

**AGENDA  
ZONING COMMITTEE  
OF THE SAINT PAUL PLANNING COMMISSION  
Thursday, May 21, 2020 3:30 P.M.**

**See below for information on members who may attend by telephone or other electronic means.**

**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 Zoning Committee will determine the order of the agenda at the beginning of its meeting.

**APPROVAL OF MAY 7, 2020, ZONING COMMITTEE MINUTES**

**SITE PLAN REVIEW** – List of current applications (Tia Anderson, 651-266-9086)

**NEW BUSINESS**

- 1. 20-031-121 978 Front Ave Rezoning**  
Rezone from B2 community business to T2 traditional neighborhood  
978 Front Ave, SW corner at Chatsworth Street  
B2  
Josh Williams 651-266-6659
- 2. 20-030-713 2383 UNIVERSITY AVE W**  
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).  
2383 University Ave W, NE corner at Raymond Avenue  
T3  
Anton Jerve 651-266-6567
- 3. 20-029-704 TJL Development**  
Rezone from B2 community business to T3 traditional neighborhood  
156 Dale St N, SE corner of Dale Street and Selby Avenue  
B2  
Tony Johnson 651-266-6620
- 4. 20-029-745 TJL Development**  
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.  
156 Dale St N, SE corner of Dale Street and Selby Avenue  
B2  
Tony Johnson 651-266-6620

**ADJOURNMENT**

**NOTE TO COMMISSIONERS AND MEMBERS OF THE PUBLIC:** The chair of the Planning Commission has determined that it is not practical nor prudent for the Planning Commission and its Committees 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 Planning Commission to be present at the regular location, and all members of the Zoning Committee 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 the City of Saint Paul Council Chambers at 15 W. Kellogg Boulevard in the City of Saint Paul.

Members of the public may monitor this meeting remotely the following way:

**Via telephone (choose one):**

(651) 267-3988 12045672#

(651) 266-5758 12045672#

(651) 266-5767 12045672#

Public comment can be submitted to [PED-ZoningCommitteeSecretary@ci.stpaul.mn.us](mailto:PED-ZoningCommitteeSecretary@ci.stpaul.mn.us). Any comments and materials submitted by 12:00 PM the day of the meeting will be provided to the Zoning Committee for their review. (**Note:** You must include your Name and Address for the public record).

Information on agenda items being considered by the Zoning Committee can be found online at [www.stpaul.gov/ped](http://www.stpaul.gov/ped), then Planning, then Zoning Committee.

**ZONING COMMITTEE MEMBERS:** Call Samantha Langer at 266-6550 if you are unable to participate in the meeting.

**APPLICANT:** You or your designated representative must participate in this meeting to answer any questions that the committee may have.