



Legislation Details (With Text)

File #: RES PH 23-159 **Version:** 1

Type: Resolution-Public Hearing **Status:** Passed

In control: City Council

Final action: 6/21/2023

Title: Preliminary plat approval for The Heights.

Sponsors: Nelsie Yang

Indexes: Subdivisions of land

Code sections: Sec. 69.301. - Platting required., Sec. 69.406. - Review of divisions of land.

Attachments: 1. StaffReport-HeightsPrePlat, 2. The Heights - Preliminary Plat Application 4-28-23, 3. Heights preliminary plat, 4. The Heights - Zoning Map, 5. The Heights - Land Use Map, 6. The Heights - Aerial Map, 7. Public comment - Erik Boe, 8. Public comment - John Crea and Susan Barghini

Date	Ver.	Action By	Action	Result
6/27/2023	1	Mayor's Office	Signed	
6/21/2023	1	City Council	Adopted	Pass

Preliminary plat approval for The Heights.

WHEREAS, the St. Paul Port Authority, in Zoning File # 23-035-354, has submitted for City Council approval the attached subdivision-preliminary plat for The Heights, a 112-acre site at 2200 Larpenteur Ave E., the southwest corner of Larpenteur Avenue and McKnight Road; and

WHEREAS, the appropriate City departments have reviewed the preliminary plat and found, subject to the recommended conditions, that it meets the requirements of Chapter 69 of the Zoning Code; and

WHEREAS, notice of public hearing before the City Council was duly published in the official newspaper of the City, and notices were duly mailed to each owner of affected property and property situated wholly or partly within 350 feet of the subject property; and

WHEREAS, the City Council held a public hearing on the proposed preliminary plat on June 21, 2023, at which all interested parties were given an opportunity to be heard, the Council having considered all the facts and recommendations concerning the subdivision;

NOW, THEREFORE BE IT RESOLVED, that the City Council accepts and approves the attached preliminary plat for The Heights, a 112-acre site, subject to the following conditions:

1. The applicant shall file a copy of the Council Resolution approving the plat with the Ramsey County Recorder's Office.
2. The 3-foot right-of-way offset on the east side of Howard Street between Cottage and Ivy Avenues must be removed in the final plat, and the right-of-way on the west side of Howard Street in this stretch adjusted accordingly, in accordance with direction from the department of Public Works.

AND BE IT FURTHER RESOLVED, that the City Clerk shall provide a copy of this resolution to the Applicant, the Zoning Administrator, and the Planning Administrator.