

HOUSING AND ZONING ORDINANCE

SCIOTA TOWNSHIP, MINNESOTA

OVERVIEW OF 2025 CHANGES TO PREVIOUS ORDINANCE

This document is intended as a summary of the major, proposed changes to the Sciota Township Housing and Zoning Ordinance for 2025. This document is not necessarily comprehensive; some changes may not be included.

Section 201.03: Cluster Housing District Livestock Regulation (new)

See Rural Residential Livestock Regulation.

Section 202.02: Rural Residential General Regulation

Items 1 & 2 – The density of a Rural Residential District may range from 5 to 8 primary, single-family dwellings. It is the intention of the current Township Board of Supervisors that the density limits will be clarified when the Township Comprehensive Plan is next updated.

Section 202.03: Rural Residential Livestock Regulation (new)

Items 1 & 2 – The density of livestock, not including poultry, is restricted on rural residential parcels.

Section 203.04: Agricultural Conditional Uses

#11 “Mobil Homes” has been deleted.

Section 301: Height and Placement Regulations

The language allowing variances for structure heights greater than 30 feet has been made consistent throughout.

Section 303: Structure Setbacks from Road Centerline (modified)

The specific roads for which the setbacks apply have been added to the chart.

Section 504.01: Dwelling Units

#2, Minimum square footage of 1400 square feet of livable space has been deleted.

#3, Minimum width of 26 feet has been deleted.

Section 506: Home Occupations

#1, Requirement to register home occupation with township has been deleted.

#2, Requirement for maximum allowable percentage of dwelling has been deleted.

#4, Maximum allowable number of on-site employees has been deleted.

#11, Provisions for home occupation in accessory structure have been deleted.

Section 507: Previously “Mobile Homes,” now “Accessory Dwelling Units” (new)

For parcels of four acres or more, the regulations for interim use permits for accessory dwelling units are less restrictive than before. However, the property owner must reside on the property and an annual operating is required.

Section 508.01: Dwelling Units Prohibited

The period for which a travel or motor home coach or trailer may be used as a temporary dwelling has been extended from four weeks per year to sixteen weeks per year.

Section 519: "Variances" (new), has been added to clarify the standards and processes by which the Township Board may issue variances to this or other ordinances.

Article VIII: "Definitions" has been updated to reflect the changes to the rest of the ordinance.