

ORDINANCE NO. 2026 - 12

AN ORDINANCE MODIFYING ALLOWANCES FOR EXISTING TOWERS AT FORMER PLACE OF ASSEMBLY SITES IN RESIDENTIALLY ZONED LOCATIONS, THEREBY AMENDING CHAPTER 21 OF THE CITY CODE

The City Council of the City of Bloomington, Minnesota ordains:

Section 1. That Chapter 21 of the City Code is hereby amended by deleting those words that are contained in brackets [] with ~~striketrough~~ text and adding those words that are underlined, to read as follows:

CHAPTER 21: ZONING AND LAND

DEVELOPMENT ARTICLE III: DEVELOPMENT

STANDARDS DIVISION B: USE STANDARDS

§ 21.302.37 TOWERS AND ANTENNAS.

(a) *Purpose.* In order to accommodate the communication needs of residents and business while protecting the public health, safety and general welfare of the community, the Council finds that these regulations are necessary in order to:

- (1) Facilitate the provision of wireless telecommunication services to the residents and businesses of the city;
- (2) Minimize adverse visual effects of towers through careful design and siting standards;
- (3) Avoid potential damage to adjacent properties from tower failure through structural standards and setback requirements; and
- (4) Maximize the use of existing and approved towers and buildings to accommodate new wireless telecommunication antennas in order to reduce the number of towers needed to serve the community.

(b) *Area specific requirements for towers and antennas.*

(1) *Towers outside the right-of-way in residential zoning districts.* Towers are allowed only in the following residentially zoned areas:

(A) Towers supporting amateur radio antennas and conforming to all applicable provisions of this code are allowed only in the rear yard of residentially zoned parcels.

(B) Towers supporting commercial antennas and conforming to all applicable provisions of this code are allowed only in the following residentially zoned locations:

(i) Place of assembly sites, when the antenna support structure is fully camouflaged as a bell tower, steeple or similar structure;

- (ii) Park sites, when compatible with the nature of the park;~~and~~
- (iii) Government, school, utility and institutional sites[-]; and
- (iv) Former place of assembly sites that have been redeveloped, when the tower was legally established at a place of assembly site and is fully camouflaged as a bell tower, steeple or similar structure.

Passed and adopted on May 4, 2026.

/s/ Tim Busse

Mayor

ATTEST:

APPROVED:

/s/ Priyanka Rai

Secretary to the Council

/s/ Melissa J. Manderschied

City Attorney