

**RESOLUTION NO. \_\_\_\_\_ - 2025**

A RESOLUTION APPROVING A SPECIAL USE PERMIT TO FIVE STAR STORAGE FOR A STORAGE FACILITY LOCATED IN THE SE1/4NE1/4 of SECTION 28, TOWNSHIP 140 NORTH, RANGE 96 WEST, OF THE 5TH PRINCIPAL MERIDIAN, CITY OF DICKINSON, STARK COUNTY, NORTH DAKOTA

WHEREAS, Dickinson City Code §39.12.003 allows the Board of City Commissioners to grant discretionary approval for certain uses within zoning districts that have unusual site development or operating characteristics; and

WHEREAS, Dickinson City Code §39.12.003 allows the Board of City Commissioners to establish such conditions and regulations for approval of a special use permit as the Board may deem appropriate; and

WHEREAS, the City has received a request for a special use permit from Five Star Storage for a storage facility, which is a discretionary use provided for in the Dickinson City Code; and

WHEREAS, the Dickinson Planning and Zoning Commission has met and heard public testimony regarding this matter, and recommends approval of the special use permit, subject to the conditions noted below;

NOW, THEREFORE, BE IT RESOLVED that the Board of City Commissioners for the City of Dickinson, North Dakota, hereby grants a special use permit, as provided in Dickinson City Code §39.12.003, to Five Star Storage:

SE1/4NE1/4 of SECTION 28, TOWNSHIP 140 NORTH, RANGE 96 WEST, OF THE 5TH PRINCIPAL MERIDIAN, CITY OF DICKINSON, STARK COUNTY, NORTH DAKOTA

The Special Use Permit is subject to the following conditions:

1. The maximum number of storage units shall be limited to 609.
2. Operation of the convenience storage facility shall be as described in this staff report as well as in the site plan and other material found in Attachment A of the Staff Report.
3. Prior to the issuance of any building permits, the developer shall obtain approval from the City Planning Department for site and building designs in accordance with the City's Corridor Overlay District.
4. Prior to the issuance of any building permits, the Badlands Storage 2nd Addition Subdivision plat must be recorded with the County Recorder's office.

5. In the event of a change in ownership or controlling interest in this convenience storage facility and the transfer of this special use permit, any successors and assigns of the original permittee shall comply with the requirements and conditions of this SUP. Within 30 days of such change in ownership or controlling interest of any entity owning the convenience storage facility, the parties to the transaction shall notify the City by letter. The letter shall be signed by the authorized representatives or agents of both the original permittee and the entity to which the permit is being transferred. |
6. Development and operation of the convenience storage facility shall comply with all applicable City, County, State and Federal regulations.

Dated this \_\_\_\_\_ day of April 2025.

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Scott Decker, President  
Board of City Commissioners

ATTEST:

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Dustin Dassinger  
Dickinson City Administrator