

**CITY OF LAKE ELMO
WASHINGTON COUNTY, MINNESOTA**

RESOLUTION NO. 2008-47

*A RESOLUTION APPROVING A CONDITIONAL USE PERMIT TO ESTABLISH A BEAUTY
SALON AND DAY SPA AT 8925 HIGHWAY 5*

WHEREAS, the City of Lake Elmo is a municipal corporation organized and existing under the laws of the State of Minnesota; and

WHEREAS, FLF Properties, 8921 Highway 5, (“Applicant”) has submitted an application to the City of Lake Elmo (the “City”) for a Conditional Use Permit to establish a Beauty Salon and Day Spa at 8925 Highway 5; and

WHEREAS, notice has been published, mailed and posted pursuant to the Lake Elmo Zoning Ordinance, Section 154.018, Subd. (D); and

WHEREAS, the Lake Elmo Planning Commission held a public hearing on said matter on September 8, 2008; and

WHEREAS, the Lake Elmo Planning Commission has submitted its report and recommendation as part of a memorandum to the City Council from Planning Director Kyle Klatt for its September 16, 2008 meeting; and

WHEREAS, the City Council considered said matter at its September 8, 2008 meeting.

NOW, THEREFORE, based on the testimony elicited and information received, the City Council makes the following:

FINDINGS

- 1) That the procedures for obtaining said Conditional Use Permit are found in the Lake Elmo Zoning Ordinance, Section 154.018.
- 2) That all the submission requirements of said Section 154.018 have been met by the Applicant.
- 3) That the proposed Conditional Use Permit amendment is to allow the establishment of a Beauty Salon and Day Spa in a LB – Limited Business Zoning District.
- 4) That the proposed use will be located on property legally described as Lot 13, Block 1, Common Interest Document No. 249, Prairie Ridge Office Park, Washington County, Minnesota. Commonly known as 8925 Highway 5.

- 5) That the proposed Conditional Use would not negatively affect the health, safety, morals, convenience, and general welfare of occupants of surrounding lands.
- 6) That the proposed Conditional Use would not affect traffic or parking conditions.
- 7) That the proposed Conditional Use would have little or no effect on utility or school capacities.
- 8) That the proposed Conditional Use would have no effect on property values of surrounding lands.
- 9) That the proposed Conditional Use would be consistent with the Comprehensive Plan.

CONCLUSIONS AND DECISION

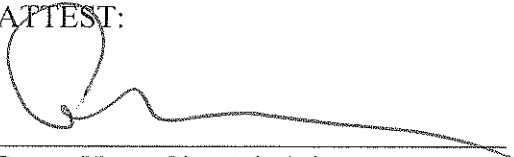
1. Based on the foregoing, the Applicant's application for a Conditional Use Permit is approved.

Passed and duly adopted this 16th day of September, 2008 by the City Council of the City of Lake Elmo, Minnesota.



Dean A. Johnston, Mayor

ATTEST:



Susan Hoyt, City Administrator

Voted For:

Johnston

DeLapp

Johnson

Park

Smith

Voted Against: