



CITY OF SAINT PAUL
Melvin Carter, Mayor

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DATE: May 22, 2020
TO: Planning Commission
FROM: Zoning Committee
SUBJECT: Results of May 21, 2020, Zoning Committee Hearing

NEW BUSINESS

		<u>Staff</u>	<u>Recommendation</u> <u>Committee</u>
1.	978 Front Ave Rezoning (20-031-121) Rezone from B2 community business to T2 traditional neighborhood	Approval	Approval (6 - 0)
	Address: 978 Front Ave SW corner at Chatsworth Street		
	District Comment: District 10 submitted a letter recommending approval		
	Support: 0 people spoke, 0 letters		
	Opposition: 0 people spoke, 0 letters		
	Hearing: closed		
	Motion: Approval		
		<u>Staff</u>	<u>Recommendation</u> <u>Committee</u>
2.	2383 UNIVERSITY AVE W (20-030-713) Conditional use permit for a 66' 7" building height (73' 4" for elevator penthouse). Floor area ratio variance (3.0 FAR maximum, 3.6 FAR proposed).	Approval with conditions	Approval with conditions (6 - 0)
	Address: 2383 University Ave W NE corner at Raymond Avenue		
	District Comment: District 12 submitted a letter recommending approval with conditions		
	Support: 0 people spoke, 0 letters		
	Opposition: 0 people spoke, 0 letters		
	Hearing: closed		
	Motion: Approval with conditions		

		<u>Staff</u>	<u>Recommendation Committee</u>
3.	TJL Development (20-029-704) Rezone from B2 community business to T3 traditional neighborhood	Approval	Approval (6 - 0)
	Address: 156 Dale St N SE corner of Dale Street and Selby Avenue		
	District Comment: District 8 submitted a letter requesting an extension to the deadline for submitting public testimony.		
	Support: 0 people spoke, 0 letters		
	Opposition: 0 people spoke, 0 letters		
	Hearing: closed		
	Motion: Approval		

		<u>Staff</u>	<u>Recommendation Committee</u>
4.	TJL Development (20-029-745) Variances for the following: 156 Dale portion of the site: front yard setback from Selby (20' minimum, 0' proposed), and 2 parking spaces in front of the existing building on Dale; 594 Selby (RM2) portion of the site: density (9 dwelling units maximum, 22 proposed), side yard setback for balconies (9' min., 5' proposed), rear yard setback for balconies (25' min., 21' proposed), lot coverage (35% max., 58% proposed), height (50 ' max., 53' proposed), and access to parking in the T3 portion of the building across the RM2 portion. Parking is proposed to have access from the alley as well as from Selby Avenue.	Approval with conditions	Approval with conditions (6 - 0)
	Address: 156 Dale St N and 594 Selby SE corner of Dale Street and Selby Avenue		
	District Comment: District 8 submitted a letter requesting an extension to the deadline for submitting public testimony.		
	Support: 0 people spoke, 0 letters		
	Opposition: 0 people spoke, 0 letters		
	Hearing: closed		
	Motion: Approval with conditions		