

**AMENDMENT TO
ORDINANCE NO. 151.25**

**CITY OF VERGAS
COUNTY OF OTTER TAIL
STATE OF MINNESOTA**

An ordinance regulating the aesthetics of commercial buildings in the city of Vergas and amending Sec. 151.25 C-1 General Commercial District.

WHEREAS, the City of Vergas is a small town with a unique collection of downtown retail and commercial service buildings that have historically unique designs, features and sizes which reflect the history, nature and character of the city; and

WHEREAS, tourism is an important source of economic support for the private enterprises that operate within the City limit and upon which the citizens of the City depend for municipal revenue to operate, maintain and improve the City infrastructure and provide for the health and safety of its residents; and

WHEREAS, the City is located in an area that is attractive for its natural beauty, including lakes, forests and farms, all of which serve to promote tourism; and

WHEREAS, the character of the City is in harmony with the surrounding environment, in particular Long Lake, a portion of which is in the City limits and near the downtown commercial area; and

WHEREAS, the City wishes to maintain its character with and view to expanding the economic benefits derived from the tourist trade and to maintain heritage, aesthetics and livability of the City; and

WHEREAS, the City has determined that the establishment and construction of buildings that are designed pursuant to national franchise formulas that result in buildings that have a distinctive architectural style consistent with the franchise brand identity will adversely affect the economic wellbeing, health and safety of its residents;

NOW THEREFORE, the City Council of the City of Vergas, Minnesota ordains as follows:

§ 151.25 SHALL BE AMENDED AS FOLLOWS:

(A) (1.) *Non-Permitted Uses.*

(a.) *Franchise Formula Business.* A business with at least 12 outlets in the United States sharing common features such as size, merchandise, trademark, architecture, employee uniforms, signage or décor;

(b.) *Franchise Fast Food Business.* A business utilizing drive-through service or with a menu, food preparation and service requirements that are standardized and mandatory or all businesses sharing the brand or franchise with at least 12 outlets in the United States;

(E) *Lot requirements and setbacks.*

(1.) *Lot Area Minimum.*

(a) 3,000 square feet minimum.

(b) *Lot Area Maximum.* Retail businesses involving the sale of merchandise or the provision of services shall not occupy a lot more than 5,000 square feet;

(G) *Parking.*

(1.) Any retail businesses which constructs off street parking shall have no more than 15% of a single lot dedicated to off street parking.

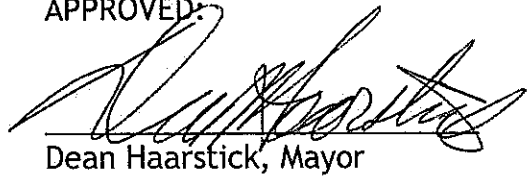
(2.) Refer to §§ 151.35 through 151.39.

(H) *Height Limitations and Façade.* Height limitations shall not apply to water towers, chimneys, flag poles, antennae, wind energy conversion systems, church spires, church belfries or church domes not containing habitable space and support towers permitted by S 150.04.

(1.) *Façade.* Retail business buildings must have a façade consistent with the style and type of architecture located in the Commercial District.

PASSED BY THE CITY COUNCIL OF THE CITY OF VERGAS, MINNESOTA THIS
15th DAY OF April, 2019.

APPROVED:



Dean Haarstick, Mayor

ATTEST:



Julie Lammers, City Clerk

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