

**CITY OF GRANT, MINNESOTA
RESOLUTION NO. 2025-27**

**RESOLUTION APPROVING THE REQUEST FOR MINOR SUBDIVISION
(LOT SPLIT) FOR PROPERTY GENERALLY LOCATED WEST OF MANNING
AVENUE AND NORTH OF CSAH 12 (PID 2503021130003)**

WHEREAS, Anthony and Jina Wolf Otto (“Applicants” and “Owners”) submitted an application for a Minor Subdivision (Lot Split) of property generally located north of CSAH 12 and west of Manning Avenue identified as PID 2503021130003 (“Subject Property”) in the City of Grant, Minnesota; and

WHEREAS, the proposed Minor Subdivision (Lot Split) will divide the existing agricultural property into two 10-acre rural residential lots shown as Parcel 1 and Parcel 2 on the Minor Subdivision survey exhibit dated October 12, 2025; and

WHEREAS, the Applicants intend to develop Parcel 1 with a new home and intend to sell Parcel 2 for similar residential uses; and

WHEREAS, a duly noticed Public Hearing was held on December 2, 2025; and

NOW, THEREFORE, BE IT HEREBY RESOLVED BY THE CITY COUNCIL OF THE CITY OF GRANT, WASHINGTON COUNTY, MINNESOTA, that it does hereby approve the request of Anthony and Jina Wolf Otto for a Minor Subdivision as described in Chapter 30, based upon the following findings pursuant to Section 30-9 of the City’s Subdivision Ordinance. The City Council’s Findings relating to the standards are as follows:

- A minor subdivision may be approved by registered land survey when the division does not create more than two lots, and all resulting lots comply with the Comprehensive Plan and the Zoning ordinance.
- The subject parcel is guided Rural Residential/Agricultural (RR/AG) in the adopted 2040 Comprehensive Plan which permits a maximum density of four dwelling units per 40 acres (4DU/40 AC).
- The proposed Minor Subdivision (Lot Split) divides an approximately 20.0-acre lot into two equal 10-acre rural residential lots which conforms to the RR/AG density.
- The Applicants intend to develop each lot with rural residential uses which is consistent with the City’s adopted vision for land guided RR/AG and zoned A1 Agricultural large scale.
- The lots created by the proposed Minor Subdivision (Lot Split) meet or exceed the City’s established A1 zoning and dimensional standards.

I, the undersigned, being the duly qualified and appointed Clerk of the City of Grant, Minnesota do hereby certify that I have carefully compared the foregoing resolution adopted at a meeting of the Grant City Council on _____, 2025 with the original thereof on file in my office and the same is a full, true and complete transcript thereof.

Witness my hand as such City Clerk and the corporate seal of the City of Grant, Washington County, Minnesota this _____ day of _____, 2025.

Kim Points
Clerk
City of Grant