

SECTION 16B: REGULATIONS FOR “INST” INSTITUTIONAL DISTRICT

Subd. 1. Intent

- A. To encourage the provision of a wide range of social, cultural, recreational and infrastructure services to Long Lake residents and businesses that are compatible with adjacent land uses yet accessible to the public.
- B. To provide space for public, semi-public and public service uses and facilities that provide benefit to the community as a whole on properties that are designated for Park, Institutional and Infrastructure on to 2020 City of Long Lake Land Use Map, as amended from time to time.

Subd. 2. Permitted Uses

- A. Public parks and recreational facilities.
- B. Essential services, except as provided in Section 23 of this Ordinance.

Subd. 3. Permitted Accessory Uses

- A. Off-street parking and loading facilities.
- B. Accessory and secondary use antennas.
- C. Personal wireless service antennas and antenna support structures located on a public structure, not exceeding fifty (50) feet in height as regulated in Section 31.

Subd. 4. Conditional Uses. The following are conditional uses in the “INST” District; requires a Conditional Use Permit based upon procedures set forth in this Ordinance; and shall be reviewed on an annual basis. Such review shall occur prior to the second Council meeting in June, at which time all permits shall be reviewed.

- A. Public or semi-public buildings and structures, such as City Halls, community centers, libraries and non-profit museums; public and private educational institutions limited to elementary, junior high and senior high schools; and religious institutions such as churches, chapels, temples and synagogues provided that:
 - 1. Adequate screening from abutting residential uses and landscaping is provided in compliance with this Ordinance.
 - 2. Adequate off street parking and access is provided on the site or on lots directly abutting directly across a public street or alley to the principal use in compliance with this Ordinance and that such parking

is adequately screened and landscaped from surrounding and abutting residential uses in compliance with this Ordinance.

3. Adequate off-street loading and service entrances are provided and regulated where applicable by this Ordinance.

B. Cemeteries provided that that facility:

1. Meets all requirements of the State Department of Health and any other State and Federal laws.
2. Direct views from surrounding and abutting residential residential uses shall be buffered by landscaping materials.

C. Antennas and antenna support structures subject to the conditions found in Section 31 of this Ordinance.

D. Personal wireless service antennas and antenna support structures located on a structure, exceeding fifty (50) feet in height as regulated in Section 31.

E. Essential services as provided in Section 23 of this Ordinance.

Subd. 5. Lot Area and Setback Requirements: The following minimum requirements shall be observed in the "INST" District subject to additional requirements, exceptions and modifications set forth in this ordinance.

A. Lot Area: 10,000 square feet.

B. Lot Width: 75 feet at the front setback line.

C. Front Yards: Front yard setbacks will meet the minimum required setback of the zoning district of the neighboring property which is located along the same street right of way.

D. Side Yards:

1. Interior lots: Not less than 20 feet.
2. Corner lots: Not less than 20 feet on the interior side yard, nor less than 35 feet on the side yard abutting a public right-of-way.

E. Rear Yards: 25 feet

F. Height: No structure shall exceed 35 feet in height above grade unless modified by provisions set forth in this Ordinance.