

# Title XV Land Usage

## Chapter 152: Subdivisions

### Division 01 Introductory Provisions

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#### Part 1 Authority

##### 152.01.11 Purpose

- A. The purpose of this Chapter is to protect and provide for the public health, safety, and general welfare of the City and its people, and to specifically achieve the following purposes:
1. The implementation of the Comprehensive Plan;
  2. The subdivision of land in an orderly manner which provides for the wise use and management of land and natural resources throughout the City; and
  3. The provision of adequate public infrastructure, facilities, and services.

##### 152.01.12 Title

This Chapter shall be known as the “City Subdivision Chapter,” except as referred to herein, where it shall be known as “this Chapter.”

##### 152.01.13 Applicability

- A. The rules and regulations governing plats and subdivisions of land contained herein shall apply within the corporate limits of the City of Lindstrom and within the Extraterritorial Review boundary established in the Extraterritorial Review Boundary Map, as may be amended from time to time.
- B. The provisions of this Chapter relate to any division of a tract of land into one (1) or more parcels by platting, replatting, conveyance, registered land survey, or other means.

##### 152.01.14 Effective Date and Authority to Adopt

- A. The effective date of this Chapter is \_\_\_\_\_, 2021. This Chapter hereby supersedes and replaces in its entirety, Chapter 153 of the Lindstrom, Minnesota Code of Ordinances on the effective date hereof.
- B. The authority to adopt this Chapter within the City of Lindstrom is derived from Minnesota Statutes, Chapter 462, including but not limited to Section 462.358, as well as other applicable State statutes and rules. In the event of a conflict or inconsistency between the provisions contained in this Chapter and State statutes or rules, State statutes and rules shall govern, unless such State statutes or rules provide otherwise.

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#### Part 2 Interpretation

##### 152.01.21 Relationship to Comprehensive Plan

The Comprehensive Plan for the City of Lindstrom or “Comprehensive Plan,” including amendments adopted by the City Council, is the guiding policy document for the City. A primary intent of this Chapter is to implement the goals and objectives of the Comprehensive Plan while remaining consistent with all applicable requirements of federal and state laws.

### **152.01.22 Conflicting Regulations or Provisions**

In their interpretation and application, the provisions of this Chapter shall be held to be minimum requirements. Wherever this Chapter imposes a greater restriction than is imposed or required by other provisions of law or by other rules, regulations, or ordinances, the provisions of this Chapter shall govern except as otherwise provided in State statutes or rules.

### **152.01.23 Severability**

The provisions of this Chapter are severable. If any provision of this Chapter, or application of any provision of this Chapter to any circumstance, is held invalid, the application of such provision to other circumstances, and the remainder of this Chapter shall not be affected thereby.