetland Conservation Act and the Wetland Conservation Act Rules.
- C.** In addition to the requirements of the Minnesota Wetland Conservation Act, activities that impact wetlands under the jurisdiction of this Article may also require permits under Article 28 of this Ordinance

ARTICLE 40—SIGNS

The standards in this Article shall apply to signs in all land use districts where signs are allowed.

40.1 PURPOSE AND INTENT

- A Purpose.** The purpose of this section is to establish reasonable regulations for the design, construction, installation and maintenance of all exterior signs in areas under the jurisdiction of this ordinance in order to:
1. Balance the right of individuals to identify their businesses and convey messages with the community rights against unregulated billboard or sign construction or placement;
 2. Further the objectives of the comprehensive plan;
 3. Protect the public health, safety and welfare;
 4. Reduce traffic hazards;

5. Facilitate the creation of an aesthetically pleasing and harmonious community and preserve the characteristics of the commercial, rural and residential character of the community;
6. Protect property values; and
7. Promote economic development.

40.2 PROHIBITED SIGNS

After the adoption of this ordinance:

- A. Traffic safety.** No sign shall be erected or maintained which purports to be or resembles an official traffic control device, sign or signal, or railroad sign or signal, or which hides from view or interferes in any material degree with the effectiveness of any traffic control device, sign or signal, or railroad sign or signal, or which obstructs or interferes with the drivers' view of approaching, merging or intersecting traffic on a public or private road for a distance of at least 500 feet, not including private residential name plate signs;
- B. Prohibited words.** No sign shall be erected or maintained which prominently displays the word "stop" or "danger";
- C. Signs in right-of-way restricted.** No sign shall be erected or maintained on any right-of-way, except as otherwise provided by law or allowed by the Commissioner of the Department of Transportation, Commissioner of the Department of Natural Resources, as outlined in Minnesota Statutes, County Highway Department or local Township Board;
- D. Landowner consent required.** No sign shall be erected or maintained on private land without the consent of the owner or person with legal authority thereof;
- E. Flashing or moving lights prohibited.** No sign shall be erected or maintained which has distracting flashing or moving lights that create a traffic hazard;
- F. Maintenance and safety required.** No sign shall be erected or maintained that is structurally unsafe, in disrepair, or is abandoned.

40.3 RURAL RESIDENTIAL AND AGRICULTURE FORESTRY DISTRICTS

A Sign standards. The following standards shall apply within these districts:

1. The following signs shall be prohibited:
 - a. Off Premise Sign
 - b. Illuminated Sign
 - c. V-Sign
 - d. Changing Message Sign
 - e. Inflatable Sign
2. The following signs will be allowed without a permit:
 - a. Government Sign
 - b. Real Estate Sign
 - c. Incidental Sign
 - d. Rummage or Garage Sale Sign

- e. Political Sign
 - f. Home Occupation Sign
3. The following signs shall require a permit within residential land use districts:
 - a. Area Identification Sign
 - b. Business Identification Sign

40.4 SHORELAND DISTRICT

A Sign standards. The following standards shall apply within these districts:

1. The following signs shall be prohibited:
 - a. Off Premise Sign
 - b. Illuminated Sign
 - c. V-Sign
 - d. Changing Message Sign
 - e. Inflatable Sign
2. The following signs shall be allowed without the need for permit:
 - a. Government Sign
 - b. Real Estate Sign
 - c. Incidental Sign
 - d. Rummage or Garage Sale Sign
 - e. Political Sign
 - f. Window Sign
 - g. Home Occupation Sign
 - h. Nameplate Sign
 - i. Construction Sign
 - j. Area Identification Sign
3. The following signs shall require a permit:
 - a. Business Identification Sign

40.5 COMMERCIAL/INDUSTRIAL

A For the purpose of this section the following land use districts shall be defined as commercial/industrial districts:

1. Waterfront Commercial
2. Commercial 1
3. Commercial 2
4. Commercial/Light Industrial
5. Commercial/Heavy Industrial

B The following standards shall apply within these districts:

1. The following signs shall be prohibited within commercial/industrial land use districts:
 - a. None
2. The following signs will be allowed without a permit within commercial/industrial land use districts:
 - a. Government Sign
 - b. Real Estate Sign
 - c. Incidental Sign
 - d. Rummage or Garage Sale Sign
 - e. Home Occupation Sign
 - f. Political Sign
 - g. Nameplate Sign
 - h. Window Sign
 - i. Inflatable Signs
3. **Construction permit required.** The following signs shall require a permit within commercial/industrial land use districts:
 - a. Area Identification Sign
 - b. Illuminated Sign
 - c. Construction Sign
 - d. Business Identification Sign
 - e. Wall Sign
 - f. Changing Message Sign

40.6 ON-SITE SIGN GENERAL PROVISIONS

A Setbacks. The following setbacks shall be required:

1. **Side lot.** No sign shall be placed closer than 15 feet from side lot lines in all districts;
2. **Public waters setbacks.** All signs shall meet structure setbacks from the Ordinary High Water Level of public waters.
3. **Right of way setbacks.** No sign shall be placed within road right-of-way or easement. In areas designated by an approved comprehensive plan as having future frontage roads, setbacks shall be a minimum of 50 feet from existing road right-of-way;
4. **Wetlands protected.** No sign shall be placed within a Type 3, 4 and 5 wetland;
5. **Residential uses protected.** A Changing Message or Illuminated Sign shall not be located closer than 100 feet from any private single family residence

B Size. Signs shall meet the following size limitations.

1. **Size to frontage ratio.** On Commercially zoned property, the total of all exterior advertising area on the property shall not exceed one square foot per lineal foot of frontage along the public roadway not to exceed 1000 square feet per frontage, including off premise sign area.
2. **Commercial sign size limit.** No single free standing commercial sign shall exceed 200 square feet in area per face.

3. **Residential sign size limit.** On residentially zoned property, the total of all sign area shall not exceed 16 square feet per lot.
4. **Identification signs.** The size for area identification signs shall not exceed 32 square feet.
5. **Wall signs.** A wall sign shall not exceed 25 percent of the square footage of the wall of the building facing the public roadway on commercially zoned property.

C Height Standards. Signs shall not exceed the following height limits:

1. **Height above existing grade.** No sign within Rural Residential and Shoreland Districts shall exceed 10 feet in height above the existing grade;
2. **Commercial height above existing grade.** No free standing on-site advertising sign in commercial/industrial land use districts shall exceed 25 feet above the existing grade;
3. **Height above structure.** No sign attached to structures in commercial/industrial land use districts shall project more 25 feet above the finished grade or 10 feet above the height of the structure to which it is than attached, whichever is less;

D Number of Signs. The number of signs on any lot shall be limited as described below.

1. **Commercial zones.** A commercially zoned parcel of land shall not be allowed more than two free standing signs advertising the business or operation on that parcel, not including legally existing off-premise signs.
2. **Residential zones.** No more than two residential identification signs shall be allowed per residential lot.
3. **Identification signs per entrance.** The number of area identification signs shall not exceed one per entrance into the development.

E Non-conforming signs. All signs not meeting the provisions of this ordinance amendment shall be considered non-conforming signs and shall be subject to the provision of Article 5 of this ordinance.

F Political Signs. The placement and maintenance of political signs used during a campaign shall be regulated by the provisions in Minnesota State Statutes.

G Window Signs. The placement of window signs within a structure or building shall be permitted in all land use districts without a permit.

H Signs for watercraft. Uses that depend on patrons arriving by watercraft may use signs and lighting to convey needed information to the public, subject to the following general standards:

1. No advertising signs or supporting facilities for signs may be placed in or upon public waters. Signs conveying information or safety messages may be placed in or on public waters by a public authority or under a permit issued by the County Sheriff.

2. Other informational or public service signs within public or government zones shall be allowed within the shore impact zone provided the primary use is not commercial in nature and no sign shall not exceed 32 square feet in area; and
 3. Signs in waterfront commercial zones may be placed, when necessary, within the shore impact zone if they are designed and sized to be the minimum necessary to convey needed information. They must only convey the location and name of the establishment and the general types of goods or services available. The signs must not contain other detailed information such as product brands and prices, must not be located higher than ten feet above the ground and must not exceed 32 square feet in size. If illuminated by artificial lights, the lights must be shielded or directed to prevent illumination out across public waters.
- I Inflatable Signs.** Inflatable signs shall be allowed on commercially zoned property for a period not to exceed 72 continuous hours. No inflatable sign shall be allowed for more than one 72 hour period in any 30 day period. The use of inflatable signs not attached to structures or the ground shall meet all Federal Aviation Administration regulations pertaining to height and flight patterns.

40.7 OFF-PREMISE SIGN GENERAL PROVISIONS

Policy: On July 25, 1995, the Crow Wing County Board placed a limit on the number of off-premise advertising signs that would be allowed along local and state highways. That number shall not exceed the number of such devices that existed, were approved by the zoning authority or were pending review at 2:00 p.m. on July 25, 1995. Only in the event that an existing off-premise advertising sign is removed within the county, shall another off-site advertising sign be allowed to replace it or be erected. The Department shall maintain a current record of all legally existing off-premise advertising signs located within the county.

- A District Locations.** An off-premise sign shall be located only in districts listed in Article 10.3.
- B Size Limitations.** No off-premise sign shall exceed 350 square feet per direction of visibility. No stacked signs shall be allowed.
- C Changing Messages.** Nothing in this amendment shall be construed to limit the ability of off-premise sign owners/leasers to change the sign messages or alter the facing of an off-premise sign. This provision shall also apply to all legally existing non-conforming signs.
- D Separation Requirements.** Separation From Off-Premise and On-site Advertising Signs/Road Setbacks
1. No off-premise sign or billboard shall be located closer than 600 feet to any other off-premise sign or billboard;
 2. All off-premise signs or billboards shall meet setbacks from the Ordinary High Water Level of public waters;
 3. No off-premise sign shall be placed within road right-of-way or easement. In areas designated by an approved comprehensive plan as having future frontage roads, setbacks shall be a minimum of 50 feet from existing road right-of-way;
 4. No off premise sign shall be erected or constructed within 300 feet of an intersection or two public roadways;

5. No off-premise sign shall be placed within a Type 3, 4 and 5 wetland;
 6. No off-premise sign shall be located closer than 500 feet from park/playground, school building or church building or private residence.
- E Height Restrictions.** No billboard shall be constructed so as to exceed 35 feet in height from existing road grade, not including temporary sign extensions.

ARTICLE 41--STORMWATER MANAGEMENT

41.1 PURPOSE AND INTENT

- A. The purpose of this part is to protect surface waters and private property from damage resulting from storm water runoff and erosion, ensure the annual storm water runoff rates and volumes from post-development site conditions mimic the annual runoff rates and volumes from predevelopment site conditions, ensure site development minimizes the generation of storm water and maximizes storm water treatment and infiltration, and protect water quality from nutrients, pathogens, toxins, debris, and thermal stress.
- B. The Department shall evaluate the storm water management needs of each lot in doing all reviews, approvals, and permit issuances.
- C. Treated storm water runoff shall use existing natural drainage ways and vegetated soil surfaces to convey, store, further filter, and retain storm water runoff before discharge to public waters. Preference shall be given to designs using surface drainage, vegetation, and infiltration rather than buried pipes and man-made materials and facilities.

41.2 IMPERVIOUS SURFACE STANDARDS

- A. Shoreland District--Shoreland Protection Zone. Impervious surface coverage shall not exceed the limits as set forth in Table 41.1:
 1. On lots with total impervious surface coverage that does not exceed 15% , a stormwater management plan shall not be required for permit approval except as required under Article 41.3, and the following:
 - a. The Department shall consider proper stormwater management and recommend to applicants best management practices as set forth in the Minnesota Stormwater Manual.
 2. On lots with total impervious surface coverage that exceeds 15% but does not exceed 20%, a stormwater management plan shall be prepared by the applicant or their designated agent pursuant to the stormwater management plan design guide and worksheet provided by the Department and be submitted to the Department for approval prior to issuance of a permit and shall be effectively implemented, subject to the provisions of Article 41.3, and the following:
 - a. Permit holders or their designated agent shall notify the Department within 24 hours after implementation of the approved stormwater management plan.
 - b. The Department shall conduct an on-site inspection of stormwater management system to ensure compliance with the approved stormwater management plan.

[illegible]

2025 Compliance Inspections

[illegible]