

AGENDA
BOARD OF ZONING APPEALS PUBLIC HEARING
JUNE 17, 2019 3:00 P.M.
ROOM 330 - CITY HALL
ST. PAUL, MINNESOTA

Results Agenda

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 JUNE 3, 2019

Approved

II. APPROVAL OF RESOLUTION

19-041364 Benjamin V. Murphy 996 Ivy Avenue East for Approval

Approved

III. NEW BUSINESS

A. Applicant - **Drew Hodson** (#19-045290)

Location - 1938 Beechwood Avenue

Zoning - R4

Purpose: MINOR VARIANCE - The applicant is proposing to construct a second story addition to an existing single-family dwelling. For properties zoned R4 in Planning District 15, the maximum height allowed is 22' at a 4' side yard setback. The proposed height is 26' for a variance request of 4'.

Approved

5-1

B. Applicant - **Heather L. Doran** (#19-045349)

Location - 962 Como Avenue

Zoning - R4

Purpose: MINOR VARIANCE - The applicant is proposing to demolish an existing detached, one-car garage in order to construct a new detached, two-car garage with an accessory dwelling unit above. For accessory dwelling units located in an accessory structure, the lot must be at least 5,000 square feet in area. The existing lot size is 4,736 square feet, for a variance request of 264 Square feet.

Approved

7-0

- C. Applicant - **Ryan Carlson** (#19-045387)
Location - 1767 Eleanor Avenue
Zoning - R4
Purpose: MINOR VARIANCE - The applicant is proposing to construct a second floor, master bedroom addition to the rear of an existing single-family dwelling. For sidewalls that are greater than 35' in length, an articulation is required. The existing sidewall is 35'-6" and the addition would go on top of the first floor and the second floor would not be articulated for a variance of this condition.
Approved 7-0
- D. Applicant - **Callan D. Crawford** (#19-045393)
Location - 770 Forster Street
Zoning - RT2
Purpose: MAJOR VARINACE - The applicant is proposing to construct a new single-family dwelling on a vacant lot in order to establish a sober house. The minimum required front yard setback is 23' and the proposed site plan indicates a setback of 19.5' for a variance request of 3.5'.
Approved 4-3
- E. Applicant - **Everest Properties LLC** (#19-045808)
Location - 1402 7th Street East
Zoning - RM2
Purpose: MAJOR VARIANCE - The applicant is proposing to construct a 12-unit, multifamily development on a vacant parcel. Based on the number of bedrooms in each unit, 16 off-street parking spaces are required; the applicant is proposing 10 spaces for a variance request of 6 spaces.
Approved w/cond. 7-0

IV. DISCUSSION

July 1, 2019 BZA Hearing

July 1, 2019 BZA hearing canceled due to holiday absences.

V. ADJOURNMENT

Board of Zoning Appeal Members: Please call Jerome Benner II (266-9080) or Debbie Crippen (266-9144) 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.