

CITY OF LAKE ELMO  
WASHINGTON COUNTY, MINNESOTA

RESOLUTION NO. 2008-046

A RESOLUTION APPROVING A 25 FOOT VARIANCE TO THE REQUIRED 30 FOOT  
FRONT YARD SETBACK TO ALLOW CONSTRUCTION OF A DETACHED GARAGE AT  
11002 UPPER 33<sup>RD</sup> STREET NORTH

WHEREAS, Jill Martin has made application to the City of Lake Elmo for a 25 foot variance from the required 30 foot front yard setback to construct a detached garage at 11002 Upper 33<sup>rd</sup> Street North, Lake Elmo, Minnesota.

WHEREAS, the Lake Elmo Planning Commission considered the variance request and held a public hearing at its September 8, 2008, meeting and recommended that the variance be granted based on the following Findings:

1. The addition of a single car garage on the property is a reasonable request as accessory to the existing home.
2. The size and shape of the property as well as the location of the existing home, septic system, and setback requirements prevent a conforming location for a detached garage on the lot.
3. The property was platted in its current configuration in 1848, pre-dating the existing city code requirements.

WHEREAS, the Lake Elmo City Council has reviewed the 25 foot front yard variance request by Jill Martin, 11002 Upper 33<sup>rd</sup> Street North at the September 16, 2008 meeting.

BE IT FURTHER RESOLVED, that the approval of the requested variance shall include the following conditions:

1. Prior to the city issuing a building permit, a portion of the existing hardcover must be removed to retain the property's conformance with the impervious surface requirement of twenty-five percent of the lot.
2. Three off-street parking spaces must be accommodated on the lot.

ADOPTED by the Lake Elmo City Council on September 16, 2008.

  
Dean A. Johnston, Mayor

ATTEST:



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Susan Hoyt, City Administrator

Voted For:  
Johnston  
DeLapp  
Johnson  
Park  
Smith

Voted Against: