

City Council Item

July 13, 2026



Item	Ordinance XXX: Amending Chapters 10, 12, 16, and 20, Minor Code Amendments	
File No.		Item No: D.24
Agenda Section	<u>CONSENT AGENDA</u>	
Prepared By	Gwen Kelley,	
Reviewed By		

<u>SUGGESTED ACTION</u>	
"The Chanhassen City Council moves to adopt the ordinance amending Chapters 10, 12, 16 and 20 to adopt various minor code amendments, and to approve the summary ordinance for publication."	
Motion Type	4/5 Vote
Strategic Priority	Development & Redevelopment

SUMMARY

The purpose of the proposed ordinance is to amend Chapters 10, 12, 16, and 20 of the Chanhassen City Code to align with typical neighborhood practice, clarify the administration of short-term rental parking restrictions, remove unnecessary design standards, eliminate code contradictions, and correct minor formatting inconsistencies.

BACKGROUND

At the July 7, 2026 Planning Commission meeting, commissioners discussed the proposed amendments to Chapters 10, 12, 16, and 20 of the Chanhassen City Code. Commissioners asked about the purpose and scope of the symbols used in the fencing requirements. Staff clarified that the symbols are referenced in other sections of the code and confirmed that the requirements do not apply to residential uses.

Commissioners inquired whether the amendment to Section 20-645 on Lot Requirements and Setbacks within Residential Low Medium (RLM) District could create a first mover advantage, allowing newer homes to be built larger and closer to the property lines, or more homes. Staff explained that home sizes are heavily restricted by impervious lot coverage limits and that staff will maintain the same level of oversight to reduce conflicts and to ensure the distance between two adjacent structures will remain a minimum of 15 feet as is currently required. Additionally, the total number of lots is regulated by the minimum lot area and maximum residential density, and setback alterations do not change that.

Commissioners also asked about the intent of the elimination of the 2-car garage requirement (in Section 20-905) and questioned whether this would allow for property owners or developers to construct homes without driveways or garages. Staff explained that the intent regarding garage sizes is to leave those decisions to individual property owners and market preferences, and that section 20-905, as currently in effect, is an outlier from our peer communities. Though not mentioned in the meeting, Section 20-1124 would prevent a no-driveway or no-garage scenario as it requires a minimum of two off-street parking spaces for single-family dwellings. Section 20-1124, which states more simply that two off-street parking spaces are required for single-family dwellings, is consistent with our peer communities.

Finally, commissioners questioned whether each piece of the proposed parking restriction code within the amendment to Sec 12-13 was necessary. Staff replied stating that these amendments were recommended by the Carver County Sheriff's Office to ensure the authority of law enforcement to cite vehicles in violation of no parking requirements.

The Planning Commission held a public hearing. Those in attendance did not offer any feedback. Staff has also not received any written comments regarding the proposed ordinance.

The Planning Commission unanimously recommended that the City Council approve the proposed ordinance amendments as presented.

DISCUSSION

BUDGET

RECOMMENDATION

The Planning Commission unanimously recommended that the Chanhassen City Council approve the ordinance amendments as proposed.

ATTACHMENTS

[Ordinance XXX- Various Code Amendments](#)

[Summary Ordinance](#)

[Code Amendment Memo](#)