



## City of Saint Paul

### Commercial Development District

City Ordinance prohibits the issuance of new on-sale liquor licenses to a bar or other non-restaurant type liquor serving establishment outside of downtown or a Council approved Commercial Development District.

**Commercial Development Districts** are defined areas in which any type of on-sale liquor license can be issued. Districts can be any size and can restrict the number and type of on-sale liquor licenses permitted.

#### **District Creation Process:**

##### Step 1: Petition:

###### Requirement:

*Applicant must provide written petition setting forth the boundaries of the new or expanded district, and containing the written consent of the owners of two-thirds of the several descriptions of real estate situate within the new or area of the expanded district, together with the written consent of the owners of two-thirds of the several descriptions of real estate situated within one hundred (100) feet of the new or expanded district.*

###### Actions:

- 1) Applicant meets with the Department of Safety and Inspections (DSI) to clarify requested boundaries, type of licenses, and number of licenses.
- 2) DSI provides applicant: petition template, map of petition area, and property owners list.
- 3) Applicant obtains required signature and provides petition to DSI.
  - If the applicant is unable to obtain all signatures, they may request their City Council Member to gain City Council approval of a hardship.
- 4) DSI confirms petition meets requirements.

##### Step 2: Planning Commission Review

###### Requirement:

*Planning commission shall be consulted for advice concerning the proposals for consistency with the city's comprehensive plan and zoning ordinances*

###### Actions:

- 1) The Department of Planning and Economic Development presents the request to the Saint Paul Planning Commission for their review.
- 2) Commission's findings and recommendations are forwarded back to DSI.

##### Step 3: City Council Approval

###### Requirement:

*The council or a committee thereof shall hold a public hearing in the ward or wards in which said district is to be located*

###### Actions:

- 1) Hearing shall be published once in official newspaper and mailed to all owners of land within the new or area of the expanded district.
- 2) City Council holds a public hearing in the ward in which the district is proposed.

## **Pertinent Saint Paul City Laws**

### Saint Paul City Charter

Sec. 17.07.1. - Commercial development districts; patrol limits.

(1) A commercial development district in an area within the city as designated herein, or created by the council hereafter in accordance with this section. Six (6) commercial development districts are hereby created, whose names and defined boundaries are indicated on maps attached hereto as Exhibits 1 through 6, which are incorporated and adopted herein by reference. The council may by ordinance create new or additional commercial development districts, or amend the boundaries of those already created, only in accordance with the following procedures:

- (a) The proposed commercial development district shall be submitted in writing, accompanied by a map setting forth its boundaries; and
- (b) Reasonable public notice of the proposed commercial development district shall be given by the license inspector to residents and organizations in the ward or wards in which said district is to be located; and
- (c) The council or a committee thereof shall hold a public hearing in the ward or wards in which said district is to be located; and
- (d) After the foregoing steps, an ordinance designating the new commercial development district and defining its boundaries is adopted upon the affirmative vote of at least five (5) members of the council.

### Saint Paul City Ordinance

Sec. 409.20. - Commercial development districts.

- (a) Commercial development districts, as defined in section 17.07.1 of the City Charter, may be created or expanded by the filing in the office of the city clerk of a written petition therefor setting forth the boundaries of the expanded district, and containing the written consent of the owners of two-thirds of the several descriptions of real estate situate within the new or area of the expanded district, together with the written consent of the owners of two-thirds of the several descriptions of real estate situated within one hundred (100) feet of the new or expanded district, and after the affirmative vote in favor thereof by at least five (5) members of the city council.
- (b) The city council may waive the requirements for consent signatures if the city council shall determine that a hardship exists therefor, and in such case the council may, on its own, initiate the process of creating or expanding a commercial development district. In such case, the affirmative vote of at least five (5) members of the city council shall be required to create or expand any such district.
- (c) In all such cases, the planning commission shall be consulted for advice concerning the proposals for consistency with the city's comprehensive plan and zoning ordinances, and the planning commission shall report in writing to the city council its findings and recommendations.
- (d) Upon receipt of the report of the planning commission, the council's committee designated to hear license matters shall fix a date for public hearing to consider the petition or proposal to create or expand a commercial development district and afford an opportunity to all affected persons to be heard. The city clerk shall cause notice of the hearing to be published once in the official newspaper of the city, and mailed notice thereof shall be given by the department of safety and inspections to all owners of land within the new or area of the expanded district. Published notice and mailed notice shall be made at least twenty (20) days in advance of the public hearing.