

bigger than the old garage but the applicant is following the correct procedure for the extra square footage.

The applicant has 200 square foot shed on his property that will be removed prior to issuance of a certificate of occupancy for the new garage. The applicant would not be allowed to have any sheds on his property in the future given the fact that he is at the maximum square footage allowed for accessory structures in this zoning district with the construction of the new garage.

The new garage will match the existing house on the property with board and baton siding painted to match the color of the house.

By motion, approve the Resolution.

Attachments

Zoning and Location Map

Site Plan

Garage Plan

Aerial Photo of Property

Written Comments

WHEREAS, an application has been filed by Daniel Orning as Conditional Use Permit Case File No. 16-0049; and

WHEREAS, a public hearing has been held by the Blaine Planning Commission on December 13, 2016; and

WHEREAS, the Blaine Planning Commission recommends said Conditional Use Permit be approved; and

WHEREAS, the Blaine City Council has reviewed said case on January 5, 2017.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Blaine that a Conditional Use Permit is hereby approved per Section 29.34(i) of the Zoning Ordinance to allow for the construction of a detached garage totaling 1,200 square feet, located at 8615 Lincoln Street NE, based on the following conditions:

1. The structure to match the color of the house.
2. A building permit must be obtained prior to construction of the building.
3. The garage to be used for personal storage only.
4. The garage to be generally located as shown on attached sketch and meeting all required setbacks. The accessory building must be located in the rear yard.
5. The access drive to the new garage will be required to be paved.

6. The garage is limited to 1,200 square feet.
7. The existing small shed in the rear of the property must be removed prior to a certificate of occupancy for the new structure.
8. The proposed structure cannot be used for a home occupation.

PASSED by the City Council of the City of Blaine this 5th day of January, 2017.