

CITY OF CHANHASSEN
CARVER AND HENNEPIN COUNTIES, MINNESOTA

ORDINANCE NO. 492

AN ORDINANCE AMENDING CHAPTER 20 OF THE
CHANHASSEN CITY CODE, THE CITY'S ZONING ORDINANCE,
BY AMENDING A PLANNED UNIT DEVELOPMENT

THE CITY COUNCIL OF THE CITY OF CHANHASSEN ORDAINS:

Section 1. Chapter 20 of the Chanhassen City Code, the City's zoning ordinance, is hereby amended by amending the Chanhassen Retail Center Planned Unit Development Standards, Sections a. Intent, c. Setbacks, d. Development Standards Tabulation Box, and Lighting 1., to read as follows:

a. Intent

The purpose of the zone is to create a PUD commercial/retail zone. The use of the PUD zone is to allow for more flexible design standards while creating a higher quality and more sensitive proposal. All utilities are required to be placed underground. Each lot proposed for development shall proceed through site plan review based on the development standards outlined below. **The Central Business District regulations shall apply except as modified by this ordinance.**

c. Setbacks

Per City Code.

~~In the PUD standards, the building setback for commercial is 50 feet from any public right of way, parking along right of ways shall be set back 20 feet.~~

Street	Building Setback	Parking Setback
West 78 th — Target	50 Feet	20 Feet
————— Outlot B	50 Feet	20 Feet
————— Richfield Bank	50 Feet	20 Feet
Powers Boulevard	50 Feet	20 Feet
Hwy. 5 — Target	100 Feet	20 Feet
————— Outlot B	50 Feet	20 Feet
Kerber Boulevard		
————— Richfield Bank	25 Feet	20 Feet
Picha Street		
————— Richfield Bank	25 Feet	20 Feet

d. Development Standards Tabulation Box

USE	Lot Area	Bldg sq Ft.	Parking	Landscape	Coverage	Height
Permitted Use	20,000 sq. ft.	NA	Per code	30 %	70 %	40 feet

Lighting

1. All light fixtures shall be shielded high pressure sodium fixtures **or LED**. Light level for site lighting shall be no more than ½ candle at the property line. This does not apply to street lighting.
2. Glare, whether direct or reflected, as differentiated from general illumination shall not be visible beyond the limits of the site from which it originates.
3. Lights shall be on a photoelectric cell to turn them on and off automatically as activated by yearly conditions.
4. Light poles shall use shoe box light standards.

Section 2. This ordinance shall be effective immediately upon its passage and publication.

PASSED AND ADOPTED by the Chanhassen City Council this 8th day of February, 2010.

ATTEST:

Todd Gerhardt, Clerk/Manager

Thomas A. Furlong, Mayor

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