

RESOLUTION #15-06-142

A RESOLUTION ADOPTING FINDINGS OF FACT #0946 RELATING TO A REQUEST FROM THE CHURCH OF ST. KATHARINE DREXEL FOR A CONDITIONAL USE PERMIT TO EXCEED SIGN SIZE RESTRICTIONS

WHEREAS, the City of Ramsey received an application from the Church of St. Katharine Drexel for a conditional use permit to exceed the sign size restrictions on the property generally located north of 161st Avenue NW and west of Variolite Street NW and legally described as follows:

The Southeast Quarter of the Northwest Quarter of Section 16, Township 32, Range 25, except road subject to easement of record, Anoka County, Minnesota

("Subject Property")

NOW THEREFORE, BE IT RESOLVED BY THIS CITY COUNCIL OF THE CITY OF RAMSEY, ANOKA COUNTY, STATE OF MINNESOTA, as follows:

1. That the Church of St. Katharine Drexel, hereinafter referred to as "Applicant," properly applied for a conditional use permit (the "Permit") to exceed the allotted square footage for a sign in the R-1 Residential zoning district.
2. That the Applicant appeared before the Ramsey Planning Commission for a public hearing pursuant to Section 117-51 (Conditional Use Permits) of the City Code on June 4, 2015, and that said public hearing was properly advertised, and that the minutes of said public hearing are hereby incorporated as a part of these findings by reference.
3. That the Subject Property is approximately 33.18 acres in size.
4. That the Subject Property is zoned R-1 Residential (MUSA) with the anticipated land use being a religious institution.
5. That the parcels to the north and south of the Subject Property are zoned R-1 Residential (Rural Developing), the parcel to the west is zoned Public/Quasi-Public, and the parcels to the east of the Subject Property are zoned R-1 Residential (MUSA).
6. That the lot has frontage along two (2) public streets, 161st Avenue NW and Variolite Street NW.
7. That Section 117-518 (Residential Type Districts) of the Ramsey City Code states that one permanent sign in residential districts constructed of durable materials located on the premises is permitted per vehicular access and shall not exceed thirty-two (32) square feet in size.
8. That the Applicant is proposing to erect one (1) permanent sign in a residential district. The sign would be located at the southwest corner of the property near the intersection of 161st Avenue NW and Variolite Street NW.
9. That the sign will be six (6) feet by nine (9) feet for a total of fifty four (54) square feet.

10. That the proposed sign would consist of less square footage than what cumulatively would be permitted based on multiple frontages.
11. That the sign will not be illuminated.
12. That the sign would be removed once the anticipated use (religious institution) were constructed.
13. That a conditional use permit to exceed sign size restrictions will not grant the Applicant special privileges that are denied by the City Code to other properties in the residential area.
14. That the proposed increase in sign square footage will be designed so as to be harmonious and appropriate in appearance with the existing or intended character of the vicinity and will not change the essential character of the area.
15. That the proposed increase in sign square footage will not adversely impact traffic in the area.
16. That the proposed increase in sign square footage will not be unduly dangerous or otherwise detrimental to persons residing or working in the vicinity of the use or to the public welfare.
17. That the proposed increase in sign square footage will not substantially impair the use, enjoyment, or market value of surrounding properties.
18. That the proposed increase in sign square footage will not be hazardous or disturbing to existing or future neighboring uses.
19. That the proposed increase in sign square footage will not create excessive additional requirements at public cost for public facilities and services, and it will not be detrimental to the economic welfare of the community.
20. That the proposed increase in sign square footage will not involve activities and uses that will be detrimental to any persons, property, or the general welfare by reason of excessive production of glare.

The motion for the adoption of the foregoing resolution was duly seconded by Councilmember _____, and upon vote being taken thereon, the following voted in favor thereof:

and the following voted against the same:

and the following abstained:

and the following were absent:

whereupon said resolution was declared duly passed and adopted by the Ramsey City Council this the 23rd day of June, 2015.

Mayor

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ATTEST:

City Clerk