

**CITY OF GRANT, MINNESOTA
RESOLUTION NO. 2019-07**

**RESOLUTION APPROVING AN AMENDED CONDITIONAL USE PERMIT FOR
7373 120TH STREET NORTH
(DELLWOOD BARN WEDDINGS)**

WHEREAS, Scott Jordan on behalf of Dellwood Barn Weddings (“Applicant”) has submitted an application to Amend certain conditions of their Conditional Use Permit that allows for operation of a seasonal Rural Event Facility known as the Dellwood Barn Weddings located at 7373 120th Street North in the City of Grant, Minnesota; and

WHEREAS, the Applicant renovated and performed site improvement to convert the existing historic barn on the subject site into the Dellwood Wedding Barns and the facility has been operational since 2014; and

WHEREAS, the Applicant has requested an amendment to their Conditional Use Permit to extend certain hours of operation and to construct a deck on the south side of the barn; and

WHEREAS, a duly noticed public hearing was held on January 15, 2019 to consider the proposed Amendments; and

WHEREAS, the Planning Commission considered the public testimony and ultimately recommended denial of the requested amendments to the Conditional Use Permit; and

WHEREAS, the City Council has considered the Applicant’s request at their regular March 6, 2019 City Council meeting.

NOW, THEREFORE, BE IT HEREBY RESOLVED BY THE CITY COUNCIL OF THE CITY OF GRANT, WASHINGTON COUNTY, MINNESOTA, that it does hereby approve the request of Scott Jordan of Dellwood Barn Weddings to Amend their Conditional Use Permit to permit the extension of hours of operation for events occurring Monday through Thursday, based upon the following findings pursuant to Section 32-147 of the City’s Zoning Ordinance which provides that a Conditional Use Permit may be granted “if the applicant has

proven to a reasonable degree of certainty” that specific standards are met. The City Council’s Findings relating to the standards are as follows:

- The proposed extension of hours Monday through Thursday will provide the Applicant the opportunity to host up to three (3) events per week as permitted within the current Permit.
- The proposed extension of hours Monday through Thursday will not be detrimental to or endanger the public health, safety or general welfare of the city, its residents, or the existing neighborhood if conditions of the permit are met.
- The proposed extension of hours Monday through Thursday meets conditions or standards adopted by the city (through resolutions or other ordinances) including, but not limited to, the City and State noise ordinance provided conditions of the permit are met.
- The use will not create additional requirements for facilities and services at public cost beyond the city’s normal low density residential and agricultural uses.
- The use will not result in the destruction, loss or damage of natural, scenic, or historic features of importance.

FURTHER BE IT HEREBY RESOLVED BY THE CITY COUNCIL OF THE CITY OF GRANT, WASHINGTON COUNTY, MINNESOTA, that it does hereby deny the request of Scott Jordan of Dellwood Barn Weddings to Amend their Conditional Use Permit to permit the extension of hours of operation for events occurring on Friday or Saturday and to construct a deck on the south side of the barn, based upon the following findings pursuant to Section 32-147 of the City’s Zoning Ordinance which provides that a Conditional Use Permit may be granted “if the applicant has proven to a reasonable degree of certainty” that specific standards are met. The City Council’s Findings relating to the standards are as follows:

- That adjacent neighbors have the right to quiet enjoyment of their properties during the late evening on Friday and Saturday; and
- That the Applicant did not demonstrate that the extension of their hours on Friday and Saturday would significantly improve their business operations; and
- That extension of the hours on Friday and Saturday could further impact adjacent properties.
- That the Applicant failed to provide detailed construction plans for the deck and so a full analysis of the potential impact of the deck could not be determined; and
- Without full detailed plans it was unclear where new doorways or entrances would be located, or if the deck would be elevated, at-grade, or other such details; and

- That without such information it could not be determined if such improvements would further impact adjacent properties without a plan for sound mitigation.

Adopted by the Grant City Council this 2nd day of April, 2019.

Jeff Huber, Mayor

State of Minnesota)
) ss.
County of Washington)

I, the undersigned, being the duly qualified and appointed Clerk of the City of Grant, Minnesota do hereby certify that I have carefully compared the foregoing resolution adopted at a meeting of the Grant City Council on April 2, 2019 with the original thereof on file in my office and the same is a full, true and complete transcript thereof.

Witness my hand as such City Clerk and the corporate seal of the City of Grant, Washington County, Minnesota this _____ day of _____, 2019.

Kim Points
Clerk
City of Grant