

CHAPTER 17.08

An Ordinance Amending Chapter 17.08 of the Howard Lake City Code in Part

The City of Howard Lake hereby amends Chapter 51 of the Zoning Ordinance to include “Recreational Camping Areas” as a Conditional Use in the Urban Reserve Zoning District, as follows:

01-54-4: CONDITIONAL USES

J. Recreational Camping Area, provided that:

1. The minimum size for a recreational camping area is ten (10) acres.
2. The Recreational camping area shall have a state license, and comply with building and fire codes as may be required or applicable.
3. The main entrance to a recreational camping area must be located on a state highway, county road, or city collector street.
4. All recreational vehicles, trailers, or other recreational camping devices shall be stored within the bounds of a camping space.
5. No more than one recreational vehicle, travel trailer, or other recreational camping device shall occupy a camping space.
6. No campsite or building shall be located within twenty (20) feet of a property line, thirty (30) feet of a right-of-way or fifty (50) feet of an abutting residential use. Setbacks are measured to the boundary of camping spaces.
7. The sale, storage, use or occupancy of any manufactured home, except permanent buildings constructed in accordance to this ordinance, is prohibited.
8. No recreational vehicle, travel trailer, or other recreational camping device may be stored permanently on the property.
9. No structures may be constructed within the bounds of a camping space.
10. All trailers and vehicles must be properly licensed and operable.
11. Unit density may not exceed ten (10) units per acre and must meet the following standards:
 - a. Each camping and trailer-marking space shall be clearly delineated and numbered.
 - b. Each space shall maintain twenty (20) feet between each camping trailer, motor home, and tent.

- c. Each space shall have a minimum of two hundred (200) square feet of parking space, with at least sixteen (16) feet of driveway frontage. No space shall have direct access to a public right-of-way.
 - d. Each lot shall contain a watertight, rodent and insect resistant refuse container.
 - e. Each lot shall have a sewer and water connection.
12. All internal drives and/or streets shall be at a minimum in accordance with the State of Minnesota Department of Transportation's design standards as approved by the City Engineer with bituminous, concrete, pavers, or other approved dustless and erosion resistant material.
 13. All internal drives and/or streets shall be properly lighted and remain free for passage.
 14. Landscape screening must be provided as established in Section 01-20-5.
 15. All utilities shall be buried, and there shall be no overhead wires or support poles, except those essential for street or other lighting purposes.
 16. Centralized refuse containers and all maintenance facilities shall be fenced and screened.
 17. Commercial service uses and parking areas serving such uses located within a recreational camping area may only be accessory and incidental to the recreational camping area.
 18. No home occupations or businesses not accessory and incidental to the recreational camping area shall be operated.
 19. There shall be no incineration of waste, garbage, or refuse.
 20. All land and facilities shall be adequately drained and properly maintained free of dust, refuse, garbage, rubbish, and debris.
 21. Each recreational camping area shall have at least one (1) building with central heating that is adequately lighted during all hours of darkness and must serve as a central storm shelter for the campsites. The building shall contain laundry washers, dryers, showers, and public toilets. The building shall be serviced by municipal sanitary sewer.
 22. Restrooms shall be maintained in a neat, orderly, and operable state.
 23. Each recreational camping area shall have a room or building for use of its caretaker distinctly marked "office".
 24. An adult caretaker shall be on duty at all times there is a guest occupying a space in the recreational camping area. The caretaker shall have immediate access to a public phone, and maintain a register of all persons using the facility. The register shall record the name,

address, motor vehicle license number, and number of guests, as well as the date and time of their arrival and departure.

- K. Recreational fields (outdoors) including golf courses, swimming pools, and similar facilities, and directly related buildings and structures.
- L. Recreational structures and buildings (private), including those for golf, tennis and swimming, Located on the premises of clubs or other allowed uses.