

**City of South St. Paul
Dakota County, Minnesota**

Ordinance No. 1397

**AN ORDINANCE AMENDMENT UPDATING THE ZONING REGULATIONS FOR
PET-RELATED USES AND ALLOWING NEW PET-RELATED USES IN
COMMERCIAL AND MIXED-USE ZONING DISTRICTS**

The City Council of the City of South St. Paul does ordain:

SECTION 1. AMENDMENT. South St. Paul City Code Section 118-8 is hereby amended as follows:

Sec. 118-8. - Lots, distances, and definitions.

Pet grooming means services provided to domestic pet animals including, but not limited to, clipping, bathing and related services, and excluding veterinary services. This definition shall include commercial self-service pet wash facilities.

Pet store means a retail store featuring the care, exhibition for sale, sale or purchase of live dogs, cats, rabbits or other small animals, or any birds, reptiles or fish. It may also refer to a store where pet supplies and equipment are sold, with or without the sale of live animals. This definition shall not include veterinary clinics, commercial kennels, pet grooming, or pet training.

SECTION 2. AMENDMENT. South St. Paul City Code Section 118-125 is hereby amended as follows:

Sec. 118-125. CGMU, Concord Gateway mixed-use district.

(d) *Conditional uses, CGMU-1.* Within the CGMU-1 subdistricts, no structure or land may be used for any of the following uses except by conditional use permit:

(12) Any permitted use or any other conditional use, if 10,000 square feet or more in gross floor area, if such use can be shown to be in keeping with the intent and character of the CGMU district and compatible with surrounding uses.

(13) Pet grooming and pet training provided that:

a. Unless expressly allowed by the conditional use permit, all activity must take place within a completely enclosed building with odor and sound control except for the walking of dogs. No outdoor kenneling shall be permitted.

b. There shall be no overnight kenneling of customers' pets between the hours of 8 PM and 7 AM.

c. Any outdoor off-leash exercise/relief area that is provided shall be entirely enclosed by a fence. Pets may not be off-leash in these areas between the hours of 8 PM and 7 AM.

(143) Other uses determined by the city council to be similar in purpose and character to other permitted or conditional uses in this district.

SECTION 3. AMENDMENT. South St. Paul City Code Section 118-126 is hereby amended as follows:

Sec. 118-126. C-1, retail business district.

(b) *Uses by conditional use permit.* The following uses shall require a conditional use permit:

(13) Adult day care facility.

(14) Child day care facility.

(15) Pet grooming and pet training provided that:

a. Unless expressly allowed by the conditional use permit, all activity must take place within a completely enclosed building with odor and sound control except for the walking of dogs. No outdoor kenneling shall be permitted.

b. There shall be no overnight kenneling of customers' pets between the hours of 8 PM and 7 AM.

c. Any outdoor off-leash exercise/relief area that is provided shall be entirely enclosed by a fence. Pets may not be off-leash in these areas between the hours of 8 PM and 7 AM.

SECTION 4. AMENDMENT. South St. Paul City Code Section 118-127 is hereby amended as follows:

Sec. 118-127. MMM, mixed markets and makers district.

(c) *Table 1. Permitted, Conditional and Accessory Uses.*

Table 1 Principal Use	MMM1	MMM2	MMM3	MMM4	Notes
Single family detached dwelling	P	X	X	X	
Two family dwelling	P	X	X	X	
Three-family dwelling	P	X	X	X	
Multi-family dwelling (4 or more units)	C	P	P	P	
Mixed residential and commercial building	C	P	P	P	
Live-work unit	P	P	P	P	(f)

Adult day care facility	C	P	P	P	
Auto repair	C	C	X	C	
Auto sales, leasing, and rental (may include service)	X	X	X	C	(f)
Body art establishment (subject to licensing)	X	P	P	P	
Child day care facility	P	P	P	P	(f)
Catering	C	P	P	P	
Churches, chapels & other worship buildings	P	P	P	P	
Contractor operations with no exterior storage or overnight parking of fleet vehicles & trailers	P	P	P	P	
Craft production	C	P/C	P/C	P/C	(f)
Essential services	P	P	P	P	
Gasoline service station	X	C	X	C	
General retail business (within a building)	P	P	P	P	
General service business (within a building)	P	P	P	P	
Health club, dance studio or similar uses	P	P	P	P	
Hotel or motel	X	P	P	P	
Indoor commercial recreation	X	C	C	C	
Medical or dental clinic	C	P	P	P	
Municipal buildings & uses	P	P	P	P	
Museum, library, theater & similar uses	C	P	P	P	
Office	P	P	P	P	
On-sale, off-sale liquor, beer or wine establishments	C	C	C	C	
Parking ramps, garages & surface lots	X	C	C	C	
Pet boarding, kenneling, <u>training</u> & grooming	C	C	C	C	(f)
Public & private parks & playgrounds	P	P	P	P	
Reception or meeting hall	X	C	C	C	
Recording studio	C	P	P	P	
Restaurant, cafe, coffee shop, cafeteria or deli	C	P	P	P	
School, public or private	C	P	P	P	
Small wireless facility (see Sec. 54-402)	P	P	P	P	
Veterinary Clinic	C	P	P	P	

(e) *Design and development standards.*

- (9) ~~Pet boarding, kenneling, and grooming are allowed only during normal daytime business hours from 7:00 a.m. to 8:00 p.m.~~ Pet boarding, kenneling, training, & grooming.

a. Unless expressly allowed by the conditional use permit, all activity must take place within a completely enclosed building with odor and sound control except for the walking of dogs.

- b. There shall be no overnight boarding or kenneling of customers' pets between the hours of 8 PM and 7 AM.
- c. Any outdoor off-leash exercise/relief area that is provided shall be entirely enclosed by a fence. Pets may not be off-leash in these areas between the hours of 8 PM and 7 AM.

SECTION 5. AMENDMENT. South St. Paul City Code Section 118-128 is hereby amended as follows:

Sec. 118-128. GB, general business district.

- (b) *Uses by conditional use permit.* Within the GB district, the following uses may be allowed only by conditional use permit:

(30) Pet boarding, kenneling, training, and grooming provided that:

- a. Unless expressly allowed by the conditional use permit, all activity must take place within a completely enclosed building with odor and sound control except for the walking of dogs. No outdoor kenneling shall be permitted.
- b. There shall be no overnight boarding or kenneling of customers' pets between the hours of 8 PM and 7 AM.
- c. Any outdoor off-leash exercise/relief area that is provided shall be entirely enclosed by a fence. Pets may not be off-leash in these areas between the hours of 8 PM and 7 AM.

SECTION 6. 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:

This ordinance amendment clarifies the zoning rules for pet stores and establishes zoning regulations to allow pet grooming, pet training, and day care kenneling in the City's commercial and mixed-use zoning districts.

SECTION 7. EFFECTIVE DATE. This ordinance shall become effective upon publication.

Approved: August 15, 2022

Published: August 17, 2022



Deanna Werner, City Clerk