

ORDINANCE NO. 2189

AN ORDINANCE REGARDING MAXIMUM SIZE ALLOWED FOR GARAGE /STORAGE AND ACCESSORY STRUCURES THEREBY AMENDING REVISED CITY CODE – 1982 BY ADDING SECTION 11-602.2(6); AND SECTION 11- 603.2(6),

The City of Coon Rapids does ordain:

Section 1. Revised City Code – 1982 Section, 11-602.2(6) Garage/Storage and Accessory
Structures is hereby amended as follows:

(Deletions in brackets, additions double underlined)

11-602.2 District Standards

(6) Garage/Storage and Accessory Structures.

~~{(a) — Each dwelling is permitted up to 1200 square feet of attached or detached garage/storage. Notwithstanding the preceding, the maximum floor area of garage/storage space attached to the principal structure may be increased up to 1600 square feet in lieu of any detached garage/storage structure and any free standing accessory structures otherwise permitted under paragraph (b) of this Section, if the total floor area of any attached garage/storage space does not exceed 80 percent of the finished floor area of the principal structure. At least 484 square feet in floor area of garage/storage structure per dwelling must be accessible to vehicle storage, have a minimum width of 22 feet and a minimum depth of 22 feet. The minimum width of a detached garage/storage structure may be reduced to 12 feet provided the total floor area of the detached garage/structure and an attached garage/storage structure equals or exceeds 528 square feet and the attached garage/storage structure has a minimum width of 12 feet and a minimum depth of 22 feet.}~~

(a) Subject to the additional requirements of this Section, each dwelling is permitted up to 1600 square feet, or 2000 square feet for lots one acre or more, of attached/detached garage/storage space not to exceed 80% of the finished floor area of the principle structure.

(b) At least 484 square feet of floor area of garage/storage structure per dwelling must be accessible to vehicle storage, which must have a minimum width of 22 feet and a minimum depth of 22 feet. The minimum width of a detached garage/storage structure may be reduced to 12 feet provided the total floor area of the detached garage/structure and an attached garage/storage structure equals or exceeds 528 square feet

and the attached garage/storage structure has a minimum width of 12 feet and a minimum depth of 22 feet.

(c)~~[(b)]~~ Detached garage/storage structures in excess of 900 square feet in floor area must meet the same setback requirements as the principal structure.

(d)~~[(e)]~~ The architectural style, color, and facing material of a garage/storage structure must be compatible with the principal structure

~~[(d)—In addition to structures provided for in subsection 11-602.2(6)(a) above, each dwelling is permitted other freestanding accessory structures such as an outdoor living room, fish house, gazebo, greenhouse, or playhouse. No accessory structure permitted under this subsection, whether of singular or multiple use, can exceed 200 square feet in floor area. No accessory structure permitted under this subsection can have a door exceeding six feet in width. The total floor area of all such accessory structures permitted under this subsection must not exceed 400 square feet.]~~

(e) The number of detached garage/storage structures and other accessory structures cannot exceed three per dwelling.

(f) For the purpose of this Section, floor area means the gross horizontal area of the main floor of a structure plus the horizontal area of any other level having a minimum vertical clearance or ceiling height of five feet.

Section 2. Revised City Code – 1982 Section, 11-603.2(6) Garage/Storage and Accessory

Structures is hereby amended as follows:

(Deletions in brackets, additions double underlined)

11-603.2 District Standards

(6) Garage/Storage and Accessory Structures.

~~[(a)—Each single family dwelling or twin home lot is permitted up to 1200 square feet of attached or detached garage/storage space. At least 484 square feet in floor area of garage/storage structure per single family dwelling must be accessible to vehicle storage and must have a minimum width of 22 feet and a minimum depth of 22 feet. The minimum width of a detached garage/storage structure may be reduced to 12 feet provided the total floor area of the detached garage/structure and an attached garage/storage structure equals or exceeds 528 square feet and the attached garage/storage structure has a minimum width of 12 feet and a minimum depth of 22 feet. At least 264 square feet in floor area of garage/storage structure per two family dwelling unit must be accessible to vehicle storage and shall have a minimum width of 12 feet and a minimum depth of 22 feet.]~~

(a) Subject to the additional requirements of this Section, each single family dwelling or twin home lot is permitted up to 1600 square feet, or 2000 square feet for lots one acre or more, of attached/detached garage storage space not to exceed 80% of the finished floor area of the principle structure.

(b) At least 484 square feet of floor area of garage/storage structure per dwelling must be accessible to vehicle storage, which must have a minimum width of 22 feet and a minimum depth of 22 feet. The minimum width of a detached garage/storage structure may be reduced to 12 feet provided the total floor area of the detached garage/structure and an attached garage/storage structure equals or exceeds 528 square feet and the attached garage/storage structure has a minimum width of 12 feet and a minimum depth of 22 feet.

(c)[(b)] Detached garage/storage structures in excess of 900 square feet in floor area must meet the same setback requirements as the principal structure.

(d)[(e)] The architectural style, color, and facing material of a garage/storage structure must be compatible with the principal structure

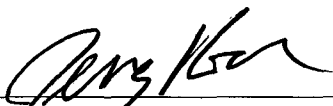
[(d) In addition to structures provided for in subsection 11-603.2(6)(a) above, each dwelling is permitted other freestanding accessory structures such as an outdoor living room, fish house, gazebo, greenhouse, or playhouse. No accessory structure permitted under this subsection, whether of singular or multiple use, can exceed 200 square feet in floor area. No accessory structure permitted under this subsection can have a door exceeding six feet in width. The total floor area of all such accessory structures permitted under this subsection must not exceed 400 square feet.]

(e) The number of detached garage/storage structures and other accessory structures cannot exceed three per dwelling.

(f) For the purpose of this Section, floor area means the gross horizontal area of the main floor of a structure plus the horizontal area of any other level having a minimum vertical clearance or ceiling height of five feet.

Introduced this 6th day of June, 2017.

Adopted this 20th day of June, 2017.


Jerry Koch, Mayor

ATTEST:


Joan Lenzmeier, City Clerk

