

CITY OF LAKE ELMO
WASHINGTON COUNTY, MINNESOTA

RESOLUTION NO. 2005- 087
A RESOLUTION APPROVING A ZONING VARIANCE FOR
DAVID AND LINDA HARDY

WHEREAS, David and Linda Hardy, has made application for a variance from the zoning ordinance minimum lot area standards to permit relocation of an existing farm house on to the site from the Farms of Lake Elmo OP site across 31st Street North.

WHEREAS, at its August 9th special meeting, the Planning Commission reviewed and recommended approval of the variance from Section 300.09 Subd. 1 of the Zoning Ordinance to permit a single family detached dwelling on a lot of record of less than 1 acre area based on the following findings:


1. The variance requested results from circumstances unique to property due to the applicant preserving a 19th century farm home in keeping with the City's desire to maintain its history and rural character.
2. Granting of the variance will not change the essential character of the neighborhood.

WHEREAS, at its August 16th meeting, the Lake Elmo City Council reviewed the zoning variance from Section 300.09 Subd. 1 of the Zoning Ordinance to permit a single family detached dwelling on a lot of record of less than 1 acre area subject to conditions.

NOW, THEREFORE, BE IT RESOLVED, that the Lake Elmo City Council approves the variance from Section 300.09 Subd. 1 of the Zoning Ordinance to permit a single family detached dwelling on a lot of record of less than 1 acre area located between 9240 and 9202 31st Street North for David and Linda Hardy, subject to the following conditions:

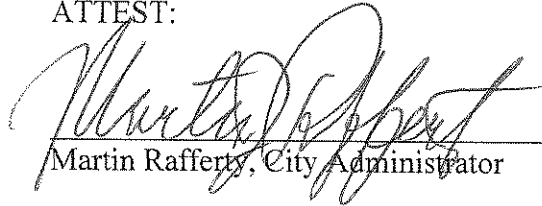
1. The applicant shall provide evidence to the City engineer that the parcel includes sufficient area of soil suitable for a primary and secondary septic drainfields prior to execution of the approval resolution.
2. The variance is approved on the condition that the only residential use of the parcel is as the location for the former Friedrich farm house to be moved to the parcel from the former Friedrich farmstead immediately across 31st Street North from the subject parcel.

ADOPTED BY THE Lake Elmo City Council the 16th day of August, 2005.



Dean Johnston, Mayor

ATTEST:



Martin Rafferty, City Administrator

Hardy Variance