

## **CITY OF HAMBURG, MINNESOTA RESOLUTION NUMBER 2025-06**

### **A RESOLUTION APPROVING VARIANCES FOR PARCEL 45.7000010 WITHIN THE CITY OF HAMBURG**

**WHEREAS**, the City of Hamburg initiated an application for lot dimensional requirement variances at 430 Louisa Street (PID 45.7000010), and

**WHEREAS**, the application proposes lot dimensional requirement variances to allow for a minor subdivision that would result in one conforming parcel and one nonconforming parcel at 430 Louisa Street (PID 45.7000010) and 440 Louisa Street (45.0750020), and

**WHEREAS**, the Zoning Ordinance provides guidance to the City of Hamburg, and

**WHEREAS**, the subject property is located in the R-1 Zoning District and is guided for Low Density Residential in the 2040 Land Use Plan, and

**WHEREAS**, the applicant is requesting an approximate 3,550-square-foot decrease to allow for an approximately 6,450 square feet lot size where the required lot size minimum is 10,000 square feet, and

**WHEREAS**, the applicant is requesting an approximate 25-foot increase to allow for an approximately 145-foot lot depth where the maximum allowed lot depth is approximately 120 feet (no more than three (3) times the width of any lot), and

**WHEREAS**, a variance may be granted in instances where strict enforcement of the Zoning Ordinance would cause undue hardship because of circumstances unique to the subject property, and

**WHEREAS**, the proposed development would not alter the essential character of the neighborhood because the existing and proposed single-family dwelling on the subject property is consistent and compatible with the neighborhood, and

**WHEREAS**, the City of Hamburg has scheduled a public hearing, and notices of the proposed variances were published in the newspaper on May 1, 2025, and May 8, 2025.

**THEREFORE, BE IT RESOLVED**, that the City Council of the City of Hamburg hereby adopts Resolution 2025-06 approving the proposed variances for lot dimensional requirements at 430 Louisa Street, to allow for a minor subdivision that would result in one conforming parcel and one nonconforming parcel at 430 Louisa Street (PID 45.7000010) and 440 Louisa Street (45.0750020):

“The City of Hamburg is an Equal Opportunity Employer and Provider.”








**I CERTIFY THAT** the above resolution was adopted by the City Council of Hamburg, Carver County, Minnesota, on the 13<sup>th</sup> day of May 2025.

  
Chris Lund, Mayor

**ATTEST:**

  
Jeremy Gruenhagen, City Clerk/Treasurer

Votes:

Lund	
Polzin	
Poppler	
Tracy	
Weber	

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