

**CITY OF WEST ST. PAUL  
DAKOTA COUNTY, MINNESOTA**

**RESOLUTION NO. 21-**

**RESOLUTION APPROVING A CONDITIONAL USE PERMIT  
FOR A MEDICAL OFFICE/CLINIC IN A B1 – LIMITED  
BUSINESS DISTRICT AT 34 MORELAND AVE. E.  
(FORWARD MOTION RECOVERY)**

**WHEREAS**, a conditional use permit application has been submitted to the City for the property currently legally described as:

CURRENT: S 148 FT OF N 178 FT OF W 141 FT OF E 471 FT OF E 5 ACS OF N 2/3 OF W 953 FT OF N 1/2 OF SW 1/4 OF SW 1/4

**WHEREAS**, a public hearing concerning the conditional use permit was held before the West St. Paul Planning Commission on August 17, 2021;

**WHEREAS**, the West St. Paul Planning Commission recommended the City Council approve the conditional use permit;

**WHEREAS**, a public hearing concerning the conditional use permit was held before the West St. Paul City Council on August 23, 2021;

**WHEREAS**, the West St. Paul City Staff recommended the City Council approve the conditional use permit; and

**NOW, THEREFORE, BE IT RESOLVED** by the West St. Paul City Council that the conditional use permit for a medical office/clinic in a B1 – Limited Business district at 34 Moreland Avenue East, requested by Steve Wallin on behalf of Forward Motion Recovery, is hereby approved subject to the following conditions:

1. The applicant shall apply for and obtain all applicable building and sign permits with the City of West St. Paul,
2. The applicant shall re-stripe both the north and south parking lot stalls to be clearly visible prior to the new tenants occupying the building and,
3. The applicant shall paint and stripe two ADA parking stalls on site, one on the north lot and one on the south lot.

Adopted by the City Council of the City of West St. Paul, Minnesota, this 23<sup>rd</sup> day of August, 2021.

Attest:

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David J. Napier, Mayor

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Nicole Tillander, City Clerk