

STATE OF MINNESOTA
COUNTY OF WASHINGTON
CITY OF LAKE ELMO

ORDINANCE NO. 80-88

AN ORDINANCE RELATING TO THE MOVING OF BUILDINGS.

The Lake Elmo City Council ordains that Sections 502.070A, 502.070B, and 502.070C of the Lake Elmo City Code are hereby amended; and Section 502.070D is hereby added to the Lake Elmo City Code to read as follows:

Section 502.070A. Application. Prior to moving a building or structure which will be located or relocated within the City of Lake Elmo, a moving permit must be obtained from the Lake Elmo City Council. The application for a moving permit shall include the following information:

1. A performance bond in the amount of \$100,000 or such other amount as may be required in writing by the City's Building Inspector.
2. A certificate of insurance which indicates that the applicant has obtained liability coverage in the amount of \$200,000 or more; and property damage coverage in the amount of \$20,000 or more.
3. Photos of all sides of the building or structure.
4. A complete description of the building or structure including its age and physical condition.
5. A site plan.
6. A percolation test for the site in Lake Elmo on which the building will be located or relocated.
7. An application fee of \$500.
8. A written approval from utility companies.
9. Proof of ownership of site in Lake Elmo on which the building will be located or relocated.

Section 502.070B. Inspection. The City Building Inspector shall inspect the building or structure for which the permit is requested before and after it is moved. Applicant shall reimburse the City for expenses incurred by the City's Building Official in order to inspect a building or structure located beyond the borders of the City of Lake Elmo. The expense reimbursement shall be made before issuance of the moving permit.

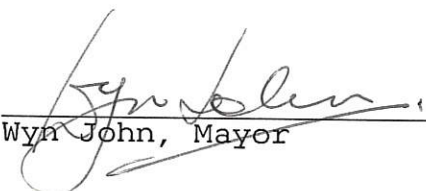
Section 502.070C. Standards. All improvements required to render the building or structure safe and suitable for occupancy shall be completed prior to occupancy. Additional improvements necessary to insure that the building or structure complies with the City's Building Code and with the site grading requirements or landscaping requirements for the zone in which the structure will be located, shall be completed within twelve months of the date of issuance of the moving permit. The building or structure as improved shall not materially depreciate surrounding property values.

Section 502.070D. Review Procedure. The completed application shall be submitted to the Planning Commission along with recommendations of the City Building Official. The Planning Commission shall conduct a hearing on the application preceded by at least ten days mailed notice to all property owners within 350 feet of the building location site. The Planning Commission shall make its recommendation to the City Council within forty days after the completed application has been referred to the Planning Commission or if the Planning Commission recommendation is not received within the required time, the City Council may take action without the Planning Commission's report.

The City Council may grant or deny the application or table it in order to obtain additional data necessary to make a reasonable decision. The City Council may require that the applicant post a performance bond, letter of credit, or a cash deposit, in a reasonable amount in order to insure that applicant completes those improvements which are required to be completed within twelve months of the date of the issuance of the moving permit.

Effective Date. This ordinance shall be effective the day following its publication.

Adoption Date. Passed by the City Council of the City of Lake Elmo the 17th day of August, 1993.



Wyn John, Mayor

ATTEST:



Mary Kueffner, City Administrator

Publication Date. This Ordinance or an approved Summary thereof was published on the 8th of September, 1993. in the Stillwater Gazette Extra.

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