

City of Lake Elmo
Washington County, Minnesota

Resolution No. 2002 - 011

**A RESOLUTION REGARDING A VARIANCE
to the
MINIMUM SETBACK STANDARDS
in
Residential Estates Zoning District**

to

Greg Kissner

WHEREAS, the Lake Elmo Planning Commission, at its February 25, 2002 meeting reviewed and heard testimony regarding the request by Greg Kissner for a Variance to Section 300.07 G.3. Zoning Districts, RE-Residential Estates, Minimum District Requirements of the Lake Elmo City Code at 9873 55th Street North; legally described as:

Lot 2, Block 1, Lake Elmo Vista.

WHEREAS, said variance is to construct a Principal Structure 64.01 feet from the front property line where 100 feet is required.

NOW, THEREFORE, BE IT RESOLVED, that the Lake Elmo Planning Commission does hereby make the following findings concerning said variance:


1. The combination of minimal Residential Estates lot depth, and plan review oversight by the City present a unique and extraordinary set of circumstances regarding the front setback proposed by the variance application.
2. Approval of the requested variance will not inure particular rights to this applicant that would not be available to other property owners in the Residential Estates zoning district under exactly the same circumstances.
3. The special circumstances unique to this applicant and property are not solely the result of the applicant's actions.
4. The granting of the variance under the particular circumstances of this application will not confer on the applicant privilege denied to other property owners in the Residential Estates zoning district

5. The variance is the minimum required to alleviate the hardship.
6. The variance would not be materially detrimental to the purposes of the zoning Ordinance.
7. The variance is not based on economic hardship alone.

BE IT FURTHER RESOLVED, that the Lake Elmo Planning Commission does hereby recommend the City Council grant this Variance.

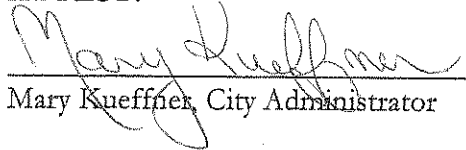
BE IT FURTHER RESOLVED, that this Variance is granted.

ADOPTED, by the Lake Elmo City Council this 6th day of March, 2002.



Lee Hunt MAYOR

ATTEST:



Mary Kueffner, City Administrator