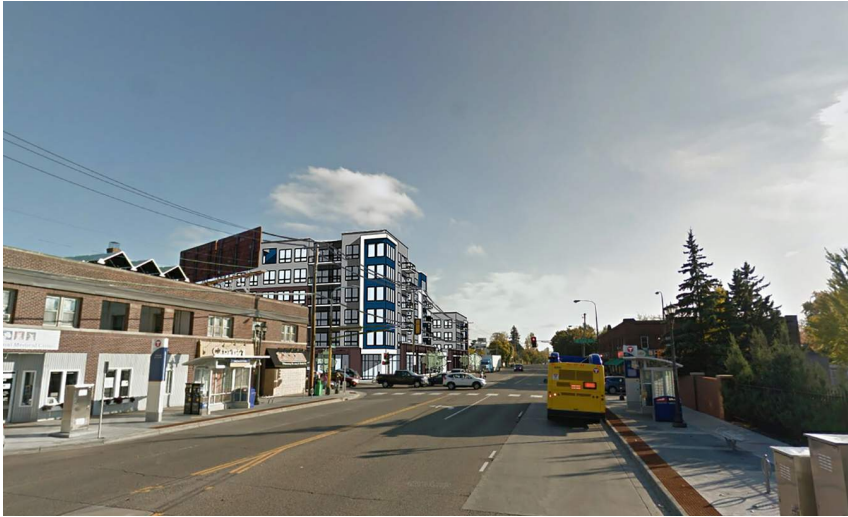


COMMUNICATING HEIGHT ANALYSIS FOR CASE #18-055252
SNELLING & ST. CLAIR CUP FOR HEIGHT

Presentation to the Saint Paul Planning Commission
May 18, 2018



PERSPECTIVE VIEW - SNELLING (NORTH)



PERSPECTIVE VIEW - SNELLING (SOUTH)



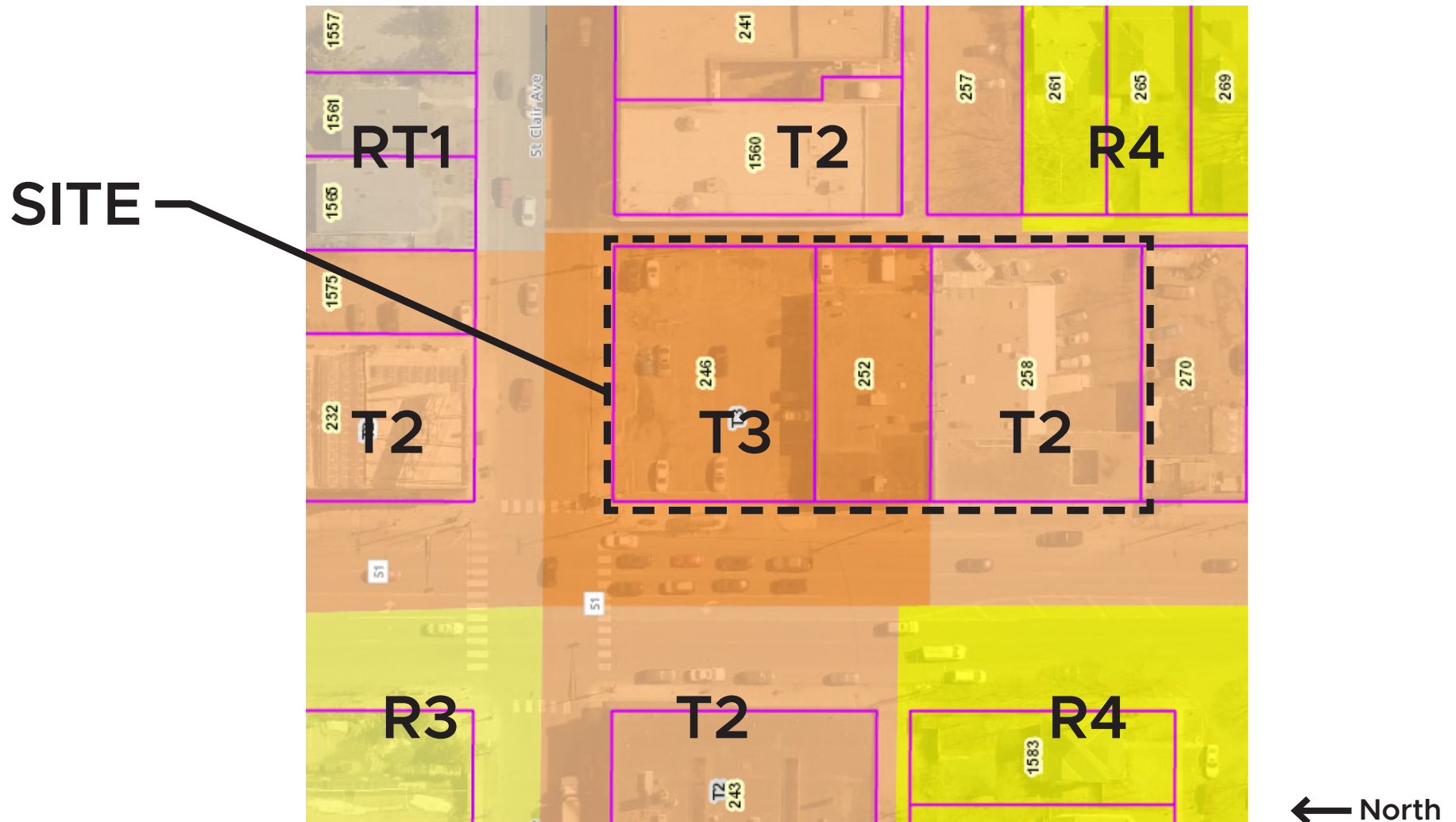
PERSPECTIVE VIEW - ST. CLAIR



PERSPECTIVE VIEW - SNELLING & ST. CLAIR

PERSPECTIVES

COMPLEX HEIGHT ANALYSIS DUE TO ZONING CONTEXT
INTENT WAS TO COMMUNICATE THE EXTENT OF THE HEIGHT REQUESTED IN THE CUP SO COMMITTEE MEMBERS COULD MORE EASILY EVALUATE THE FINDINGS.





4TH FLOOR

1/8" = 1'-0"

- 2 BED
- 1 BED
- ALCOVE
- COMMON SPACE
- SERVICE
- CIRCULATION
- VERTICAL CIRCULATION

4TH FLOOR

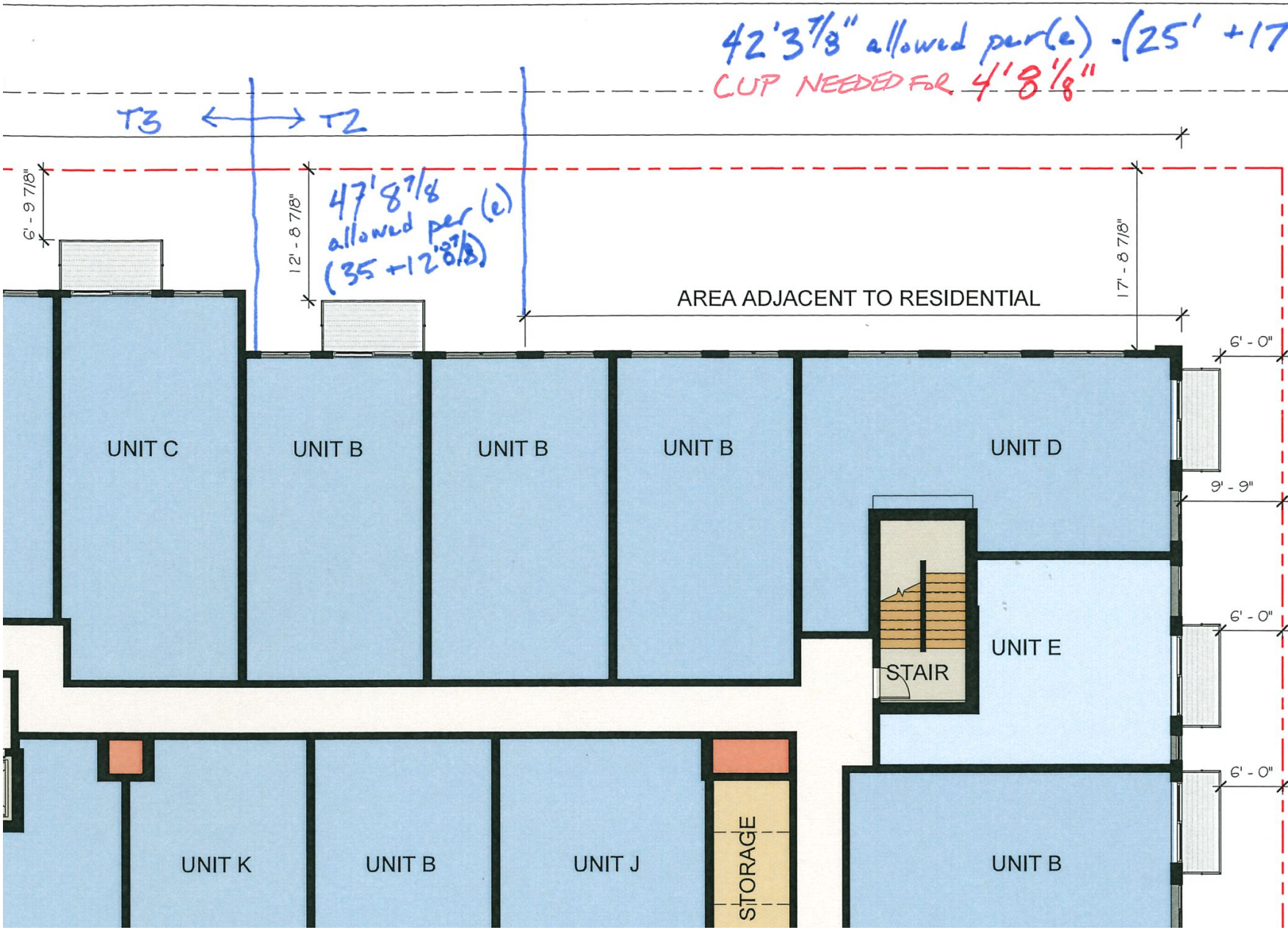
X04 | 18006

Snelling & St. Clair Apartments

246, 252, 258 Snelling Avenue South, St. Paul, MN
04/19/18



42'3 7/8" allowed per (e) - (25' + 17'3 7/8")
CUP NEEDED FOR 4'8 1/8"



4' Allowed
per (e)
CUP NEEDED
FOR
6



WEST ELEVATION - SNELLING
18' x 142'

WEST - SNELLING

6

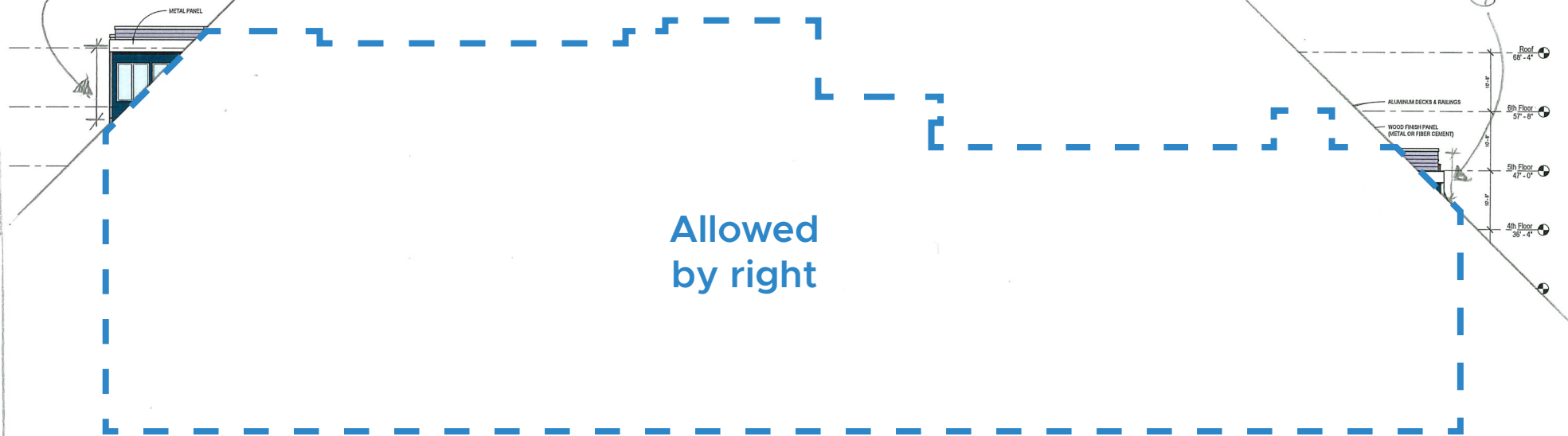


CUP

CUP

13'4"

6'



Allowed by right

WEST - SNELLING

9

EXTERIOR ELEVATIONS

X07 | 18006

Snelling & St. Clair Apartments

246, 252, 258 Snelling Avenue South, St. Paul, MN
04/19/18



Minimum Design Criteria

13' 4"



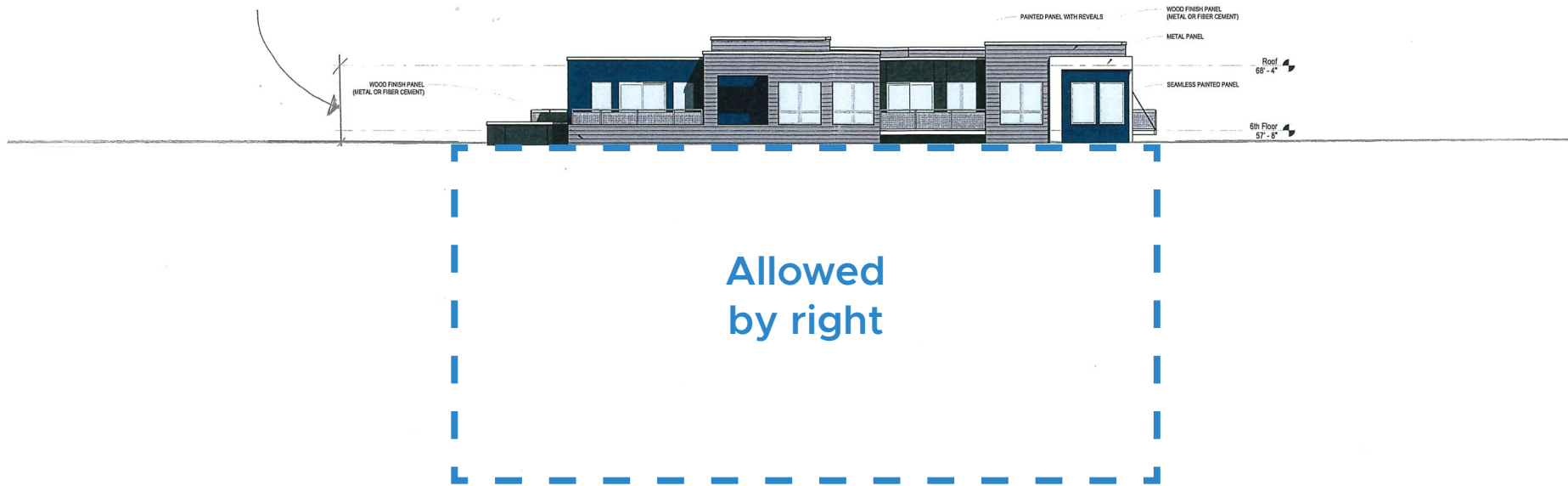
NORTH ELEVATION - ST. CLAIR
1/8" = 1'-0"

NORTH - ST. CLAIR



CUP

13' 4"



NORTH - ST. CLAIR

10



EAST ELEVATION - ALLEY
1/8" = 1'-0"

EAST - ALLEY

11

CUP

6'

ADJACENT TO
RESIDENT

CUP

13'4"

Allowed
by right

EAST - ALLEY

WOOD FINISH PANEL (METAL OR FIBER CEMENT)

Roof
66'-4"
5th Floor
57'-6"
5th Floor
47'-0"

DEC
TEXT
COM





SOUTH ELEVATION
1/8" = 1'-0"

SOUTH

12

CUP

6'

CUP

4'8"

OK, IN T3

PAINTED PANEL WITH REVEALS
WOOD FINISH PANEL (METAL OR FIBER CEMENT)
METAL PANEL

PAINTED PANEL WITH REVEALS

6th Floor 57'-8"

5th Floor 47'-0"

4th Floor 36'-4"

3rd Floor 25'-8"

BRICK

ALUMINUM DECKS & RAILINGS

Allowed by right

SOUTH

12

