

CITY OF GRAND MARAIS, MINNESOTA
CITY COUNCIL RESOLUTION 2018-10

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GRAND MARAIS,
MINNESOTA APPROVING THE REQUEST FOR A VARIANCE FOR KERRY BOEN
FROM THE MINIMUM LOT WIDTH

WHEREAS, the applicant, Kerry Boen, seek a variance to the minimum lot width requirements to create a 60' x 200' separate lot on property he proposes to purchase zoned R-1 Permanent Residential and represented in the application materials; and,

WHEREAS, the Planning Commission conducted a public hearing on April 30, 2018, 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 May 9, 2018.

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 variance would allow the property to be developed as residential housing as called for in the R-1 zone

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

Finding #2 The variance would allow for the property to be developed as residential using existing infrastructure.

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

Finding #3 The proposed lot would meet all other minimum requirements of the ordinance, including depth and area

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

Finding #4 The subject is a remnant parcel created by a section line dividing plat additions.

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

Finding #5 The variance would allow for the development of a single family home which is the character of the current neighborhood.

BE IT FURTHER RESOLVED that the Variance to allow Kerry Boen variance to the minimum lot width requirements to create a 60' x 200' separate lot is hereby approved.

Passed by the City Council of the City of Grand Marais, Minnesota this 9th day of May, 2018.

(SEAL)

Mayor Jay Arrowsmith DeCoux

ATTEST:

Michael J. Roth
City Administrator

Exhibit A

LEGAL DESCRIPTION:

Subject Property:

Lots 1-8 and Lot 12, Block 71, Village Plat

New Lot:

Lot 12 and the West 9' of Lots 1-5, Block 71, Village Plat