

AGENDA
BOARD OF ZONING APPEALS PUBLIC HEARING
JANUARY 13, 2020 3:00 P.M.
ROOM 330 - CITY HALL
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.

I. APPROVAL OF MINUTES OF DECEMBER 30, 2019

II. OLD BUSINESS NONE

III. NEW BUSINESS

A. Applicant - Jennifer Quist **(19-110351)**

Location - 1901 Ford Parkway
Zoning - RT1
Purpose: MAJOR VARIANCE - The applicant is proposing to construct a one-story addition on the southwest side of the existing one and a half-story day care center. The maximum amount of lot coverage a building can occupy on this lot is 35%. The existing building occupies approximately 31.5% of the lot. The proposed addition would cover 8.1% of the lot. With the proposed addition, the total building footprint would be 39.6% of the lot, for a variance of 4.6%.

B. Applicant - KJD Rental Properties LLC **(19-110956)**

Location - 1926 Grand Avenue
Zoning - RM2
Purpose: MAJOR VARIANCE - The existing building is a four-family dwelling with three (3) rooms in each unit and an unfinished basement. The applicant is proposing to convert the basement into living space by adding two bedrooms to two of the units. The property has legally nonconforming parking with four parking spaces, the additional bedrooms require a total of five parking spaces, for a variance of one parking space.

IV. Adjourn.

Board of Zoning Appeal Members: Please call Matthew Graybar (266-9080) or 266-8989 if you are unable to attend the meeting.

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