

HUTCHINSON CITY COUNCIL

Request for Board Action

Agenda Item:

First Reading - Consideration of an amendment to the C-3 Zoning District to allow tattoo establishments as a permitted use.

Department:	Planning	LICENSE SECTION	Meeting Date:	8/25/2026
Contact:	Dan Jochum	Application Complete	N/A	Agenda Item Type:
Presenter:	Dan Jochum	Reviewed by Staff	☒	New Business
Time Requested (Minutes):	5	License Contingency	N/A	Attachments:
				Yes

BACKGROUND/EXPLANATION OF AGENDA ITEM:

The City has received several conditional use permit applications for tattoo establishments over the past 10 years or so. All these conditional use permits have been approved and there have been no issues with tattoo businesses in Hutchinson. Tattoos and tattoo business have become more popular in recent years, and these establishments don't have the reputation they once did many years ago. Additionally, these businesses are regulated by the State of Minnesota and need a license from the City of Hutchinson. Because of the reasons noted above, staff feel that tattoo establishments should be permitted uses in the C-3 district rather than conditional use.

This item was discussed at the Planning Commission Meeting on August 18, 2026. The planning commission had questions if this amendment would mean these businesses would still need a license from the City and the answer is yes. They also still need licensing from the State of Minnesota.

The Planning Commission voted unanimously (5-0) to recommend approval of the ordinance amendment.

BOARD ACTION REQUESTED:

Approval of first reading.

Fiscal Impact:		Funding Source:	
FTE Impact:		Budget Change:	New Bu
Included in current budget:	No		

PROJECT SECTION:

Total Project Cost:		Funding Source:	N/A
Total City Cost:		Funding Source:	N/A
Remaining Cost:	\$ 0.00		

PUBLICATION NO. 8644

ORDINANCE NO. 26-879

AN ORDINANCE AMENDING SECTION 154.063 OF CITY CODE REGARDING CONDITIONALLY PERMITTED USES
IN THE C-3 CENTRAL COMMERCIAL ZONING DISTRICT

THE CITY COUNCIL OF THE CITY OF HUTCHINSON, MINNESOTA ORDAINS:

Section 1. Notice of hearing was duly given and publication of said hearing was duly made and was made to appear to the satisfaction of the City Council that it would be in the best interests of the City to amend Sections 154.063 of the City Code regarding conditionally permitted uses in the C-3 Zoning District:

§ 154.063 C-3, CENTRAL COMMERCIAL DISTRICT.

(B) *Permitted uses.* The following uses are permitted as regulated herein, without special application requirements or conditions attached. Similar uses may be allowed upon the determination of the City Council:

- (1) Trade and services: any retail store or personal service business subject to all regulations and permits and licenses as may be required by law; and, further provided that, the use is not objectionable due to noise, fumes, smoke, odor or vibration, including the following and other similar uses;
- (2) Cultural facilities;
- (3) Trade and business schools;
- (4) Catering establishments;
- (5) Employment agencies;
- (6) Game and amusement arcades;
- (7) Hotels and motels;
- (8) Interior decorating service and sales;
- (9) Offices for corporations and professionals;
- (10) Publishing, job printing and blueprinting;
- (11) Post offices and other public service operations;
- (12) Restaurants;
- (13) Taverns;
- (14) Theaters;
- (15) Commercial parking lots;
- (16) Pawnbroker establishments;
- (17) Massage service establishments;
- (18) *Tattoo Establishments; and***
- ~~(18)~~ (19) Upper level apartment units.**

(C) Conditional permitted uses.

- (1) Commercial parking ramps for passenger vehicles only; provided, a reservoir space is provided within the structure for holding cars awaiting entrance, which reservoir space shall have a capacity of no less than two vehicles;
- (2) New or used automobile sales; indoor display area only;
- (3) Motor fuel and service stations, excluding major repair operation. See App. B to this chapter for the off-street parking schedule;
- (4) A state licensed residential facility serving from seven through 16 persons;
(b) Conditions for residential facilities, group homes, crisis shelters and licensed day care facilities shall not be imposed which are more restrictive than those imposed on conditional uses or other multi-family residential property in the same district, unless the additional conditions are necessary to protect the health or the safety of the residents of the residential facility.
- (5) Group homes up to 5,000 square feet;
- (6) All licensed day care facilities which are not permitted principal uses under state law;
- (7) Single-family residences applying for additions, decks, garages, remodeling or other single-family related uses;
- (8) (a) Drive-through windows (specific considerations of traffic impact, accessibility to appropriate roadways, site plan consideration and other relevant information would be part of the

- application review); and
- (9) The requirements of § 154.115 of this chapter shall apply to the conditional uses described in this section;
 - ~~(10) Tattoo establishments;~~
 - (11) Brew pubs;
 - (12) Tap rooms; and
 - (13) Micro-distillery cocktail rooms.
 - (14) Light-Manufacturing. Outdoor Storage of materials and equipment is not allowed.

EFFECTIVE DATE OF ORDINANCE. This ordinance shall take effect upon is adoption and publication.

Adopted by the City Council this 8th day of September, 2026.

Attest:

Matthew Jaunich
City Administrator

Gary T. Forcier
Mayor