

Section 11: Interim Use Permits

SECTION 11:

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11.01 Purpose and Intent. The purpose and intent of allowing interim uses is:

- A. To allow a use for a brief period of time until a permanent location is obtained or while the permanent location is under construction.
- B. To allow a use that is presently judged acceptable by the City Council, but that with anticipated development or redevelopment, will not be acceptable in the future or will be replaced in the future by a permitted or conditional use allowed within the respective district.
- C. To allow a use which is reflective of anticipated long range change to an area and which is in compliance with the Comprehensive Plan provided that said use maintains harmony and compatibility with surrounding uses and is in keeping with the architectural character and design standards of existing uses and development.

11.02 General Standards. An interim use shall comply with the following:

- A. The use is allowed as an interim use in the respective zoning district and conforms to zoning regulations.
- B. The date or event that will terminate the use can be identified with certainty.
- C. The use will not impose additional unreasonable costs on the public if it is necessary for the public to take the property in the future.
- D. The user agrees to any conditions that the City Council deems appropriate for permission of the use including the requirement of appropriate financial surety to cover the cost of removing the interim use and any interim structures upon the expiration of the interim use permit.

11.03 Procedure.

- Subd. 1.** New Uses: Uses defined as interim uses shall be processed according to the standards and procedures for a Conditional Use Permit as established by Section 10 of this Ordinance.

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11.04 Application, Public Hearing, Notice, and Procedure. The application, public hearing, public notice, and procedure requirements for Interim Use Permit shall be the same as those for a Conditional Use Permit (Section 10) as provided in this Ordinance.

11.05 Termination. An interim use shall terminate on the happening of any of the following events, whichever occurs first:

- A. The date or event stated in the permit.
- B. Upon violation of conditions under which the permit was issued.
- C. Upon change in the City's zoning regulations which renders the use nonconforming.