



**UNION  
PARK**

UNION PARK DISTRICT COUNCIL

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September 6, 2013

Tom Beach,  
Zoning Site Plan Reviews  
Department of Safety & Inspections  
375 Jackson St. Suite 220  
St. Paul, MN 55101

RE: Ryan Co. application for zoning changes

Dear Tom Beach;

At our meeting on September 4<sup>th</sup>, 2013, the Union Park District Council Board voted to **recommend approval of Ryan & Co's applications for zoning changes from multiple zoning to T2 and T3, and for a Conditional Use Permit (CUP) to allow for four (4) drive-through lanes instead of three (3) allowed in T2 zones, and to stack three (3) cars per lane instead of the four (4) required by the T2 zoning code.**

In addition, the Board passed a motion to **request that the City schedule public hearings for all site plan reviews for the Associated Bank/Ryan Cos development at Selby and Snelling, and that the public have the opportunity to testify on any proposed plans for parking and traffic management in the Snelling-Selby area.**

This motion was passed in response to concerns expressed by residents that approval of the zoning changes would allow the site plans to be approved, and the project to proceed, with no assurance that their concerns will be addressed, especially in regard to parking and traffic issues. By requesting public hearings for the site plan reviews and parking and traffic management plans, the board sought to reassure the residents that they would have additional opportunities to press for solutions to address any impacts of increased traffic and parking pressures on the surrounding neighborhood.

Sincerely,

Bernadette Chlebeck  
UPDC Executive Director

CC to: Josh Williams, PED