

NOV 24 2021

CHECK IN CART



ZONING APPEAL APPLICATION

To/From Board of Zoning Appeals
Dept. of Safety & Inspections
Zoning Section
375 Jackson Street, Suite 220
Saint Paul, MN 55101-1806
(651) 266-9008

To / From Planning Commission
Dept. of Planning & Econ. Devt.
Zoning Section
1400 City Hall Annex, 25 W 4th St.
Saint Paul, MN 55102-1634
(651) 266-6583

Zoning Office Use Only	
File #	<u>21-324107</u>
Fee Paid \$	<u>462.00</u>
Received By / Date	<u>D.EIDE-11/24/21</u>
Tentative Hearing Date	<u>12/15/2021</u>

APPELLANT

Name(s) Steve Linn
 Address 7666 Currell Blvd. City Woodbury State MN Zip 55125
 Email Slinn@thelinnco.com Phone 651-731-5962

PROPERTY LOCATION

Project Name Tumble Fresh
 Address / Location 1855 Suburban Ave, St. Paul, MN 55119

TYPE OF APPEAL: Application is hereby made for an appeal to the:

- Board of Zoning Appeals**, under provisions of Zoning Code § 61.701(c), of a decision made by the Zoning Administrator.
- Planning Commission**, under provisions of Zoning Code § 61.701(c), of a decision made by the Planning Administrator or Zoning Administrator.
- City Council**, under provisions of Zoning Code § 61.702(a), of a decision made by the Board of Zoning Appeals or the Planning Commission.

Date of decision November 15th, 2021 File Number 21-313398

GROUND FORS APPEAL: Explain why you feel there has been an error in any requirement, permit, decision or refusal made by an administrative official, or an error in fact, procedure or finding made by the Planning Commission or Board of Zoning Appeals. Attach additional sheets if necessary.

If you are a religious institution you may have certain rights under RLUIPA. Please check this box if you identify as a religious institution.

Appellant's Signature [Signature] Date 11-23-2021

GROUNDS FOR APPEAL

Tumble Fresh Coin Laundry, located at 1855 Suburban Ave, is appealing the decision made by the Board of Zoning Appeals to deny its request for a full color dynamic display in a T-2 District. The reason for the appeal is to get answers to questions that were raised to the Board of Zoning Appeals but were never answered. More specifically, we would like to understand why this request is being treated differently than the full color display that was approved for the Holiday Gas station off of White Bear Avenue – in a District that uses the same sign code and is only a mere .8 miles away. We have also included various other full color temporary signage that is permitted in the City; the quality of which is much less appealing than a professional permanent full-color sign. Finally, the BP on Ruth also has been granted a full color sign display. (See images below).

Moreover, during the Board of Zoning Appeals, we also requested the date on which the ordinance was changed to prohibit full color displays in a T-2 District and this could not be definitively answered by any members of the Board of Zoning Appeals or staff members in attendance at the meeting. Holiday's full color dynamic display was installed in 2017 and we would like to understand why Holiday is allowed to have a full color dynamic display and our application for the same sign has been denied?

Tumble Fresh Coin Laundry is a brand new, multi-million dollar facility in the City of St. Paul that provides a clean and safe place for the community to do its laundry. The Tumble Fresh brand and signage is modern, colorful and consistent at each of our other 11 locations. But at this location on Suburban Avenue – by denying our full color dynamic display signage application - the City is asking us to install an outdated 1980s monochrome display rather than our normal full color display sign. The full color display allows for the professional marketing of products and services, eliminating the need for many temporary signs and banners that continue to be used throughout the City. In making this standard signage request, we just want to stay consistent with our Tumble Fresh brand and provide a safe and clean environment to the community to do its laundry. We also want a fair opportunity to be a successful business and provided the same full color display signage tools that Holiday was granted only .8 miles away.



