

CITY OF GRAND MARAIS, MINNESOTA
CITY COUNCIL RESOLUTION 2017-08

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GRAND MARAIS,
MINNESOTA APPROVING THE BUILDING BLOCKS LLC REQUEST FOR A
CONDITIONAL USE PERMIT FOR A MULTI UNIT RESIDENTIAL FACILITY

WHEREAS, the applicants, Building Blocks LLC, are requesting a conditional use permit to improve an existing multi-family dwelling development by adding and improving new structures, increasing the total number of units by 12, on their property zoned C/I Service Commercial Industrial legally described on the attached Exhibit A; and,

WHEREAS, the Planning Commission conducted a public hearing on March 7, 2017, and received public testimony regarding the proposed Conditional Use Permit; and

WHEREAS, all required notices regarding the public hearing were properly made; and

WHEREAS, the Planning Commission has reviewed the request and recommended approval of the Conditional Use Permit; and

WHEREAS, the City Council reviewed the requested Conditional Use Permit and Planning Commission recommendation and conditions for the requested Conditional Use Permit at its meeting of March 8, 2017.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF GRAND MARAIS, MINNESOTA, that it adopts the following findings of fact related to the requested Conditional Use Permit:

Criteria #1 The use conforms to the land use or comprehensive plan of the City.

Finding #1 Multi unit residential is an allowed conditional use in the C/I zone.

Criteria #2 The use is compatible with the existing neighborhood.

Finding #2 The property already includes affordable multiunit residential uses.

Criteria #3 The use will not impede the normal and orderly development and improvement in the surrounding area of uses permitted by right in the zone district.

Finding #3 The impacts of the change on the site will not interfere with neighboring uses.

Criteria #4 The location and character of the proposed use is considered to be consistent with a desirable pattern of development for the area.

Finding #4 Additional affordable housing located within walking distance of downtown, the schools, and community services is desired.

BE IT FURTHER RESOLVED that the Conditional Use Permit to allow Building Blocks LLC to improve an existing multi-family dwelling development by adding and improving new structures, increasing the total number of units by 12 on their property zoned C/I Service Commercial Industrial is hereby approved.

Passed by the City Council of the City of Grand Marais, Minnesota this 8th day of March, 2017.

(SEAL)

Mayor Jay Arrowsmith Decoux

ATTEST:

Michael J. Roth
City Administrator

EXHIBIT A

Legal Description

Lots 8-10, Block 1, Lakeview Park Addition of Grand Marais.