

Zoning FAQs for the City of Motley, MN

General Zoning Questions

Q: What is zoning?

A: Zoning is the process of dividing land into zones to regulate land use, building size, placement, and other development standards. It helps manage growth and protect the character of the community.

Q: How do I find out what my property is zoned?

A: You can contact the City of Motley Zoning Administrator or consult the city's zoning map, available on the city's website or at City Hall.

Q: Can I request a zoning change for my property?

A: Yes, you can apply for a zoning map amendment. This process requires a formal application, a public hearing, and approval by the City Council.

Permits and Approvals

Q: Do I need a permit to build a fence or shed?

A: Yes, a zoning permit is required for most structures, including additions, fences, garages, and sheds. Ensure your project complies with height and setback requirements.

Q: When do I need a permit?

A: A permit is needed if you are going to do any major structural or footprint change to your structure. Anything that would add or remove square footage of the structure, or any major repairs like a new roof.

Q: What is a setback, and why does it matter?

A: A setback is the required distance between a structure and property lines, streets, or other features. Setbacks ensure adequate space for safety, access, and aesthetics.

Q: Can I operate a business from my home?

A: Home-based businesses are allowed in certain zoning districts but must meet specific conditions outlined in the zoning ordinance. Check with the Zoning Administrator for details.

Land Use and Development

Q: How do I apply for a variance?

A: Submit a variance application to the City of Motley. The Planning Commission will review your request at a public hearing and decide based on criteria like hardship and public interest.

Q: Can I subdivide my property?

A: Subdividing is allowed if it meets the requirements of the zoning and subdivision ordinances. A preliminary and final plat must be reviewed and approved.

Q: Are there restrictions on livestock or chickens in residential areas?

A: The city has specific regulations regarding animals in residential districts. Check the ordinance or contact the city to confirm.

Q: What is a Conditional Use Permit (CUP)?

A: A CUP allows a property owner to use their land in a way not typically permitted within the zoning district, provided the use meets specific conditions to minimize impact on the community.

Q: When do I need a CUP?

A: You need a CUP for certain uses identified in the zoning ordinance as “conditional” within a district. Examples might include operating a daycare, placing a cell tower, or opening a small business in a residential area.

Code Compliance and Enforcement

Q: What should I do if I suspect a zoning violation?

A: Report potential violations to the City of Motley’s Zoning Administrator. They will investigate and take appropriate action.

Q: What happens if I build something without a permit?

A: You may face penalties, and the city may require you to obtain a retroactive permit or remove the structure.

Resources and Contact Information

- **City of Motley Zoning Administrator**
 - Phone: 507-469-5316
 - Email: kayode.adiatu@sourcewell-mn.gov
- **Zoning Map and Ordinances**
 - Available at City Hall or [City of Motley Zoning Map.pdf](#).