

**CITY OF BAXTER, MINNESOTA  
ORDINANCE 2024-014**

**AN ORDINANCE AMENDING THE TEXT OF TITLE 10, CHAPTER 4, SECTION 10  
“ARCHITECTURAL DESIGN STANDARDS” OF THE BAXTER CITY CODE (CITY FILE  
NUMBER 24-32)**

THE CITY OF BAXTER ORDAINS:

**SECTION 1. Amendments.** The text of Chapter 4 of Title 10 (Zoning Regulations) of the Baxter City Code is hereby amended by deleting the ~~stricken~~ material and adding the underlined material as follows:

**10-4-10: ARCHITECTURAL DESIGN STANDARDS:**

E. Allowable Materials By Zoning District: (Percentages of allowed exterior materials shall be calculated excluding fenestrations except for architectural glass, or doors that are 50 percent or less glass.)

1. District C1, C2:

- a. Face brick.
- b. Natural stone.
- c. Architectural glass.
- d. Stucco.
- e. EIFS.
- f. Architectural concrete masonry units shall be limited to a maximum of fifty percent (50%) on any front facade. Architectural concrete masonry units may be used up to one hundred percent (100%) on nonfront facades.
- g. Architectural precast concrete panels.
- h. Architectural metal panels shall be limited to a maximum of fifty percent (50%) on any facade.

h.i. Lap siding provided a minimum of an 8-inch reveal. Lap siding shall be steel or an architectural composite such as fiber cement composite, wood composites, or synthetic composites and shall have a high degree of durability and longevity as determined by the zoning administrator.

i.j. Architectural composites including fiber cement composites, synthetic composites, and related veneers. When an architectural composite is proposed to imitate other proposed materials with a percentage restriction, the architectural composite shall be added to the square footage of the material it imitates to determine the total square footage of the material on each facade. Accent materials shall be limited to a maximum of ten percent (10%) per building facade as approved under subsection F of this section.

j.k. Accent materials shall be limited to a maximum of ten percent (10%) per building facade as approved under subsection F of this section. Architectural composites including fiber cement composites, synthetic composites, and related veneers. When an architectural composite is proposed to imitate other proposed materials with a percentage restriction, the architectural composite shall be added to the square footage of the material it imitates to determine the total square footage of the material on each facade.

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~~k-l.~~ Other materials may be approved under subsection F of this section.

**SECTION 2. Effective Date.** This amendment shall take effect upon its passage.

**SECTION 3. Summary Publication.** Pursuant to Minnesota Statutes Section 412.191, in the case of a lengthy ordinance, a summary may be published. While a copy of the entire ordinance is available without cost at the office of the City Clerk, the following summary is approved by the City Council and shall be published in lieu of publishing the entire ordinance:

The City Council adopted an ordinance amending the standards of Title 10 "Zoning Regulations" as follows:

Section 10-4-10: ARCHITECTURAL DESIGN STANDARDS is amended to allow lap siding products with a high degree of durability in the C-1, Neighborhood Commercial and C-2, Regional Commercial zoning districts.

**WHEREUPON**, said Ordinance is hereby declared adopted on this 20<sup>th</sup> day of August 2024.

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**Darrel Olson, Mayor**

**ATTEST:**

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**Kelly Steele, Assistant City Administrator/Clerk**

***City Seal***