

**AGENDA RESULTS**  
**BOARD OF ZONING APPEALS PUBLIC HEARING**  
**MAY 18, 2020 3:00 P.M.**  
**375 JACKSON STREET – SKYPE VIRTUAL MEETING**  
**ST. PAUL, MINNESOTA**

**NOTE:** The order in which the items appear on this agenda is not necessarily the order in which they will be heard at the meeting. The Board of Zoning Appeals will determine the order of the agenda at the beginning of its meeting.

**NOTE TO COMMISSIONERS AND MEMBERS OF THE PUBLIC:** The Chairperson of the Board of Zoning Appeals (BZA) has determined that it is not practical nor prudent for the BZA to meet in-person or pursuant to Minnesota Statutes, Section 13D.02. In light of the COVID-19 health pandemic, it is not feasible for any member of BZA to be present at the regular location, and all members of the BZA will attend this meeting by telephone or other electronic means.

It is also not feasible for members of the public to attend the meeting at its regular location due to the health pandemic and emergency. Accordingly, no meeting will be held in 15 Kellogg Boulevard West (Room 330 – Courthouse).

Members of the public may monitor this meeting remotely at:

1. Online meeting: <https://meet.ci.stpaul.mn.us/matthew.graybar/D6P632V0>
2. Join by phone – choose one: (651) 267-3988, Conference ID: 90111238  
(651) 266-5758, Conference ID: 90111238  
(651) 266-5767, Conference ID: 90111238

I. APPROVAL OF MINUTES FOR APRIL 27, 2020

II. OLD BUSINESS: NONE

III. APPROVAL OF RESOLUTIONS 20-021334 for 646 Desoto St. & 20-024086 for 1769 Grand Ave. as amended on April 27, 2020

IV. NEW BUSINESS

- |  |   |  |
|--|---|--|
| A. Applicant -<br>Location -<br>Zoning -<br>Purpose: <u>MAJOR VARIANCE</u> | Dawn Clawson<br>897 Snelling Ave S<br>R2<br>The applicant is proposing to split this parcel in order to create a new lot on which a single-family dwelling can be constructed in the R2 zoning district. The proposed lot split results in the following variances: 1.) The zoning code requires a minimum lot width of 60', 53.35' is proposed, for a variance of 6.65' on the new lot. 2.) A rear yard setback of 25' is required, 17.7' is proposed on the lot where the current single-family dwelling is located, for a variance of 7.3'.<br><b>APPROVED</b> | <b>(20-029666)</b><br><br><br><br><br><br><br><br><br><br><b>5-0</b> |
|--|---|--|

- B. Applicant - Cunningham Group architecture, Inc.- Brett Olds  
 Independent School District 62  
 Location - 740 Rose Ave W (20-027993)  
 Zoning - R4  
 Purpose: MAJOR VARIANCE  
 The applicant is proposing to install signage for Como Park High School. The following variances are requested. 1) The zoning code allows one identification sign for each street frontage not exceeding 30 square feet in size. The part of Rose Ave. W. in front of this school was vacated in 1955, which leaves this school not fronting on any public street. Two signs are proposed; one at 41 square feet and the other at 120 square feet resulting in variances of two signs and variances of 11 square feet and 90 square feet respectively. 2.) Signs are permitted to be placed on a building up to 30' above grade, the top of the 120 square foot sign is proposed to be placed at 60' above grade, for a variance of 30'.  
**APPROVED 6-0**
- C. Applicant - Terra Construction – Brendan McNamara  
 St. Paul Technical College  
 Location - 235 Marshall Ave (20-029644)  
 Zoning - RM2  
 Purpose: MAJOR VARIANCE  
 The applicant is proposing to install 2 temporary signs that identify a contractor engaged in the renovation of the Saint Paul College building. The following variances are requested: 1.) The zoning code allows 2 signs not exceeding a total of 50 square feet in area identifying an engineer, architect or contractor engaged in, or product used in, the construction of a building; One of the proposed signs will be 60 square feet, for a variance of 10 square feet. 2.) No sign shall project higher than 30 feet above grade; the top of the highest sign will be placed 70 feet above grade, for a variance of 40 feet.  
**APPROVED 5-1**
- D. Applicant - Ryan Companies US, Inc.- Will Rollo  
 Location - 2192 Ford Pkwy. (20-029768)  
 Zoning - F1-F6  
 Purpose: MAJOR VARIANCE  
 1. The zoning code allows one (1) real estate development sign not exceeding a total of fifty (50) square feet in area on the lot of the new development, per three hundred (300) feet or less of lot frontage of the development. The applicant is proposing 10 signs, which would allow a maximum of 500 square feet of signage; 15,180 square feet is proposed, for a variance request of 14,680 square feet.  
 2. Temporary freestanding signs cannot exceed 32 square feet. The 10 proposed signs would allow a maximum of 320 square feet; 15,180 square feet is proposed, for a variance request of 14,860 square feet.  
 3. Temporary signs are permitted three (3) nonconsecutive times per calendar year for a period of not more than thirty (30) days per

time or once per year for ninety (90) days; 456 days are proposed, for a variance request of 276 days.

4. No temporary sign shall exceed a total of one hundred (100) square feet. The 10 proposed signs would allow a maximum of 1,000 square feet; 15,180 square feet, for a variance request of 14,180 square feet.

5. Temporary freestanding signs in the Highland Special Sign District cannot exceed twenty-four 24 square feet. The 10 proposed signs would allow a maximum 240 square feet; 15,180 square feet is proposed, for a variance request of 14,940 square feet.

**APPROVED**

**6-0**

V. ADJOURN.

BZA Members: Please call Matthew Graybar at 651-266-9080 or [matthew.grabar@ci.stpaul.mn.us](mailto:matthew.grabar@ci.stpaul.mn.us) or call Zoning General Line at 651-266-9008 if you are unable to attend the meeting.

Public comment can be submitted to [matthew.graybar@ci.stpaul.mn.us](mailto:matthew.graybar@ci.stpaul.mn.us). Any comments and materials submitted by 2:00 p.m. on May 15 will be provided to the BZA for their review. You must include your Name and Residential Address for the public record. Please note, due to the COVID-19 health pandemic and its impact of staffing, any comments and materials received after 2:00 p.m. on May 15 will not be provided to the BZA.

**APPLICANT: You or your representative need to attend this meeting to answer any questions the Board may have.**