

ORDINANCE NO. 1500

**AN ORDINANCE AMENDING NO. 1060 KNOWN
AS THE WILLMAR ZONING ORDINANCE
BY AMENDING SECTION 6 TO CREATE SECTION 6.R**

The City Council of City of Willmar does ordain as follows:

SECTION 4. Ordinance 1060 is hereby amended by adding a new SECTION 6.R. so as to read as follows:

R. GB-2. GENERAL BUSINESS DISTRICT-2

1. Permitted Uses. Only the following uses shall be permitted outright:

Alterations / Tailor Shop	Music stores	Fraternal / service clubs
Appliance sales and service	Office supplies stores	Hotels / motels
Art studios, including sale of prints and supplies	Offices, business and professional	Livestock feed sales
Athletic / recreation facilities	Parking	Lumber yards (including misc. building materials)
Automobile / light truck sales and service	Pet stores	Mini-storage businesses
Automobile / truck parts and supplies sales	Photo processing business	Multi-businesses building and complexes
Bait and tackle stores	Photo studios, including the sale of photographic supplies	Multiple-family dwelling units as a secondary use in a business structure
Bakeries	Printing shops	Nurseries, greenhouses
Banks / financial institutions	Schools and colleges	Plastering / drywall contractors shops
Bicycle sales and service	Shoe stores	Plumbing / heating / air conditioning / refrigeration / ventilation contractors shops

Broadcasting studios	Small engines sales and service	Restaurants (including night clubs and fast foods)
Carpet / floor covering stores	Sporting goods stores	Roofing contractors shops
Churches	Tanning parlors	Seasonal businesses
Clothing stores	Tattoo parlors	Sheet metal contractors shops
Commercial day nurseries or schools	Theaters	Sign contractors shops

Computer / electric equipment sales and service	Tire sales and service	Supermarkets / grocery stores (including convenience stores w/o gas sales)
Drug stores / pharmacies	Toy stores	Truck sales and service
Employment agencies	Veterinary clinics	Water conditioning contractors shops
Fabric stores	Video stores	Welding shops
Farm supplies sales	Welding supply stores	Family recreation
Flower shops	Essential services and public uses	
Funeral homes / crematoriums	Brew pubs	Brewer taprooms
Furniture stores	Armories, convention halls, auditoriums	
Glass sales / service	Building contractors shops	
Hair care (barbers, beauty shops, salons etc)	Bus terminals	
Hardware stores	Businesses s/drive up facilities	
Laundromats	Car washes	
Liquor sales, on and off.	Department stores	
Medical / dental clinics	Discount stores	
Motorcycle / snowmobile / boat sales and services	Electrical contractors shops	
Museums	Fertilizer sales	

2. Permitted Uses With Plan Review. The following uses are permitted provided

plans are submitted to and approved by the Zoning Administrator and the Planning Commission, subject to such conditions as they may attach thereto:

- a. Planned unit developments.
- b. Multi-family dwelling structures (Ordinance 1461/2021)
- c. Amusement
- d. Malls

3. Conditional Uses. The following uses are permitted upon the granting of a conditional use permit by the Planning Commission, subject to such conditions as they may attach there to::

- a. Adult entertainment uses, as regulated in Section 3.Q.
- b. Flammable gas/liquid sales and storage (including gas stations and convenience stores with gas sales).
- c. ~~Planned unit developments.~~
- d. Recycling transfer stations.
- e. ~~Brewer taprooms. (Ordinance 1355/2014)~~
- f. ~~Multi-family dwelling structures (Ordinance 1461/2021)~~

4. Permitted Accessory Uses. The following accessory structures or uses of land shall be permitted:

- a. Detached storage or accessory buildings.

5. Lot Area, Width, and Setback Requirements. The following standards shall be the minimum requirements for development in the “GB” District:

a. Lot Area (Square feet)	20,000
b. Lot Width (feet)	100
c. Setbacks (feet)	
Front (r/w)	25*
Rear	10
Side, interior	10
Side, street (r/w)	25*

* All front or street setbacks along
state/federal highways shall be a minimum of
fifty (50) feet except for T.H.12 between 11th
Street Southwest and Lakeland Drive.

EFFECTIVE DATE. This Ordinance shall be effective from and after its adoption and second publication.

This Ordinance introduced by Council Member: Davis

This Ordinance introduced on: June 5, 2023

This Ordinance published on: June 10, 2023

This Ordinance given a hearing on: June 20, 2023

This Ordinance adopted on: June 20, 2023

This Ordinance published on: June 24, 2023

SUMMARY PUBLICATION OF CITY OF WILLMAR ORDINANCE NO. 1500

AN ORDINANCE AMENDING ORDINANCE NO. 1060 KNOWN AS THE WILLMAR ZONING ORDINANCE BY AMENDING SECTION 6 TO CREATE SECTION 6.R

Summary: Ordinance No. 1500 authorizes amends the City's Zoning Ordinance by creating a new General Business 2 (GB2) zoning district and associated permitted and conditional uses and lot area, width and setback requirements within such district.

The complete text of Ordinance No. 1500 may be obtained at no charge at City Hall (333 6th Street Southwest, Willmar, MN 56201), or from the City's website at www.willmarmn.gov.