

Councilmember _____ introduced the following resolution and moved for its adoption:

RESOLUTION #15-11-273

A RESOLUTION APPROVING THE ISSUANCE OF A CONDITIONAL USE PERMIT TO RAMSEY-ARBOR PROPERTIES, LLC BASED ON FINDINGS OF FACT #0957 TO EXCEED SIGN REGULATIONS ESTABLISHED IN CITY CODE AND DECLARING TERMS OF THE PERMIT.

WHEREAS, Ramsey-Arbor Properties, LLC has properly applied for a conditional use permit to exceed sign size and height restrictions as established in City Code on the property generally known as 8035 Riverdale Dr. NW and legally described as follows:

Tract A Reg. Land Survey No. 254, Ex Rd, Subject to Easement of Record, Anoka County, Minnesota

("Subject Property")

WHEREAS, the Planning Commission met on November 12, 2015, conducted a public hearing, and recommended City Council approve/deny the request.

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

1. Based on Findings of Fact #0957, a conditional use permit ("Permit") to exceed allotted square footage and height is hereby granted/denied to Ramsey-Arbor Properties, LLC ("Permittee").
2. The **Permittee** is herein granted/denied permission to erect one (1) new permanent sign (the "Sign") on the **Subject Property** fronting Highway 10 to replace the existing ground sign fronting Highway 10.
3. The **Sign** erected on the **Subject Property** shall not exceed two hundred twenty five (225) square feet in size per face, nor an aggregate of 450 square feet if double faced.
4. The installation of the **Sign** on the **Subject Property** requires a Sign Permit from the City of Ramsey (the "City") and the application submittal for said Sign Permit shall include footings sized and approved by a licensed engineer.
5. The **Permittee** shall not install the **Sign** within the vision clearance triangle as defined in Section 117-348 (g) of Ramsey City nor within any easement on the **Subject Property**.
6. The sign shall be properly constructed and maintained in accordance with Division 8 (Signs) of the Ramsey City Code, including a monument style base constructed of materials that are consistent with the principal building to a minimum height of six (6) feet.
7. The **Permittee** shall be responsible for all **City** costs incurred in administering and enforcing this **Permit**.

8. The City Administrator, or his/her designee, shall have the right to inspect the **Subject Property** for compliance and safety purposes annually or at any time, upon reasonable request.
9. Should any provision of this **Permit** be declared void or unenforceable, the other provisions shall not be affected but shall remain in full force and effect.
10. This **Permit** shall not be considered modified, altered, changed or amended in any respect unless in writing and signed by the **City** and the **Permittee**.
11. That if the **Permittee** or its successors or assigns violates any material term or condition of this **Permit** it is grounds for suspension or revocation hereof consistent with applicable law, if the City Council reasonably determines that continued operation of the facility places the public health, safety or welfare or the environment in jeopardy or creates a public nuisance due to odors, litter, debris or other nuisance factors.

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 ___ day of _____, 2015.

Ramsey-Arbor Properties, LLC hereby acknowledges receipt of this permit and has reviewed the conditions of this permit and has agreed to comply with the terms of this permit.

Ramsey-Arbor Properties, LLC

By: _____

Its: _____

STATE OF MINNESOTA)
) ss.
COUNTY OF _____)

On this _____ day of _____, _____, before me a Notary Public, personally appeared _____, the _____ of Ramsey-Arbor Properties, LLC, a Minnesota domestic business corporation, on behalf of this corporation.

Notary Public

CITY OF RAMSEY:

By: _____
Mayor

By: _____
City Clerk

STATE OF MINNESOTA)
) ss.
COUNTY OF ANOKA)

On this _____ day of _____, _____, before me a Notary Public personally appeared Sarah Strommen and JoAnn M Thieling, to me personally known, who, being each by me duly sworn, did say that they are respectively the Mayor and City Clerk of the City of Ramsey, the Municipal Corporation named in the foregoing instrument, and seal affixed to said instrument is the corporate seal of said Municipal corporation, and the said instrument was signed and sealed on behalf of said Municipal Corporation by authority of its City Council, and said Sarah Strommen and JoAnn M Thieling acknowledge said instrument to be the free act and deed of said Municipal Corporation.

Notary Public

This document drafted by:
City of Ramsey
7550 Sunwood Drive NW
Ramsey, MN 55303

This document reviewed by:
Ratwik, Roszak & Maloney, P.A.
730 Second Ave. S., Suite 300
Minneapolis, MN 55402