

CITY OF GRAND MARAIS, MINNESOTA  
CITY COUNCIL RESOLUTION 2017-34

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GRAND MARAIS,  
MINNESOTA APPROVING THE REQUEST FOR A VARIANCE FOR JOSHUA  
LINDSTROM TO CONSTRUCT ROOF OVERHANGS WITHIN THE REQUIRED  
SETBACK

WHEREAS, the applicant, Joshua Lindstrom, seeks a variance from the front lot line setbacks to construct roof overhangs at his property, zoned R-1 Permanent Residential; and,

WHEREAS, the roof overhangs will be 15' from the north lot line, short of the required 25'; and,

WHEREAS, the Planning Commission conducted a public hearing on July 5, 2017, and received public testimony regarding the proposed Variance; and

WHEREAS, all required notices regarding the public hearing were properly made; and

WHEREAS, the Planning Commission has reviewed the request and recommended approval of the Variance: and

WHEREAS, the City Council reviewed the requested Variance and Planning Commission recommendation at its meeting of July 12, 2017.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF GRAND MARAIS, MINNESOTA, that it adopts the following findings of fact related to the requested Variance:

Criteria #1     **The variance is in harmony with the purpose and intent of the ordinance.**

Finding #1     The project will make improvements to an existing structure with little impact on the neighborhood.

Criteria #2     **The variance is consistent with the comprehensive plan.**

Finding #2     Upgrade and maintenance of existing residential structures in the R-1 zone is desired

Criteria #3     **The proposal seeks to use the property in a reasonable manner not permitted by the zoning ordinance.**

Finding #3     The addition of larger eaves to the structure to improve drainage is reasonable

Criteria #4     **The plight of the landowner is due to circumstances unique to the property not created by the landowner**

Finding #4 The structure was constructed in its nonconforming location prior to the adoption of the zoning ordinance.

Criteria #5 **The variance, if granted, will not alter the essential character of the locality.**

Finding #5 The neighborhood has single family residences with similar setbacks.

BE IT FURTHER RESOLVED that the Variance to allow Joshua Lindstrom to construct roof overhangs 15' from the north lot line is hereby approved.

Passed by the City Council of the City of Grand Marais, Minnesota this 12<sup>th</sup> day of July, 2017.

(SEAL)

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Mayor Jay Arrowsmith DeCoux

ATTEST:

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Michael J. Roth  
City Administrator

Exhibit A

LEGAL DESCRIPTION:

Lots 1-3, Block 43, Village Plat