

FRIDLEY CITY CODE
205.12. P PUBLIC FACILITIES DISTRICT REGULATIONS

1. GENERAL PROVISIONS

- A. P Districts include such land areas, waterways and water areas which are owned, controlled, regulated, used or proposed to be used by the City of Fridley or other governmental body.
- B. A P district is automatically designated at the time of land purchase for the principal uses set forth in Section 205.12.2.
- C. A P district upon removal of public use, automatically reverts back to the original zoning that was on the property prior to the taking for such use.

2. USES PERMITTED

A. Principal Uses.

The following are principal uses in P Districts:

- (1) Public buildings and uses.
- (2) Public parks, playgrounds, athletic fields, golf courses, airports and parking areas.
- (3) Public streets, alleys, easements and other public ways, highways and thoroughfares.
- (4) Public drains, sewers, water lines, water storage, treatment and pumping facilities and other public utility and service facilities.
- (5) Temporary public housing required and designed to relieve a critical housing shortage.
- (6) Other public or nonprofit uses as are necessary or incidental to a public use.
- (7) Telecommunications Towers and Wireless Telecommunications Facilities as regulated in Section 205.30 (Ref. Ord. 1112)

B. Accessory Uses.

The following are accessory uses in P Districts:

- (1) Dwellings or dwelling units for employees having duties in connection with any premises requiring them to live thereon, including families of such employees when living with them.

- (2) Solar energy devices as an integral part of the principal structure.
- (3) Activities or events for profit which are approved by the City Council and are of limited time duration and under lease agreement with the appropriate government body.

C. Uses Permitted With A Special Use Permit.

The following are uses permitted with a Special Use Permit in P Districts:

- (1) Utility companies having transformers, pumping stations and substations subject to the following minimum requirements:
 - (a) They must conform to neighborhood setbacks, open spaces and design.
 - (b) They must be screened from adjacent districts by solid fencing or appropriate landscaping as approved by the Zoning Administrator.
- (2) Wind generators and other tower mounted energy devices exceeding a height of twenty (20) feet above the structure roof.
- (3) Solar energy devices NOT an integral part of the principal structure.

D. Additional Restrictions.

For uses other than principal uses, requirements as to lot size, setbacks, building, parking, landscaping, screening, etc., shall be at least comparable to similar uses in other districts, but also subject to additional provisions as provided by the city.

3. USES EXCLUDED

Any use allowed or excluded in any other district unless specifically allowed under Uses Permitted of this district are excluded in P Districts.

4. LOT REQUIREMENTS AND SETBACKS

All lot requirements and setbacks for uses in this district shall be comparable to other similar uses that are allowed in other districts.

5. BUILDING REQUIREMENTS

All building requirements for uses in this district shall be comparable to other similar uses that are allowed in other districts.

6. PARKING REQUIREMENTS

All parking requirements for uses in this district shall be comparable to other similar uses that are allowed in other districts.

7. LANDSCAPE REQUIREMENTS

All landscape requirements for uses in this district shall be comparable to other similar uses that are allowed in other districts.

8. PERFORMANCE STANDARDS

All performance standards for uses in this district shall be comparable to other similar uses that are allowed in other districts.