Saint Paul Planning Commission
City Hall Conference Center Room 40
15 Kellogg Boulevard West
Action Minutes
June 30, 2017
8:30 - 11:00 a.m.

I. Swearing in a new commissioner Chong Lee.

New Planning Commission member Chong Lee was sworn in by Shari Moore, City Clerk.

II. Approval of minutes of June 2, 2017.

**MOTION:** Commissioner Underwood moved approval of the minutes of June 2, 2017. Commissioner Makarios seconded the motion. The motion carried unanimously on a voice vote.

III. Chairs Announcements

IV. Planning Director’s Announcements

V. PUBLIC HEARING: Ford Site Zoning and Public Realm Plan – Item from the Comprehensive Planning Committee. *(Merritt Clapp-Smith, 651/266-6547)*

**MOTION:** Commissioner Mouachenpao moved to close the public hearing, leave the record open for written testimony until 4:30 p.m. on Monday, July 3, 2017 and to refer the matter back to the Comprehensive Planning Committee for review and recommendation. Commissioner Ochs seconded the motion. The motion carried 15 with 1 abstention (Edgerton) on a voice vote.

VI. Zoning Committee

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

Two items came before the Site Plan Review Committee on Tuesday, June 27, 2017:

- New Horizon Academy, York Ave – Parking lot & play area redevelopment at 327 York
NEW BUSINESS

#17-045-888 Spyhouse Coffee – Conditional use permit for a coffee shop. 420 Snelling Avenue South, NE corner at Palace. (Mike Richardson, 651/266-6621)

**MOTION:** Commissioner Makarios moved the Zoning Committee’s recommendation to approve the conditional use permit. The motion carried unanimously on a voice vote.

#17-046-419 Dominic Mackenroth – Reestablishment of nonconforming use as a triplex. 2945 Ivy Avenue East, NW corner at Furness Parkway. (Bill Dermody, 651/266-6617)

**MOTION:** Commissioner Makarios moved the Zoning Committee’s recommendation to approve the reestablishment of nonconforming use with one amended condition. The motion carried unanimously on a voice vote.

#17-047-049 Gerald Frisch – Reestablishment of nonconforming use to allow a duplex, and variances for height (30’ permitted, 32’ proposed) and side yard setback (9’ required, 7.5’ proposed). 915 Central Avenue West between Milton and Victoria. (Tony Johnson, 651/266-6620)

**MOTION:** Commissioner Makarios moved the Zoning Committee’s recommendation to approve the reestablishment of nonconforming use subject to additional conditions. The motion carried unanimously on a voice vote.

VIII. Neighborhood Planning Committee

Snelling Avenue South Zoning Study – Approve resolution and forward the study to the Mayor and City Council with a recommendation to adopt proposed zoning changes. (Josh Williams, 651/266-6659, and Tony Johnson, 651/266-6620)

**MOTION:** Commissioner DeJoy moved on behalf of the Neighborhood Planning Committee to approve the resolution and forward to the Mayor and City Council for adoption of the proposed zoning changes. The motion carried unanimously on a voice vote.

VIII. Comprehensive Planning Committee

IX. Transportation Committee

X. Communications Committee

XI. Task Force/Liaison Reports
XII. Old Business

XIII. New Business

XIV. Adjournment

Information on agenda items being considered by the Planning Commission and its committees can be found at www.stpaul.gov/ped, click on Planning.

Planning Commission Members: PLEASE call Sonja Butler, 651/266-6573, if unable to attend.