

THAT THE REQUEST FROM JAN ROLAND REPRESENTING HABITAT FOR HUMANITY SEEKING A CONDITIONAL USE PERMIT TO ALLOW A GROUND FLOOR RESIDENCE AT 1716 GENEVA STREET BE APPROVED, SUBJECT TO THE FOLLOWING CONDITIONS:

- a. That the plans presented to the Plan Commission on October 11, 2017 be approved subject to the conditions contained herein.
- b. That the all porch components be painted after 12 months when the treated lumber has had time to dry, or pre-aged treated lumber be used and the porch painted before occupancy.
- c. That in consideration recognition of the exposed 18 inch masonry foundation and 6 inch wood skirt board the 4 inch Exposure Vinyl siding be approved for use as an exception to Sec. 114-735.3 thru 766.
- d. That a landscaping plan be provided and approved before issuance of building permits.
- e. That samples and specs of all building materials be provided and approved before the issuance of building permits.
- f. That if landscaping is not installed and porch not painted prior to the issuance of an occupancy permit, then a financial surety such as a bond, letter of credit, cash or other recognized assurance shall be submitted to the Director of City Development, the content and format of said assurance subject to review and approval of the City Attorney. An estimate of the cost of completing said improvements is to be provided by the applicant and the financial surety issued in an amount equal of the value of the incomplete improvements. The financial assurance shall be kept on file with the Department of City Development.
- g. That all codes and ordinances are complied with and required permits acquired.
- h. That no minor changes be made from the conditions of this permit without approval of the Plan Commission, and no major changes be made from the conditions of this permit without the approval of the Common council.
- i. That this conditional use permit is subject to Plan Commission review for compliance with the listed conditions.