

## Saint Paul Planning Commission

City Hall Conference Center Room 40

15 Kellogg Boulevard West

### Action Minutes

August 5, 2016

8:30 - 11:00 a.m.

#### I. Approval of minutes of June 24, 2016.

**MOTION:** *Commissioner Reveal moved approval of the minutes of June 24, 2016. Commissioner Gelgelu seconded the motion. The motion carried unanimously on a voice vote.*

#### II. Chairs Announcements

#### III. Planning Director's Announcements

#### IV. PUBLIC HEARING: Union Park (District 13) Community Plan – Item from the Neighborhood Planning Committee. (*Kady Dadlez, 651/266-6619*)

**MOTION:** *Commissioner Oliver moved to close the public hearing, leave the record open for written testimony until 4:30 p.m. on Monday, August 8, 2016 and to refer the matter back to the Neighborhood Planning Committee for review and recommendation. The motion carried unanimously on a voice vote.*

#### V. Zoning Committee

**SITE PLAN REVIEW** – List of current applications. (*Larry Zangs, 651/266-9082*)

Four items came before the Site Plan Review Committee on Tuesday, August 2, 2016:

- American Indian Magnet School – Impervious surface removal & landscaping at 10753 3<sup>rd</sup> Street East. Stacey Hartung – Target Corporation. SPR# 16-060164
- Stone Saloon – Tap house and brew barn and off-street parking at 445 Smith Street & 476 West 7<sup>th</sup> Street. John Yust – Yust Architectural Services. SPR #16-059593
- Palace Recreation Center – **NEW**

Ball fields, rain garden, internal walkway at 781 Palace Avenue. Kathleen Anglo – Parks & Recreation. SPR #16-064171

- *Preliminary Review*  
Como park Seal Exhibit & Amphitheatre.

Four items to come before the Site Plan Review Committee on Tuesday, August 9, 2016:

- The 128 Café – Off-street parking expansion at 128 Cleveland Avenue North. John Thompson – The 128 Café. SPR# 16-061206
- Tobasi Stop service Station – Canopy extension and parking improvements at 933 Minnehaha Avenue West. Ed Puchtel-Zahl Petroleum Maintenance Co. SPR# 16-062522
- Nova Classical Academy Sports Field-Synthetic turf installation at 1455 Victoria Way. Eric Williams-Nova Classical Academy. SPR# 16-0612223
- Territorial Road ~~Senior~~ Apartments-216 apartments, underground and surface parking at 2300 Territorial Road. Owen Metz-Dominium. SPR# 16-059598

#### NEW BUSINESS

#16-053-108 St. Paul Leased Housing Associates V111 – Rezone from I1 Light Industrial to T3 Traditional Neighborhood. 2300 Territorial Road, SW corner at Territorial Road. (Mike Richardson, 651/266-6621)

**MOTION:** *Commissioner Nelson moved the Zoning Committee's recommendation to approve the rezoning. The motion carried unanimously on a voice vote.*

#16-053-250 Open Cities Health Center, Inc. – Rezone from RT1 Two Family Residential to B2 Community Business. 127 Front Avenue between Rice Street and Park Street. (Jacquelyn Kramer, 651/266-6708)

**MOTION:** *Commissioner Nelson moved the Zoning Committee's recommendation to approve the rezoning. The motion carried unanimously on a voice vote.*

#16-057-512 Minnesota United Soccer Stadium – Variance of minimum Floor Area Ratio for a soccer stadium (1.0 FAR required; 0.19 FAR proposed), and variance to allow surface parking on a separate lot that may not be shared with another use. 400 Snelling Avenue North, north side of St. Anthony between Snelling and Pascal. (Kady Dadlez, 651/266-6619)

**MOTION:** *Commissioner Nelson moved the Zoning Committee's recommendation to approve the two variances subject to additional conditions. The motion carried 13 with 1 abstention (Edgerton) on a voice vote.*

- VI. Big Picture Project: Five Year Progress Report** – Informational presentation by Gretchen Nicholls, LISC, and Peter Mathison, Wilder Research.
- VII. Comprehensive Planning Committee**
- VIII. Neighborhood Planning Committee**
- IX. Transportation Committee**
- X. Communications Committee**
- XI. Task Force/Liaison Reports**
- XII. Old Business**
- XIII. New Business**
- XIV. Adjournment**

Information on agenda items being considered by the Planning Commission and its committees can be found at [www.stpaul.gov/ped](http://www.stpaul.gov/ped), click on Boards and Commissions.

Planning Commission Members: PLEASE call Sonja Butler, 651/266-6573, if unable to attend.