

**ORDINANCE NO. 540**

**AN ORDINANCE AMENDING CHAPTER 190, ZONING, OF THE BRECKENRIDGE CITY CODE.**

THE CITY COUNCIL OF THE CITY OF BRECKENRIDGE DOES ORDAIN:

The following shall be added to Chapter §190:

Chapter 190. Zoning

Article V. R-A Agricultural Residence District

§ 190-22. Permitted uses.

The following are permitted uses in an R-A District:

A.

Farming and agricultural related buildings and structures subject to Minnesota Pollution Control Standards, but not including commercial feed lots or other commercial operations.

B.

Public parks, recreational areas, wildlife areas and game refuges.

C.

Nurseries, tree farms and greenhouses.

D.

Single-family dwellings.

E.

Essential services.

F.

Family day-care home. Subject to the requirements of Chapter **64**, Building Construction, Article **V**, Day-Care Centers, as amended, and the regulations and conditions of the Minnesota Department of Public Welfare, Public Welfare Manual II 3130 as adopted, amended and/or changed, shall be satisfactorily met, and a written indication of preliminary, pending or final license approval from the regulatory welfare agency shall be supplied to the city.

[Amended 2-7-2002 by Ord. No. 440]

G.

Cannabis Cultivation

Article XI. C-2 General Commercial District

§ 190-46. Permitted uses.

[Amended 7-6-1998 by Ord. No. 433; 2-20-2007 by Ord. No. 462]

The following are permitted uses in a C-2 District:

Any use permitted in § 190-42 of the C-1 District

Amusement places (such as dance halls or roller rinks)

Animal or pet shops

Antique or gift shops

Apparel shops

Appliance stores

Art and school supply stores

Artists' studios

Bakery or pastry shops

Banks, saving institutions, credit unions and other financial institutions

Barbershops or beauty shops

Beverage stores

Bicycle and repair shops

Billboards as regulated by Chapter 150, Signs

Billiard or pool halls

Book or stationary stores

Bowling alleys

Business, commercial or trade schools

Camera or photographic supply stores

Candy, ice cream, soft drink or confectionery stores, excluding drive-in type of service

Cannabis delivery

Cannabis and low potency hemp retail

Cannabis transportation

Carpet, rugs and tile

Clinics, for people only

Clothing or ready-to-wear stores

Commercial radio or television broadcasting stations or transmitting stations

Computer

Copy service, commercial printing plants and newspapers with floor space of 10,000 square feet or less

Costume, clothes rental

Dancing schools

Delicatessens

Department and discount stores

Drugstores

Dry-cleaning or laundry collection stations and plant accessory thereto, pressing and repairing

Dry goods or notion stores

Electrical appliance stores, including incidental repair and assembly but not fabricating or manufacturing  
Electronics

Employment agencies

Enclosed boat and marine sales  
Florists' or gift shops  
Frozen food lockers for individual or family use  
Furniture store  
Furriers  
Garden supply stores  
Government and public utility buildings  
Grocery, fruit, vegetable or meat stores  
Hardware stores  
Hobby stores  
Insurance sales, claims and branch offices  
Jewelry stores  
Leather goods and luggage shops  
Libraries  
Loan and finance companies  
Medical supply stores  
Music studios and musical instrument stores  
Newsstands  
Offices, business or professional, including ticket sales  
Optical laboratories  
Paint, wallpaper stores  
Pet shops  
Photographers studios  
Physical culture and health clubs, gyms  
Pipe and tobacco shops  
Plant research facility  
Plumbing, television or radio repair when operated as an accessory use to a retail sales establishment  
Public utility collection offices  
Postal utility collection offices  
Printing, lithographing, publishing, blue printing and photostating  
Public garage  
Real estate sales  
Record shops  
Restaurants, tearooms, cafes and taverns  
Sewing machine sales and service shops  
Shoe stores or shoe repair shops  
Sporting goods stores  
Stationery stores  
Tailor shops

Telephone booths (outside)  
Theaters, excluding drive-in type of service  
Toy services  
Taxi stands  
Travel bureaus, transportation ticket offices  
Variety stores, five- and ten-cent stores  
Wearing apparel stores  
Multiple-family dwellings  
Any other legitimate use the Planning Commission may recommend and which the Council may approve, with

#### Article XIII. I-1 Light Industrial District

##### § 190-54. Permitted uses.

The following are permitted uses in an I-1 District:

Airports  
Blacksmith, welding or other metal shops  
Bottling establishments  
Broadcasting antennas, television and radio  
Building material sales and storage  
Bus terminals and maintenance garage  
Camera and photographic supplies manufacturing  
Cannabis delivery  
Cannabis manufacturer  
Cannabis and low potency hemp retail  
Cannabis transportation  
Cannabis wholesale  
Cartage and express facilities  
Dry-cleaning and express facilities  
Electric light or power generating stations, electrical and electronic products manufacturing, electrical service s  
Engraving, printing and publishing  
Essential services  
Government and public utility buildings and structures  
Hemp manufacturer  
Jewelry manufacturing  
Laboratories  
Laundries, carpet and rug cleaning  
Machine shops  
Manufacture and repair of electrical signs, advertising structures, light sheet metal products, including heating a  
Manufacture or assembly of electrical appliances, instruments and devices  
Manufacture of musical instruments, novelties and molded rubber products  
Manufacture of pottery or other similar ceramic products, using only previously pulverized clay and kilns fired o

Manufacturing, compounding, assembly or treatment of articles or merchandise from previously prepared materials  
Medical, dental and optical laboratories  
Paint mixing  
Radio and television  
Research laboratories  
Stationery, book binding and other types of manufacturing of paper and related products, but not processing of  
Storage of warehousing  
Trade schools  
Warehouses  
Wholesale business and office establishments

#### Article XIV. I-2 Heavy Industrial District

##### § 190-58. Permitted uses.

The following are permitted uses in an I-2 District:

A.

Any use permitted in the I-1 Light Industrial District.

B.

Automobile assembly and major repair.

C.

Creamery and bottling plant.

D.

Foundry.

E.

The manufacturing, compounding, assembly, packaging, treatment or storage of products or material, including breweries, cement, stone cutting, brick, glass, batteries (wet cell), ceramic products, mill working, metal polishing and plating, paint (pigment manufacturing), vinegar works, rubber products, plastics, meat packing, flour, feed, grain milling, milling, coal or tar asphalt distillation, rendering works, distillation of bones, sawmill, lime, gypsum, plaster of paris, glue, size, cloth and similar uses.

F.

Cannabis delivery

Cannabis manufacturer

Cannabis transportation

Cannabis wholesale

Hemp manufacturer

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RUSSELL WILSON, Mayor

ATTEST:

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SYDNEY WIERTZEMA, City Administrator

First Reading	<u>January 12, 2026</u>
Posted after 1 <sup>st</sup> Reading	<u>January 16, 2026</u>
Second Reading	_____
Adopted & Passed	_____
Published	_____
Posted after Published	_____