



PLANNING STAFF REPORT

MEMO DATE: September 10, 2020

MTG. DATE: **SEPTEMBER 15, 2020**

TO: Village of Cottage Grove Plan Commission

CC: Village of Cottage Grove Board of Trustees
Matt Giese – Village Administrator
Lisa Kalata – Village Clerk
Larry Konopacki – Village Attorney
Kevin Lord – Village Engineer

FROM: [Erin Ruth, AICP – Village Planning Director](#)

RE: **Zoning Ordinance Amendment – Park Setbacks**

BACKGROUND

The Village has started planning efforts for the proposed community park in the future Westlawn phases as well as the 0.8-acre pocket park in the NW corner of Westlawn 4th Addition. Park designers have identified the zoning ordinance's setback requirements as a problematic issue related to locating amenities in the pocket park.

OVERVIEW

Playground equipment and similar amenities are considered an 'active outdoor public recreation' land use. Per 325-49(C)(a)(2), "all structures and active recreational areas shall be located a minimum of 50 feet from any residentially zoned property."

This setback works in a typical park but becomes problematic when equipping a pocket park which could be as small as a typical 80' wide residential lot. Such parks are a more recent trend and were likely not a consideration when the setback language was initially drafted.

Staff is seeking input from the Plan Commission regarding a potential amendment to the ordinance. A possible solution is to reduce the setback as low as 15' in a park less than one acre, with a required landscaping buffer (meeting the requirements for a 0.5 opacity buffer per the landscaping ordinance).

STAFF RECOMMENDATION

Staff is seeking input on a proposed amendment. If the Plan Commission wishes to move forward with an amendment, staff will schedule a public hearing for the next meeting.