

**CITY OF GRANT, MINNESOTA  
RESOLUTION NO. 2019-01**

**RESOLUTION APPROVING AN AMENDED CONDITIONAL USE PERMIT FOR  
8000 AND 8678 75<sup>TH</sup> STREET NORTH  
(INDEPENDENT SCHOOL DISTRICT #832)**

**WHEREAS**, Rinc 2 (“Applicant”) and the Independent School District #832 (“Owner”) have collectively submitted an application for an Amended Conditional Use Permit to allow for the construction and operation of an Ice Arena on an approximately 4-acre portion of the property located at 8678 75<sup>th</sup> Street North in the City of Grant, Minnesota; and

**WHEREAS**, the property at 8000 and 8678 75<sup>th</sup> Street North has an existing Conditional Use Permit issued to Independent School District #832, dated August 16, 2006, for “Athletic Field Expansion”; and

**WHEREAS**, the Planning Commission has considered the Applicant’s request at a duly noticed Public Hearing which took place on December 18, 2018, and has recommended approval to the City Council; and

**WHEREAS**, the City Council for the City of Grant has considered the Planning Commission’s recommendation at its January 2, 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 Rinc 2 and Independent School District #832 for an Amended Conditional Use Permit, 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 Public School use is designated in Section 32-245 as a conditional use for the Agricultural A1 zoning district.

- The City has previously determined that the Athletic Field Use is a conditionally permitted accessory use to a principal Public School use.
- The proposed Ice Arena is an extension of the existing Mahtomedi School Campus athletic Field use and conforms with the adopted Comprehensive Plan.
- The proposed Ice arena complies with the City's adopted zoning ordinance and standards for the A1 zoning district.
- The proposed use, provided all conditions and mitigation are complied, will not negatively affect the quality of the neighborhood or surrounding uses.
- The use will not be detrimental to or endanger the public health, safety or general welfare of the city, its residents, or the existing neighborhood.
- The use is an expansion of existing uses on the site and is compatible with adjacent properties and the neighborhood.
- The use meets conditions or standards adopted by the city (through resolutions or other ordinances).
- 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 proposed use will not negatively or adversely impact utilities or infrastructure of the area and the City of Mahtomedi will provide adequate municipal services to the facility.
- The use will not result in the destruction, loss or damage of natural, scenic, or historic features of importance.
- The use will not increase flood potential or create additional water runoff onto surrounding properties.

**FURTHER BE IT RESOLVED**, that the following conditions of approval of the Conditional Use Permit shall be met:

1. The Applicant and Owner shall comply with all conditions as stated within the Amended Conditional Use Permit approved as part of the review process.
2. All construction shall be done in compliance with the directions of the RCWD, the MPCA, Department of Health or any governmental or regulatory agency having jurisdiction over the use and site.
3. No structures or improvements shall be constructed in areas identified with an easement.
4. Any violation of the conditions of the Amended Conditional Use Permit may result in the revocation of said permit.

5. Any change in use, buildings, sales, lighting parking, storage, screening, traffic circulation shall require an amendment to the Conditional Use Permit.
6. All escrow amounts shall be paid in full.

Adopted by the Grant City Council this 5<sup>th</sup> day of February, 2019.

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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 February 5, 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.

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Kim Points  
Clerk  
City of Grant