

**SENATE**  
**STATE OF MINNESOTA**  
**EIGHTY-EIGHTH SESSION**

**S.F. No. 2537**

(SENATE AUTHORS: HAYDEN)

DATE	D-PG	OFFICIAL STATUS
03/10/2014	6081	Introduction and first reading Referred to State and Local Government
03/17/2014	6287	Withdrawn and returned to author

1.1 A bill for an act  
 1.2 relating to state government; adding urban agriculture development zones in land  
 1.3 use planning; amending Minnesota Statutes 2012, section 473.859, subdivisions  
 1.4 1, 2, 5.

1.5 BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF MINNESOTA:

1.6 Section 1. Minnesota Statutes 2012, section 473.859, subdivision 1, is amended to read:

1.7 Subdivision 1. **Contents.** (a) The comprehensive plan shall contain objectives,  
 1.8 policies, standards and programs to guide public and private land use, development,  
 1.9 redevelopment and preservation for all lands and waters within the jurisdiction of the  
 1.10 local governmental unit through 1990 and may extend through any year thereafter which  
 1.11 is evenly divisible by five. Each plan shall specify expected industrial and commercial  
 1.12 development, planned population distribution, and local public facility capacities upon  
 1.13 which the plan is based. Each plan shall contain a discussion of the use of the public  
 1.14 facilities specified in the metropolitan system statement and the effect of the plan on  
 1.15 adjacent local governmental units and affected school districts. Existing plans and official  
 1.16 controls may be used in whole or in part following modification, as necessary, to satisfy  
 1.17 the requirements of sections 462.355, 473.175, and 473.851 to 473.871. Each plan may  
 1.18 contain an intergovernmental coordination element that describes how its planned land  
 1.19 uses and urban services affect other communities, adjacent local government units, the  
 1.20 region, and the state, and that includes guidelines for joint planning and decision making  
 1.21 with other communities, school districts, and other jurisdictions for siting public schools,  
 1.22 building public facilities, and sharing public services.

2.1 (b) Each plan may contain an economic development element that identifies types of  
2.2 mixed use development, expansion facilities for businesses, and methods for developing a  
2.3 balanced and stable economic base.

2.4 (c) Each plan for a city with a population greater than 60,000 residents shall include  
2.5 urban agriculture development zones and an approach for development and maintenance  
2.6 of the zones.

2.7 (d) The comprehensive plan may contain any additional matter which may be  
2.8 included in a comprehensive plan of the local governmental unit pursuant to the applicable  
2.9 planning statute.

2.10 Sec. 2. Minnesota Statutes 2012, section 473.859, subdivision 2, is amended to read:

2.11 Subd. 2. **Land use plan.** (a) A land use plan shall include the water management  
2.12 plan required by section 103B.235, and shall designate the existing and proposed location,  
2.13 intensity and extent of use of land and water, including lakes, wetlands, rivers, streams,  
2.14 natural drainage courses, and adjoining land areas that affect water natural resources, for  
2.15 agricultural, residential, commercial, industrial and other public and private purposes, or  
2.16 any combination of such purposes.

2.17 (b) A land use plan shall contain a protection element, as appropriate, for historic  
2.18 sites, the matters listed in the water management plan required by section 103B.235, and  
2.19 an element for protection and development of access to direct sunlight for solar energy  
2.20 systems.

2.21 (c) A land use plan shall also include a housing element containing standards, plans  
2.22 and programs for providing adequate housing opportunities to meet existing and projected  
2.23 local and regional housing needs, including but not limited to the use of official controls  
2.24 and land use planning to promote the availability of land for the development of low  
2.25 and moderate income housing.

2.26 (d) A land use plan shall also include the local government's goals, intentions, and  
2.27 priorities concerning aggregate and other natural resources, transportation infrastructure,  
2.28 land use compatibility, habitat, agricultural preservation and development, and other  
2.29 planning priorities, considering information regarding supply from the Minnesota  
2.30 Geological Survey Information Circular No. 46.

2.31 Sec. 3. Minnesota Statutes 2012, section 473.859, subdivision 5, is amended to read:

2.32 Subd. 5. **Urbanization and redevelopment areas.** The comprehensive plans may  
2.33 designate, when appropriate, five-year urbanization areas and shall specify in the capital  
2.34 improvement program the timing and sequence of major local public facilities and in the

3.1 implementation program official controls which will ensure that urbanization occurs only  
3.2 in urbanization areas and in accordance with the plan.

3.3 The comprehensive plans may designate, when appropriate, redevelopment areas  
3.4 and may, as appropriate, specify in the capital improvement program the timing and  
3.5 sequence of local public facilities and in the implementation program the fiscal devices or  
3.6 official controls that will ensure that redevelopment occurs in accordance with the plan.

3.7 The comprehensive plan for a city with a population greater than 60,000 residents  
3.8 shall include urban agriculture development zones; include an approach for development  
3.9 and maintenance of the zones; specify in the capital improvement program the timing and  
3.10 sequence of the zones; and specify in the implementation program the fiscal devices  
3.11 or official controls that will ensure that redevelopment occurs according to the plan.  
3.12 Additionally, the comprehensive plan will define when and where urban agricultural  
3.13 development initiatives fit as a highest and best use in areas outside of designated zones.