

State of Minnesota
County of Watonwan

RESOLUTION NO. 07.25.10

**RESOLUTION GRANTING A VARIANCE FOR A PROPERTY LOCATED AT
310 3RD STREET NORTH**

WHEREAS, Michael and Autumn Morrow (“Applicant”) submitted an application requesting the approval of a variance of the property owned by the Applicant located at 310 3rd Street North which is legally described as follows (“Property”):

**LOTS SEVEN (7), EIGHT (8), AND NINE (9); WEST 10’ OF ADJACENT
VACATED ALLEY, BLOCK SEVENTY-THREE (73) OF FIRST ADDITION TO
THE CITY OF ST. JAMES, WATONWAN COUNTY, MINNESOTA**

WHEREAS, a public hearing before the St. James Planning Commission was held June 30, 2025, for the purpose of hearing the request from the Applicant; and

WHEREAS, the Applicant is requesting a variance for fence with a maximum of 6-foot in height in the front yard setback area; and

WHEREAS, the Property is located in a One- and Two-Family Residential District (R-1); and

WHEREAS, the St. James City Code § 156.030(C)(1) states that fences in the residential district can be located anywhere in the front yard setback area, as long as they do not interfere with street intersection sightlines, and are limited to a maximum for four feet in height; and

WHEREAS, based upon the factual findings, the Planning Commission has come to the following conclusion:

- 1) It was the finding of the Planning and Zoning Commission that the requested variance should be granted.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF
ST. JAMES, WATONWAN COUNTY, MINNESOTA**, as follows:

- 1) The City of St. James is hereby granting a variance to Michael and Autumn Morrow for a fence with a maximum of 6-foot in height in the front yard setback area at the Property located at 310 3rd Street North in St. James, Minnesota.

Adopted by the City Council this 15th day of July 2025.

Christopher Whitehead, Mayor

Attest:

Kristin Hurley, City Clerk - Treasurer

Published: _____

Filed: _____

Effective Date: July 15, 2025