

ORDINANCE NUMBER 185

AN ORDINANCE REGULATING THE LOCATION, SIZE, USE AND ARRANGEMENT OF LOTS AND BUILDINGS IN AND FOR THE UNINCORPORATED PORTIONS OF BENTON COUNTY, MINNESOTA; AND FOR THE PURPOSE OF PROMOTING THE HEALTH, SAFETY, MORALS AND GENERAL WELFARE OF BENTON COUNTY; AND FOR THE AFORESAID PURPOSE TO DIVIDE THE COUNTY INTO ZONING DISTRICTS; AND PROVIDE FOR SEWAGE CONTROL, SHORELAND CONTROL, AND SUBDIVISION REGULATION.

WHEREAS, Chapter 394.21 to 394.37, Minnesota Statutes 1986, empower counties to provide for the establishment of zoning districts and to regulate within such districts the location, height, bulk, size and specified use for which dwellings, buildings, and structures that may hereafter be erected or altered; and

WHEREAS, the Board of Commissioners of Benton County has declared its intention to avail itself of these powers in accordance with M.S. 394.21, by an ordinance establishing the Benton County Planning Commission for the purposes of preparing long-range plans for the County, together with land use controls; and

WHEREAS, the County Board is empowered to enact and revise a zoning ordinance in order to protect public health, safety and welfare; and

WHEREAS, previous zoning ordinances hereto have attempted to protect productive agriculture land; and

WHEREAS, the land and water of Benton County is a limited resource which must be protected and used in order to satisfy the needs of the existing and projected population, and that the land and water is required to provide food and fiber, construction material, water recharge, recreation, wildlife, and living space, and as such protection of Benton County's land and water resources will determine the quality of life afforded to existing and future citizens of the County; and

WHEREAS, agriculture production is a prime industry of Benton County and projected growth of urban development beyond the year 2000 is not sufficient to remove this prime use of the land, and farm operations shall be recognized as such and regulations adopted to protect agriculture activities,

THE BENTON COUNTY, MINNESOTA BOARD OF COMMISSIONERS ORDAINS:

1.0            SHORT TITLE

This ordinance shall be known, cited and referred to as the Benton County Development Code, except as referred to herein, where it shall be known as "this Ordinance."