

## City of Ramsey: Zoning Ordinance Updates

### Comprehensive Plan related items:

- Create Office Park District ordinance- support office and office showroom uses
- Create density transition ordinance- where new development abuts rural zones. Is buffering ordinance effective?
- Rural preserve district- not mapped, remove?
- B-3 not mapped- replaced by Town Center District?
- Prepare architectural design standards for all residential districts
- Create policy/procedures for Comprehensive Plan Amendments
- Create a park zoning district to separate from public/quasi-public
- Fix mapping inconsistencies between zoning and comprehensive plan- review with Tim
- Greenway Corridor Protection and other areas call for cluster, conservation development standard to protect greenway corridor lands. Need to develop an approach for urban areas that might have density or other incentives- could be overlay, addition to subdivision ordinance or stand alone ordinance. Also need to discuss approach for rural areas- any interest in community septic to allow lots below 2.5 acres but overall 2.5/acre density? Any desire for clustering in rural areas?
- Update in zoning ordinance text on MUSA to 2030.
- Allow geothermal heating in all residential districts
- Housing chapter discusses promoting upgrades to existing housing- consider setback reductions to support room additions.
- Review and update Housing Maintenance Code
- Broaden tree preservation/protection or reforestation- part of Greenway Corridor effort
- Building, architectural, landscaping and signage for businesses along Hwy 10 and highly visible areas. Improved identity along Hwy 10.
- Park dedication- review in compliance with comp plan- allows open space/greenway corridor areas to qualify.

### General Updates

- Look at merging Board of Adjustment duties into Planning Commission duties
- Create Administrative site plan review process
- Signs- discuss with Tim issues with ordinance, create exemption for real estate signs from temporary sign provisions
- Variances- legislative updates
- Update definition section
- Residential districts- look at setbacks and opportunities for reductions for room additions
- Business districts- update list of uses; incorporate conditions for conditional uses. Create expanded building and site design standards for all business, employment districts.  
[Screening requirements.](#)
- Update off street parking- general requirements, minimum and maximum space requirements for uses, parking lot design and landscaping standards in parking areas.
- Landscaping ordinance- create consolidated landscaping ordinance for all districts . Look at provisions for canopy requirements for parking, building perimeter landscaping, open areas requirements. Alternative and native landscaping, pervious pavers, etc.
- [Submittal info sheets- development review process overview](#)
- [Heliports](#)
- [Group quarters/dormitory style residential units](#)
- [Religious institutions-RLUIPA, CUP standards](#)

- Portable storage containers
- Car ports
- Fences

- Others:
  - Sustainability: Review with Tim: six themes related to zoning: land use, site design; water quality/conservation; alternative energy; urban forestry and landscaping, community health/local food production.