



# City of Saint Paul

City Hall and Court House  
15 West Kellogg Boulevard  
Hearing Room 330  
651-266-8560

## Meeting Agenda

### Licensing Hearing

---

Thursday, August 21, 2025

2:00 PM

Legislative Hearing Room 330, City Hall

---

#### Discussion

- 1 [SR 25-176](#) License Application Summary for Blue Moxy Wellness LLC (License ID # 20250001071) d/b/a Discover Strength, Mathew Xiong, Owner, 317-694-2125.

**Attachments:** [Class N License Application](#)

[Floor Plan and Site Plan](#)

[Street Photo](#)

[Letter of Objection](#)

[District Council Correspondance](#)

[Aerial Map](#)

[Zoning Map](#)

[Plat Map](#)

[Property Owners within 100 Feet](#)

[Property Parcel Info Screen Printout](#)

[Class N Notice](#)

[Notice of License Hearing](#)

#### Adjournment



# City of Saint Paul

City Hall and Court House  
15 West Kellogg  
Boulevard  
Phone: 651-266-8560

## Master

**File Number: SR 25-176**

**File ID:** SR 25-176

**Type:** Staff Report

**Status:** Agenda Ready

**Version:** 1

**Contact** 651-266-9013  
**Number:**

**In Control:** Licensing Hearing

**File Created:** 08/18/2025

**File Name:** 747 Cleveland Ave. S. - Lic ID #20250001071

**Final Action:**

**Title:** License Application Summary for Blue Moxy Wellness LLC (License ID # 20250001071) d/b/a Discover Strength, Mathew Xiong, Owner, 317-694-2125.

**Notes:**

**Agenda Date:** 08/21/2025

**Sponsors:**

**Enactment Date:**

**Attachments:** Class N License Application, Floor Plan and Site Plan, Street Photo, Letter of Objection, District Council Correspondance, Aerial Map, Zoning Map, Plat Map, Property Owners within 100 Feet, Property Parcel Info Screen Printout, Class N Notice, Notice of License Hearing

**Financials Included?:**

**Contact Name:** Ashley Skarda

**Hearing Date:**

**Entered by:** ashley.skarda@ci.stpaul.mn.us

**Ord Effective Date:**

### History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
---------------	--------------	-------	---------	----------	-----------	-----------------	---------

### Text of Legislative File SR 25-176

License Application Summary for Blue Moxy Wellness LLC (License ID # 20250001071) d/b/a Discover Strength, Mathew Xiong, Owner, 317-694-2125.

SAINT PAUL  
SAFETY & INSPECTIONSSaint Paul, Minnesota 55101  
Phone: 651-266-8989  
Web: [www.stpaul.gov/dsi](http://www.stpaul.gov/dsi)

## Received Class "N" License Application

LICENSES ARE NOT TRANSFERRABLE

JUL 07 2025

Payment must be received with each application. This application is subject to review by the public.

City of Saint Paul - DSI

*This application requires District Council notification prior to submission.*

Types of License(s) being applied for:

Fee(s):

- |                                |          |
|--------------------------------|----------|
| 1. Health / Sport Club License | \$405.00 |
| 2. _____                       | _____    |
| 3. _____                       | _____    |
| 4. _____                       | _____    |
| 5. _____                       | _____    |
| 6. _____                       | _____    |
| 7. _____                       | _____    |

Total: \$ 405.00

## Business Information

Business Address: 747 Cleveland Ave South Saint Paul MN 55116  
Street City State Zip

Company Name: Blue Moxy Wellness, LLC Doing Business As: Discover Strength

Company Type: Corporation ☒ Partnership ☐ Sole Proprietorship ☐

Date of Incorporation: 07/14/2024 Date of Anticipated Opening: 10/15/2025

Mailing Address: 8665 Platinum Drive Woodbury MN 55129  
Street City State Zip

Business Phone #: (317) 694-2125 Email Address: mhxiong88@gmail.com

## Applicant Information

Applicant Name: Mathew Hniatou Xiong  
First Middle Last

Title: President Date of Birth: [REDACTED]

Drivers License: MN [REDACTED] Email: mhxiong88@gmail.com  
State License #Home Address: 8665 Platinum Drive Woodbury MN 55129  
Street City State Zip

Cell Phone #: (317) 694-2125 Alternate Phone #: (651) 246-8828

(Continued on back)

**Supplemental Required Information**

Are you going to operate this business personally?

Yes:

☒

No:

☐If no, who will operate it?

Operator Name:

First

Middle

Last

Home Address:

Street

City

State

Zip

Date of Birth:

Phone #:

Email Address:

Are you going to have a manager or assistant in this business?

Yes:

☒

No:

☐If manager is not the same as the operator, please complete the following information:

Manager Name:

First

Middle

Last

Home Address:

Street

City

State

Zip

Date of Birth:

Phone #:

Email Address:

Please list all other officers of the corporation (Attach another sheet if applicable.)

Officer Name:

First

Middle

Last

Title:

Member

Email: yangmolly83@gmail.com

Home Address:

Street

City

State

Zip

8665 Platinum Drive

Woodbury

MN

55129

Date of Birth:

Phone #: (651) 246-8828

Officer Name:

First

Middle

Last

Title:

Email:

Home Address:

Street

City

State

Zip

Date of Birth:

Phone #:

Officer Name:

First

Middle

Last

Title:

Email:

Home Address:

Street

City

State

Zip

Date of Birth:

Phone #:

**FALSIFICATION OF ANSWERS GIVEN OR MATERIAL SUBMITTED WILL RESULT IN DENIAL OF APPLICATION**

I hereby state that I have answered all of the preceding questions and that the information contained herein is true and correct to the best of my knowledge and belief. I also hereby state that I have provided a completed District Council Notification Form to the district council representing the planning district in which my business will operate.

  
Applicant Signature

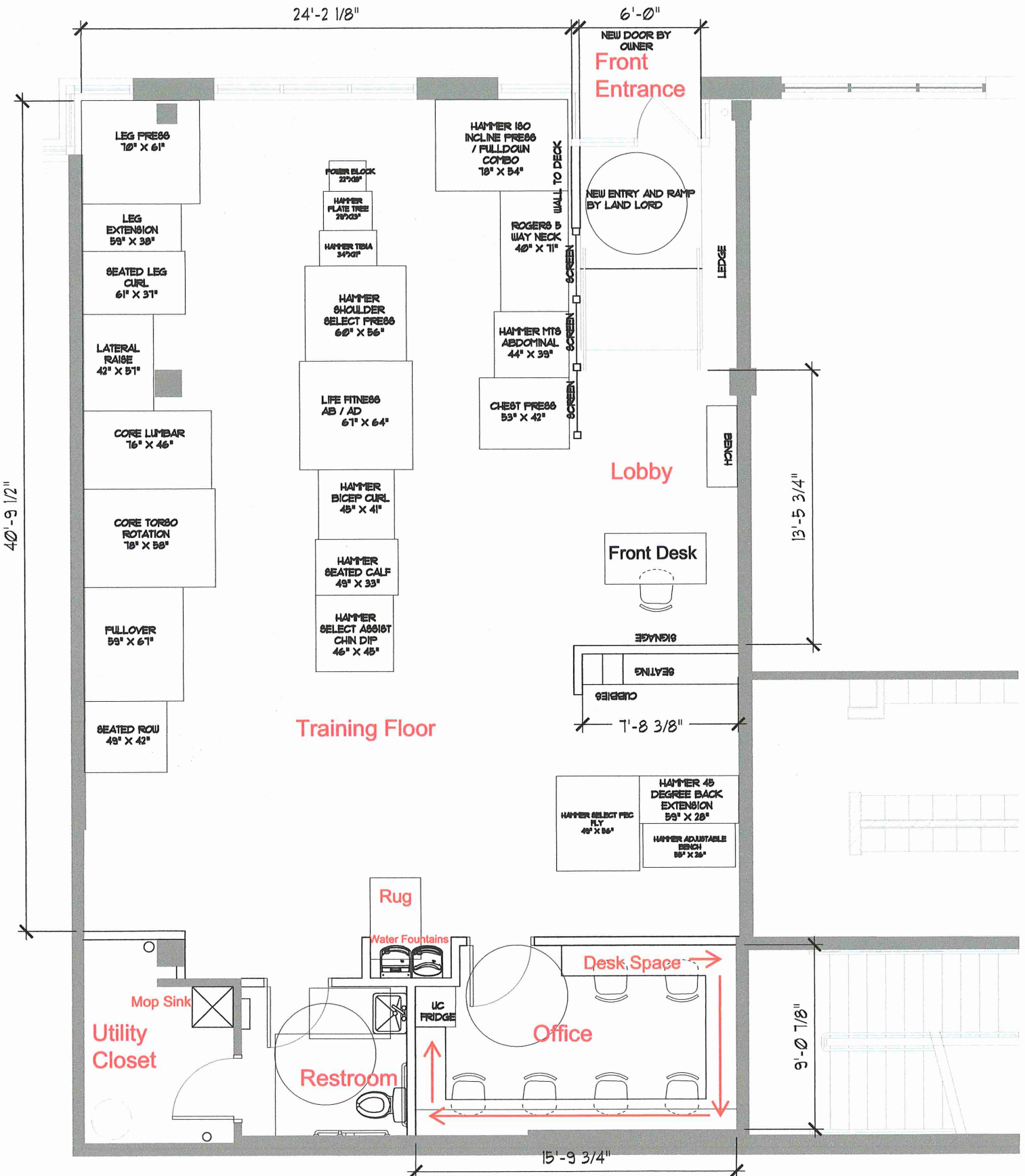
President

Title

06/26/2025

Date

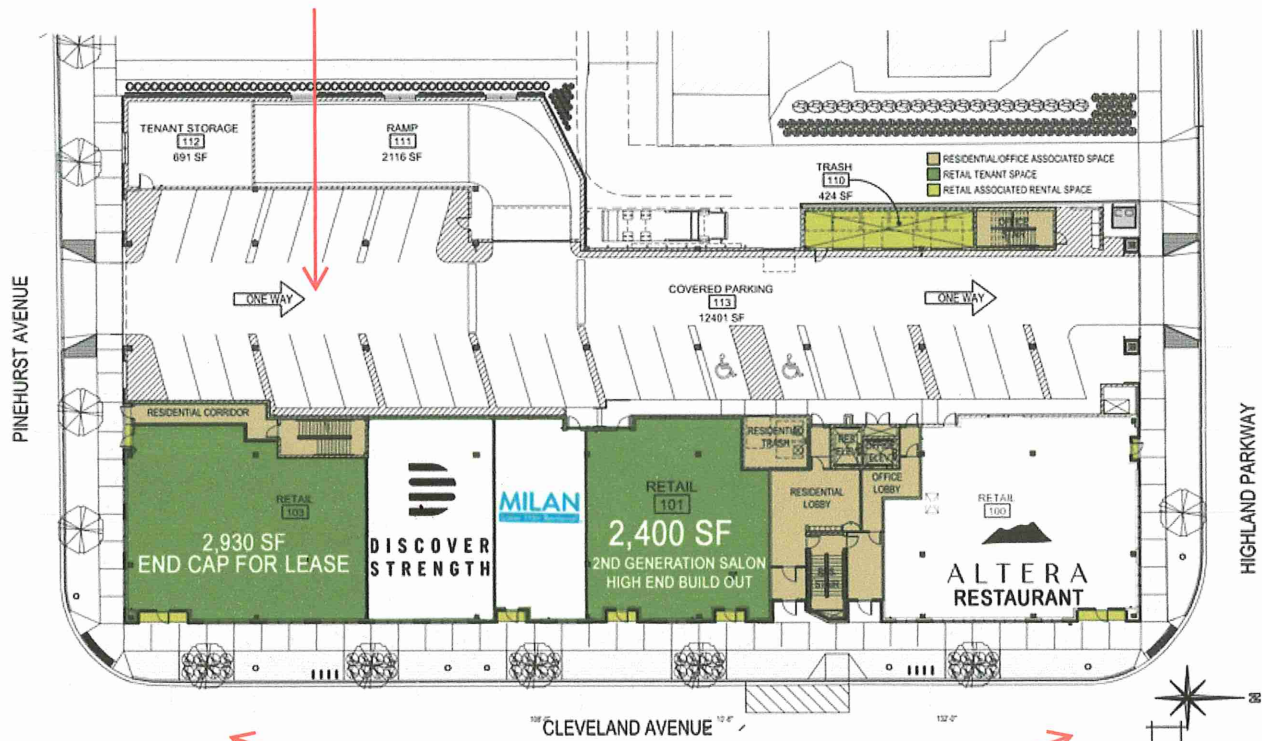
# FLOOR PLAN



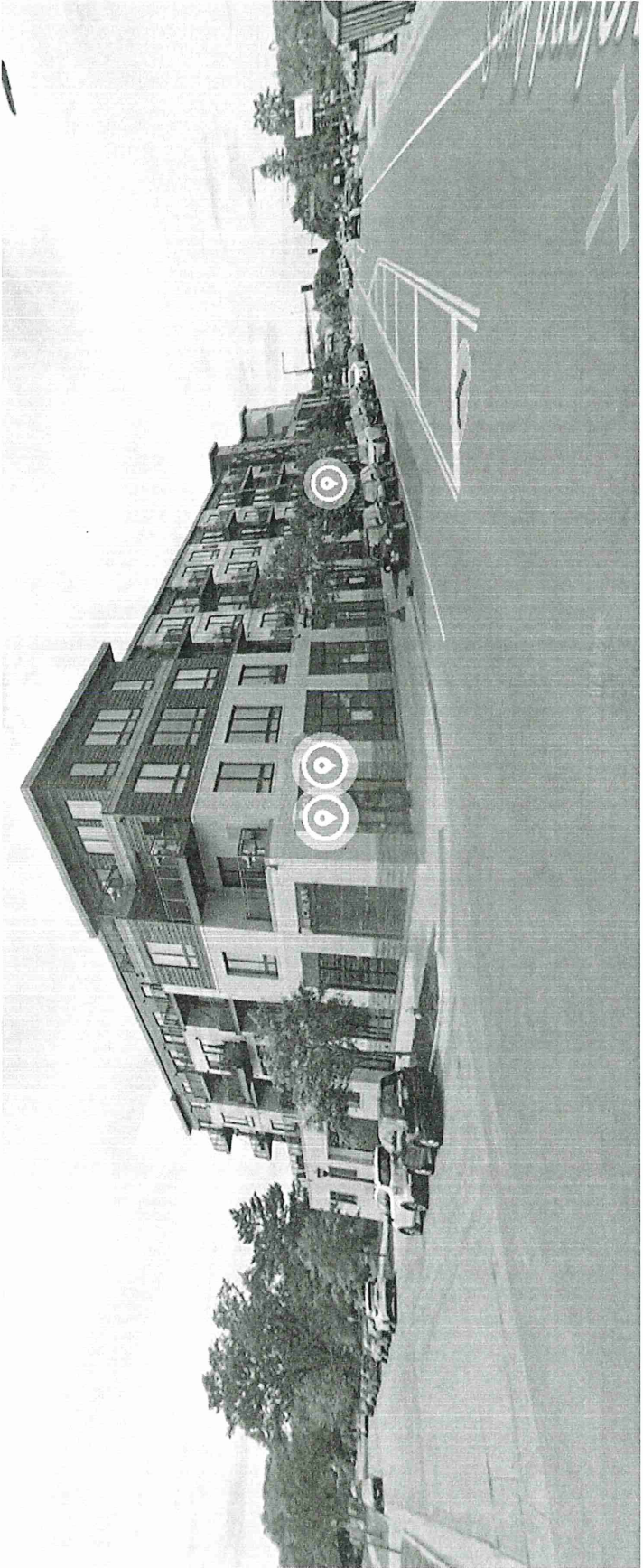


# SITE PLAN

Retail Parking Garage

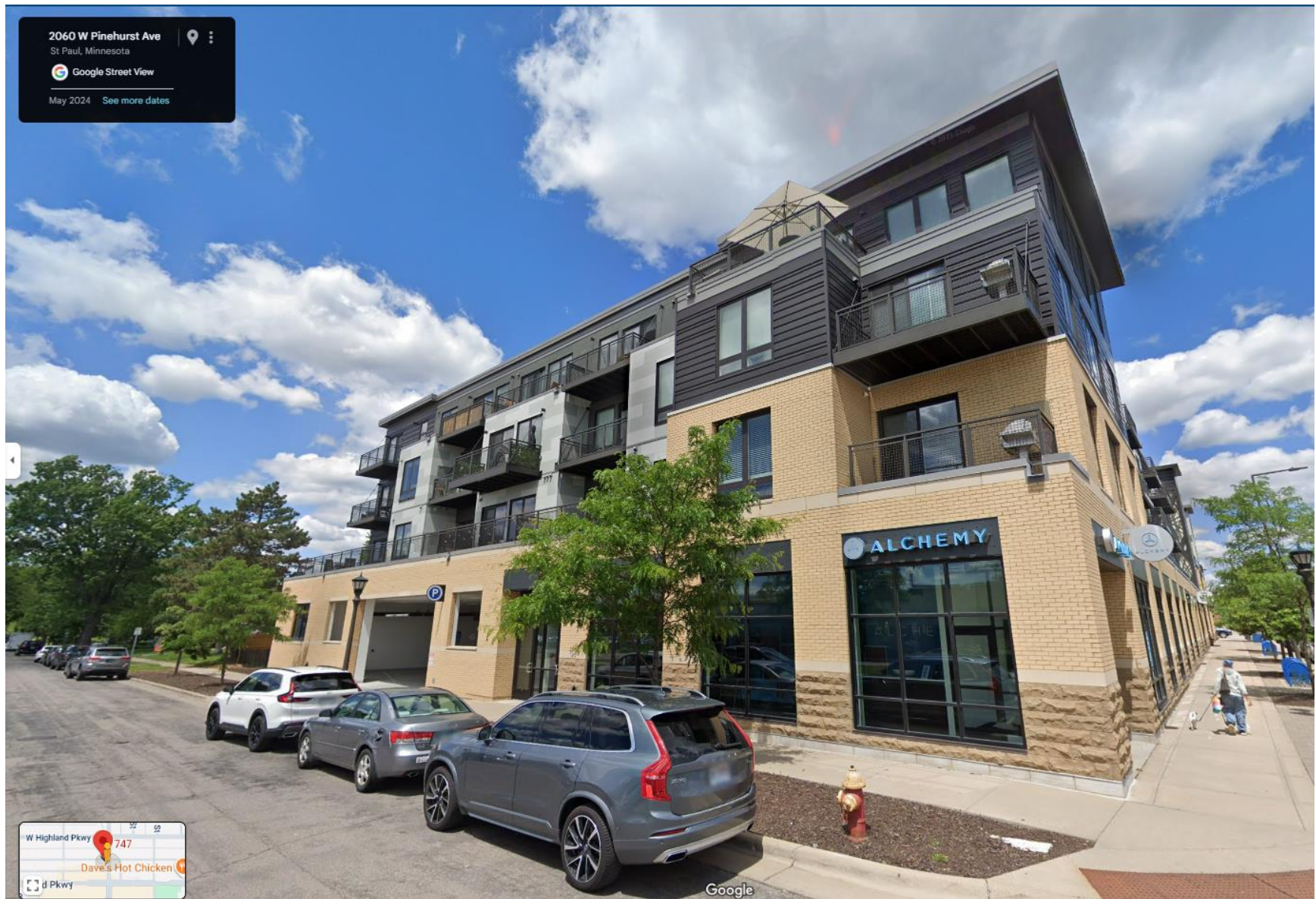


Street Parking









**From:** [JACK MUELLER](#)  
**To:** [\\*CI-StPaul\\_LH-Licensing](#)  
**Subject:** 20250001071  
**Date:** Friday, August 1, 2025 8:36:44 AM

---

You don't often get email from jaxco@msn.com. [Learn why this is important](#)

RE: 747 S. Cleveland Avenue

Yes, I oppose this business operating at 747 South Cleveland Avenue.

Why? Simple. More excessive traffic, and more parking congestion on Pinehurst and surrounding, residential streets.

Often I can't park anywhere on Pinehurst because someone from elsewhere is parked there. Every couple hours, they leave and soon are replaced by someone else. Often, with cars on both side of the street, passing traffic must stop at the end of the block as there is not sufficient room for two cars to pass. In the yard last month, I witnessed a loud snapping sound and saw a car's outside mirror fly into my yard, knocked loose by a car trying to squeeze by a parked car. The striking car stopped, then quickly left the scene, leaving the damaged car owner to discover it and pay for the repair himself.

We have much too traffic now to be handled by the neighborhood.

Deny the license approval.

Jack Mueller  
651 690 3322

## Ashley Skarda

---

**From:** Ashley Skarda  
**Sent:** Thursday, June 26, 2025 10:01 AM  
**To:** mhxiong88@gmail.com  
**Cc:** Jeffrey Fischbach  
**Subject:** Class "N" License District Council Form  
**Attachments:** Health Sport Club (Staffed) New App Requirements (Change Ownership-No construction)\_8-14-2024.pdf; 20250626100213548.pdf

Good morning Matthew,

The Department of Safety and Inspections received a paper copy of a Class "N" License District Council Form. Attached scan of your application for reference.

Please see the attached requirements for a Health Sports Club. You will see that emailing a copy of the Class "N" License District Council Form to your new district council is section A in the Health Sport Club New App Requirements. Please email your copy of the Class "N" License District Council Form to Kathy: [kathy@highlanddistrictcouncil.org](mailto:kathy@highlanddistrictcouncil.org) and copy me on your email.

Please submit everything from Section B with your license application. please mail, fax, or drop it off in person to:

Department of Safety and Inspections  
375 Jackson St., Suite 200  
St. Paul, MN

Please let me know if you have any other questions about the application requirements.

Well wishes,  
Ashley

## Ashley Skarda

Pronouns: she/her/hers  
Department of Safety and  
Inspections

375 Jackson St. Suite #220  
Saint Paul, MN 55102  
P: 651-266-9013  
[ashley.skarda@ci.stpaul.mn.us](mailto:ashley.skarda@ci.stpaul.mn.us)  
**[www.StPaul.gov](http://www.StPaul.gov)**



**SAINT PAUL**  
SAFETY & INSPECTIONS

375 Jackson Street, Suite 220  
St. Paul, Minnesota 55101-1806  
Phone: 651-266-8989 Fax: 651-266-8951  
Visit our website at [www.stpaul.gov/dsi](http://www.stpaul.gov/dsi)

## Class "N" License District Council Form

*Please complete this form and submit it, via mail or in-person, to the appropriate District Council prior to submitting your application to the City. This notification will allow time for the community to talk with you and provide feedback to the city on your proposed business.*

**Received**

License(s) being applied for:

JUN 16 2025

Health / Sports Club License

City of Saint Paul - DSI

### BUSINESS INFORMATION

Applicant Name: Mathew Xiong

Title: President

Contact Person: Mathew Xiong

Phone/Email: 317-694-2125/mhxiong88@gmail.com

Business Type: Gym

Date of Anticipated Opening: 10/15/2025

Business Address: 747 Cleveland Ave S, St. Paul, MN 55116

Company Name: Blue Moxy Wellness, LLC

Doing Business As: Discover Strength

Will you operate the business personally?

Yes ☒

No ☐

If **no**, who will operate it? \_\_\_\_\_

### ZONING VARIANCE INFORMATION

Have you sought a Zoning variance? If so, for what: No

When do you anticipate a decision by the City on your request? \_\_\_\_\_

Do you intent to seek a parking agreement?

Yes ☐

No ☒

If **yes**, please provide more information: \_\_\_\_\_

### ZONING INFORMATION

Please answer the following questions (if business is located in Saint Paul proper):



- A. What is the gross floor area for this business? 1,760 sqft
- B. What was the previous use of this space? Gym
- C. How many off-street parking spaces are provided for this business only? 32
- D. Is the parking leased or owned? Leased
- E. How many different uses are in the building? 3

i. What are these uses? What is the gross floor area for each?

a.	<u>Restaurant</u>	<u>Est. 3,000 sqft</u>
	<u>Use</u>	<u>Area</u>
b.	<u>Apartments</u>	<u>Est. 40,000 sqft</u>
	<u>Use</u>	<u>Area</u>
c.	<u>Laser Hair Removal</u>	<u>Est. 1,500 sqft</u>
	<u>Use</u>	<u>Area</u>

- i. Are there any bar/restaurants in the building operating after midnight? If yes, please list them: No

F. Do you own the property or are you leasing it? Leasing

G. Business Plan

Please provide details of your business plan for the business for which a license is being requested.

- a. Description of Business Personalized Strength Training
- b. Days and Hours Business will be Operating M-F 5:30am-8pm, Sat-Sun 7:30am-3:30pm
- c. All Business Services Provided Personal Training (1on1, Small Groups and Virtual)
- d. Outside usage
- Explain all use(s) of outside areas, including all potential activities and associated times  
None
  - Provide description of planned activities to prevent/address safety and neighborhood livability issues, including a security plan  

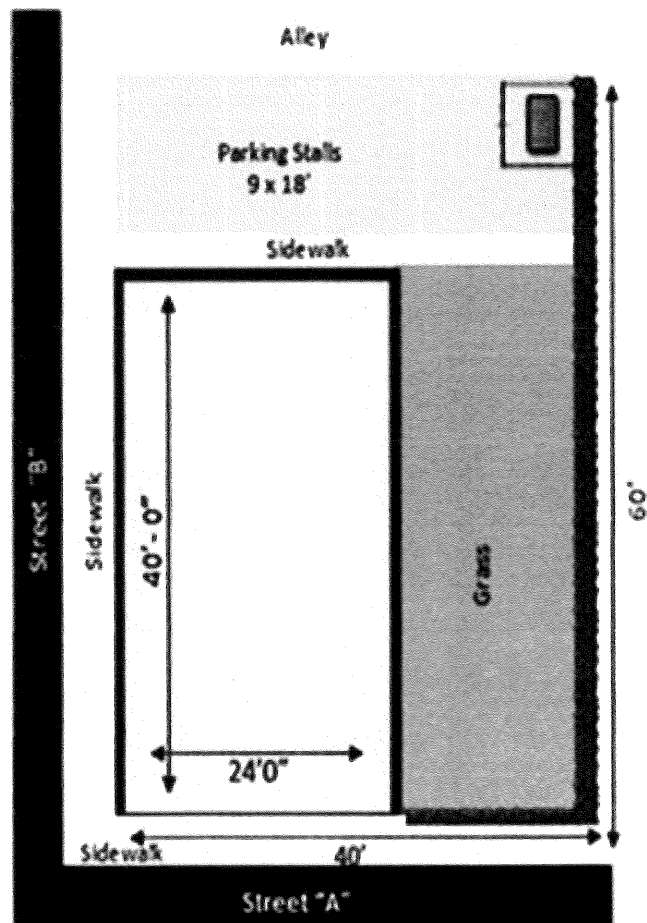
See Attachment A

H. Please attach a site plan of the licensed property (**See provided example**)

See Attachment B

- I. Drawn to scale
- II. Showing dimensions
- III. Showing all property lines
- IV. Showing the parking lot
- V. Label all rooms/spaces

Site Plan



**Please answer these questions if you are applying for a restaurant/bar/brewery license:**

- C. Do you intend to have a drive-thru window? Yes ☐ No ☐
- D. Will you have a permanent menu board? Yes ☐ No ☐
- E. Do you intend to serve liquor? Yes ☐ No ☐
- F. Is this restaurant associated with a chain or franchised business? Yes ☐ No ☐
- G. Is a self-service condiment bar proposed? Yes ☐ No ☐
- H. Are trash receptacles provided for self-service bussing? Yes ☐ No ☐
- I. Will there be hard finished, stationary seating? Yes ☐ No ☐
- J. Are your main course food items Pre Packaged ☐ To Order ☐
- K. If you intend to have outdoor seating, please provide additional detail regarding the size of the space and location (sidewalk or patio), hours of operation (if they vary from business hours), how the space will be lit, if live entertainment will be offered, etc.

*\*Please answer the following additional question if you intend to serve liquor*

- L. Where do you intend to serve liquor (indoor, outdoor, main level, etc.)?

**DSI's Mission**

***To preserve and improve the quality of life in Saint Paul by protecting and promoting public health and safety for all.***

## Attachment A

**Q: Provide description of planned activities to prevent/address safety and neighborhood livability issues, including a security plan**

**A: Our studio will operate by appointment only, with scheduled sessions from early morning through early evening. As such, there will be no loitering, late-night activity, or large crowds. We prioritize a quiet, clean, and respectful environment for both our clients and neighboring tenants.**

### **Security Plan:**

**Controlled Access:** Doors will remain locked outside of staffed hours. Only clients and staff will have access during operating times.

**Staff Presence:** A staff member will always be present when the facility is open.

**Lighting:** Well-lit entryways will enhance visibility and safety during early morning and evening sessions.

**Client Conduct:** All clients are expected to act respectfully. Loud music, aggressive behavior, or disruptive activity is not permitted.

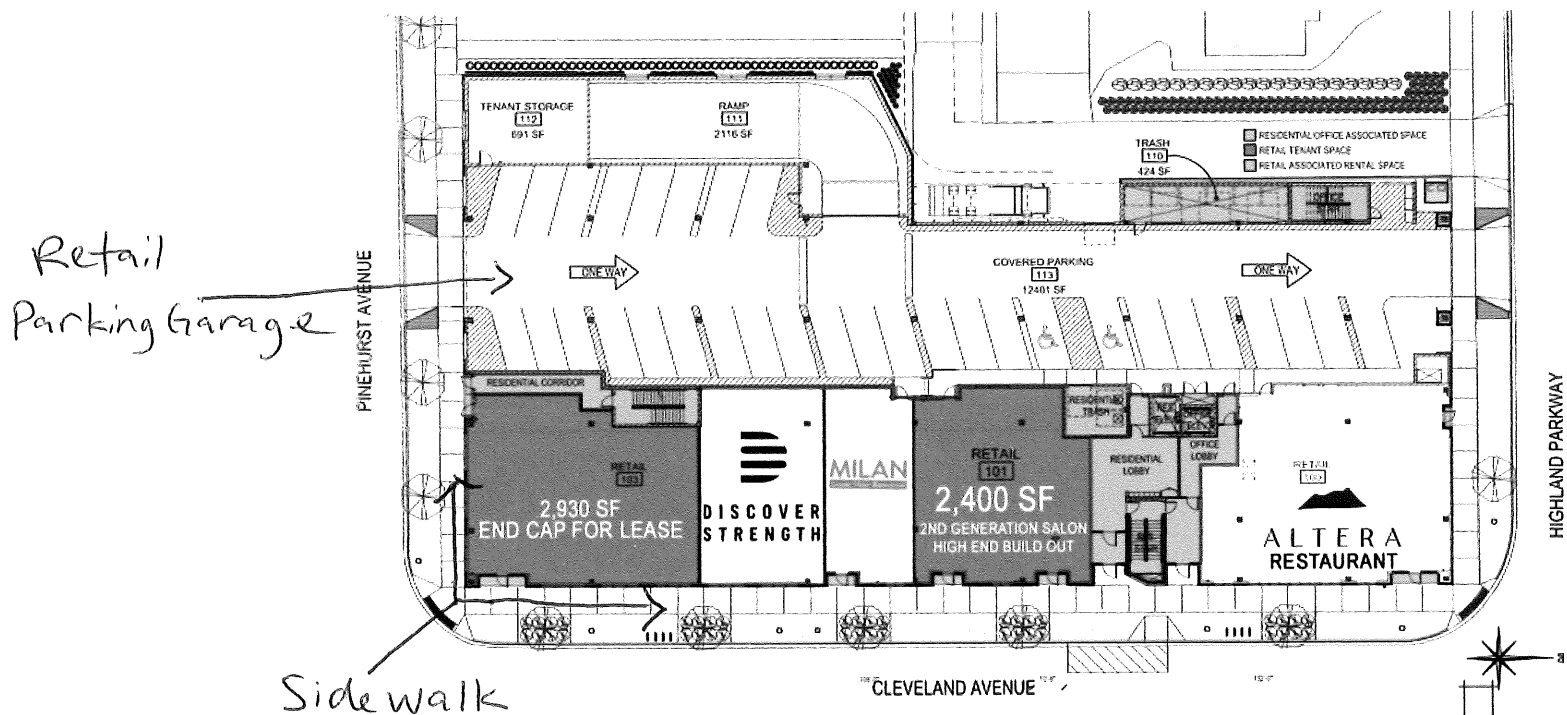
**Emergency Preparedness:** Staff will be trained in basic emergency procedures, including how to respond to provide CPR, injuries, fire, or suspicious behavior.

**We are committed to being a responsible and respectful member of the Highland Park community.**



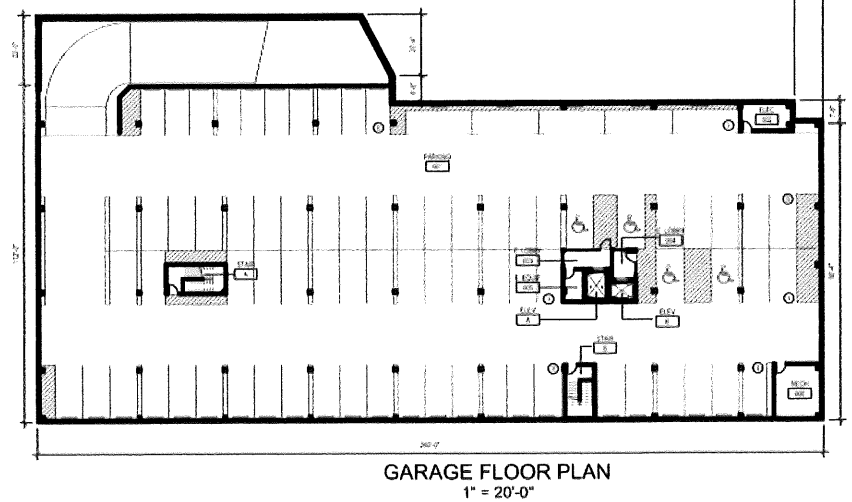
# SITE PLAN

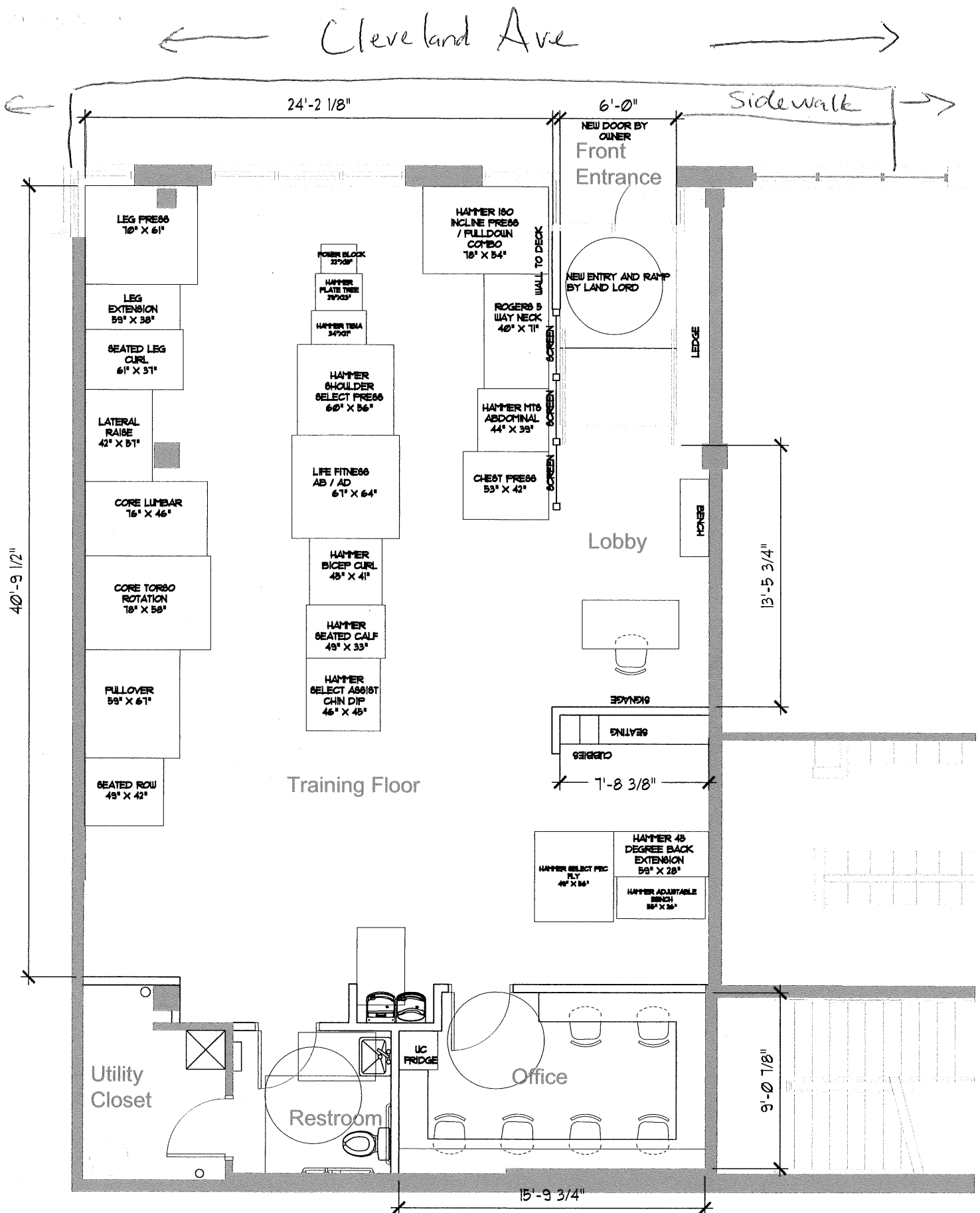
# SITE PLAN



Sidewalk

# Underground Residential Parking





**DISCOVER STRENGTH**

**747 CLEVELAND S, ST PAUL**

**tanek**

118 E. 26th Street Suite 300 Minneapolis, MN 55404  
P:612-879-8225 F:612-879-8152

www.tanek.com

4.3.2025

## Ashley Skarda

---

**From:** Kathy Carruth <Kathy@highlanddistrictcouncil.org>  
**Sent:** Monday, June 30, 2025 11:35 AM  
**To:** Matt Xiong  
**Cc:** Ashley Skarda  
**Subject:** RE: Pre License Connection - Blue Moxy Wellness

**Think Before You Click:** This email originated **outside** our organization.

Matt,

Thank you for sending the Class N application. The Highland District Council understands this is a use similar to what existed at 747 South Cleveland. There are no concerns, but I will let you know that a couple of the residents that live above it, will be grateful if the early morning classes are not super loud. I can connect you if you have not talked with them already.

Thanks again,

Kathy

Kathy Carruth  
Executive Director  
Highland District Council  
651.695.4005  
[kathy@highlanddistrictcouncil.org](mailto:kathy@highlanddistrictcouncil.org)

**From:** Matt Xiong <mxiong88@gmail.com>  
**Sent:** Thursday, June 26, 2025 1:45 PM  
**To:** Kathy Carruth <Kathy@highlanddistrictcouncil.org>  
**Cc:** ashley.skarda@ci.stpaul.mn.us  
**Subject:** Pre License Connection - Blue Moxy Wellness

Hi Kathy,

My name is Matt Xiong and I am interested in opening up a business in the Highland Park area. I understand part of the process is to reach out to a member of the Highland District Council as a part of the approval process. Enclosed you will find our application for the Class "N" License District Council Form. Please let me know if there's anything else you may need from me.

Looking forward to hearing from you.

Thanks,

Matt X

## Ashley Skarda

---

**From:** Kathy Carruth <Kathy@highlanddistrictcouncil.org>  
**Sent:** Monday, July 14, 2025 9:02 AM  
**To:** Ashley Skarda  
**Subject:** FW: Pre License Connection - Blue Moxy Wellness

**Think Before You Click:** This email originated **outside** our organization.

Ashley,

Sorr for the delay -let me know if you need anything else from the HDC.

Thank you,

Kathy

Kathy Carruth  
Executive Director  
Highland District Council  
651.695.4005  
[kathy@highlanddistrictcouncil.org](mailto:kathy@highlanddistrictcouncil.org)

**From:** Matt Xiong <mhxiong88@gmail.com>  
**Sent:** Thursday, July 3, 2025 2:24 PM  
**To:** Kathy Carruth <Kathy@highlanddistrictcouncil.org>  
**Subject:** Re: Pre License Connection - Blue Moxy Wellness

Hi Kathy!

So great to hear from you. Apologies for the delay as we're returning back from travel. Thank you for your confirmation. We're excited at the opportunity to be in Highland Park and can absolutely appreciate the concern with the upstairs neighbors. The benefit of our studios is that we'll be equipped with sound proofing cloud panels on the ceiling and will have sound dampening material throughout the ceiling to ensure no noise or vibrations cause a nuisance for the tenants in the building. Another benefit is that we don't use cardio equipment, medicine balls, olympic lift stations or squat racks which are generally the main culprits of noise for a gym. We're a strength training facility that focuses on 1on1 and small group training by appointment only with no amplified mics or loud group classes.

I plan on submitting our application to the department of safety and inspections later this week, so if you'd like to connect, please don't hesitate to reach out with any other questions.

Regards,

Matt X

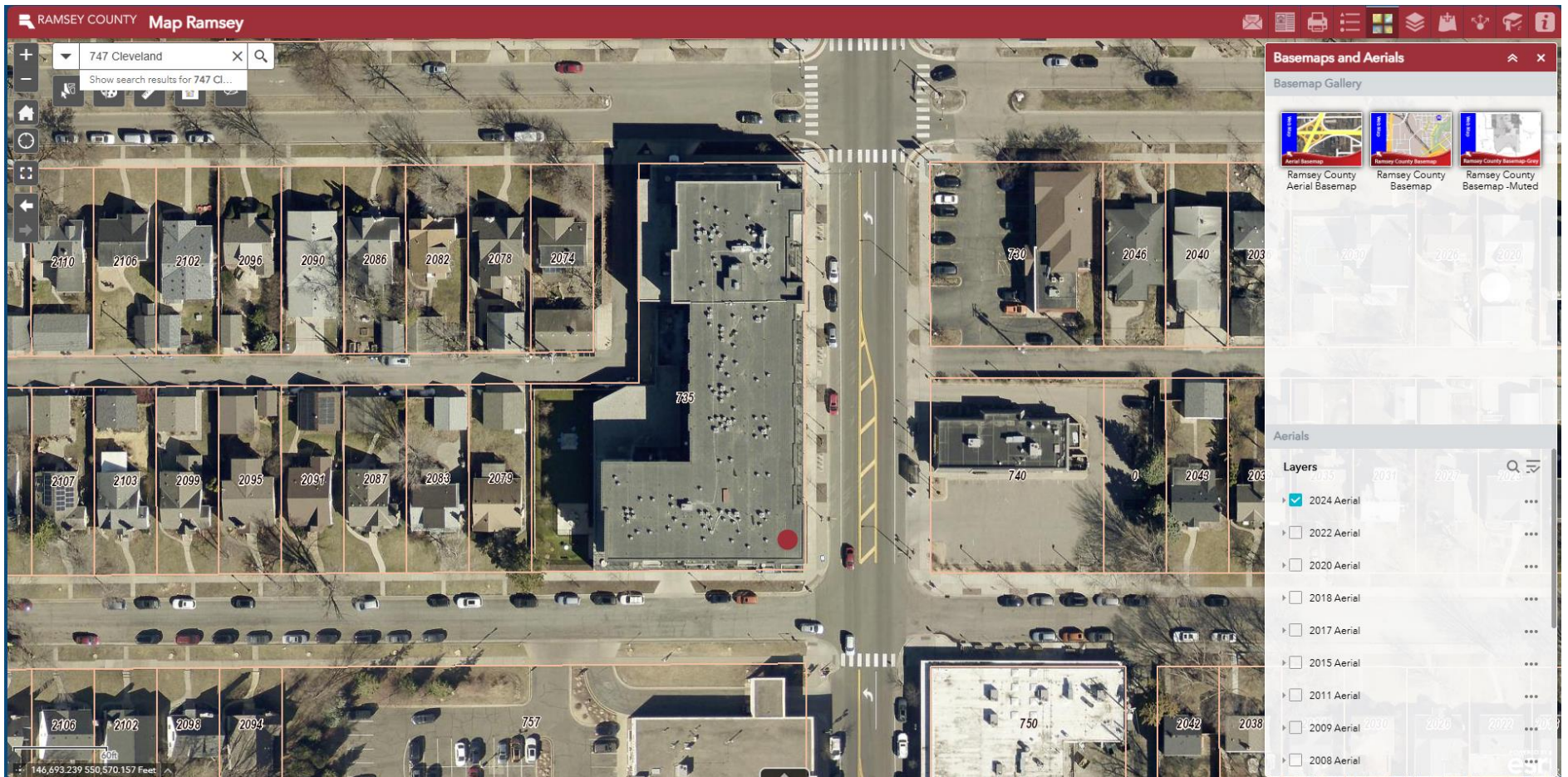


the approval process. Enclosed you will find our application for the Class "N" License District Council Form. Please let me know if there's anything else you may need from me.

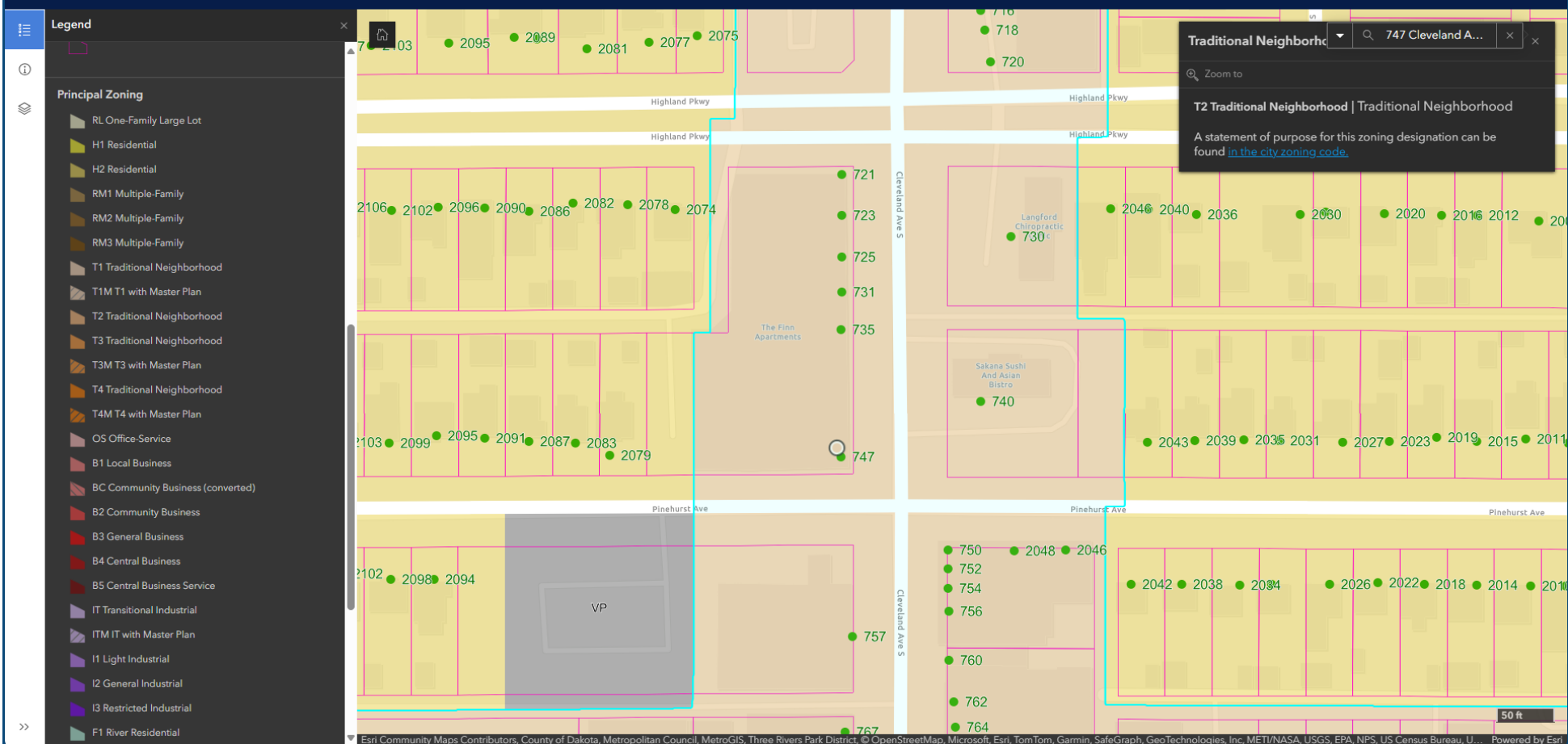
Looking forward to hearing from you.

Thanks,

Matt X



# Zoning Map of Saint Paul







PASTER FORD CLEVELAND LLC  
606 WASHINGTON AVE STE 400  
MINNEAPOLIS MN 55401-3200

FBS PROPERTIES MANAGEMENT  
2800 LAKE ST  
MINNEAPOLIS MN 55406-1930

H A L K PROPERTIES INC  
730 CLEVELAND AVE S  
ST PAUL MN 55116-1345

KEVIN M SMYTH  
2077 HIGHLAND PKWY  
ST PAUL MN 55116-1312

HERBERT JOACHIM SCHMIDT TR  
2074 HIGHLAND PKWY  
SAINT PAUL MN 55116-1311

CLEVELAND FINN LLC  
1040 BAYSIDE LN  
MOUND MN 55364-8963

ROBERT L WARREN  
2082 HIGHLAND PKWY  
SAINT PAUL MN 55116-1311

TRUSTONE FINANCIAL FEDERAL CREDIT UNION  
14601 27TH AVE N STE 104  
PLYMOUTH MN 55447-4834

JEFFREY A COMPTON  
2079 PINEHURST AVE  
SAINT PAUL MN 55116-1316

JANET L DICKELMAN  
2086 HIGHLAND PKWY  
ST PAUL MN 55116-1311

JUDITH A GIULIANI  
2087 PINEHURST AVE  
ST PAUL MN 55116-1316

JACKIE S ALBERG  
2078 HIGHLAND PKWY  
SAINT PAUL MN 55116-1311

BRENNA CARBERRY  
2083 PINEHURST AVE  
SAINT PAUL MN 55116-1316

MATTHEW G MEAD  
2075 HIGHLAND PKWY  
ST PAUL MN 55116-1312

Layers

Layer List

Legend

Quick Links:

[Property Search](#)
[View Map](#)

Layers:

☒ Tax Parcel
 ☐ Parcel Anno
 ☐ Water Anno
 ☐ Street Anno
 ☐ Street Names
 ☐ Plat Anno
 ☐ Landtile
 ☐ Cities
 ☐ Commissioner District
 ☐ School District
 ☐ Watershed District
 ☐ Common Interest
 ☐ Subdivision
 ☒ Ramsey County
 ☐ Quarter Quarter Sections
 ☐ Easement
 ☐ Conveyance Division
 ☒ Waterbody
 ☐ Special Survey
 ☒ Parcel Info
 ☒ CityNames
 ☐ Wetlands
 ☐ Building Footprint
 ☒ 2024 Aerial
 ☐ 2022 Aerial
 ☐ 2015 Aerial
 ☐ 2011 Aerial
 ☐ 2009 Aerial

[Restore Layer Defaults](#)

Map

Search

Advanced Search

Advanced Search Results

Results

Property Tax

Property Value

172823110110

CLEVELAND FINN LLC (OWNER)

735 CLEVELAND AVE S

Acres: 0.83

Value: \$26,448,800

[View: Property Tax](#) | [Property Value](#) | [Google Maps](#)

Parcel ID

172823110110

Alternate ID

n/a

Sec/Twp/Rng

17/28/23

Tax Classification

4A APARTMENT 4 OR MORE UNITS; 3A COMMERCIAL LAND AND BUILDING;

Property Address

735 CLEVELAND AVE S

Parcel Area

0.8282

ST PAUL

Owner Address

CLEVELAND FINN LLC

1040 BAYSIDE LN

MOUND MN 55364-8963

Tax Authority Group (TAG)

ST PAUL 625 C

Brief Tax Description

SAINT CATHERINE PARK SUBJ TO ALLEY & VAC ALLEY ACCRUING & FOL; LOTS 1...3 & LOTS 25 THRU LOT 28 BLK 1

(Note: Not to be used on legal documents)

Results:

Parcel ID - 172823110110

Address - 735 CLEVELAND AVE S

Owner - CLEVELAND FINN LLC (OWNER)

Parcel Area - 0.8282 acres

[View: Property Tax](#) | [Property Value](#) | [Google Maps](#)



CITY OF SAINT PAUL

375 Jackson Street, Suite 220  
Saint Paul, Minnesota 55101-1024

Telephone: 651-266-8989  
Facsimile: 651-266-9124  
Web: [www.stpaul.gov/dsi](http://www.stpaul.gov/dsi)

Dear Resident and/or Neighborhood Organization:

The Department of Safety and Inspections (DSI) has received an application for a license for a business in your area. You are being notified because this request requires neighborhood notification.

Details regarding this matter are given on the reverse side of this letter. You will have 15 days from the date this notice was mailed to express any objections. The response deadline is given on the reverse side of this document. If you have any objections to the application as described on the reverse side, **please send your objection(s) (with your telephone number) in writing to:**

Legislative Hearing Officer  
310 City Hall  
15 West Kellogg Blvd.  
Saint Paul, MN 55102

Or email to: [LH-Licensing@ci.stpaul.mn.us](mailto:LH-Licensing@ci.stpaul.mn.us)

If objections are received, a hearing will be scheduled before a legislative hearing officer. If you have sent in an objection, you will receive notice of the time, place and date of the scheduled hearing. At that hearing, the Legislative Hearing Officer will take testimony from all interested persons. At the end of this hearing, the Legislative Hearing Officer will make a recommendation to the City Council as to whether the license request should be approved or be referred to an administrative law judge for further review. The City Council will have the final authority to grant or deny the license.

**If you have any questions regarding this matter**, please contact Tom Ferrara, DSI Inspector III, at 651-266-8989, or me at 651-266-9106.

Sincerely,

Jeff Fischbach  
DSI Inspector III

## LICENSE APPLICATION NOTIFICATION

License Number: 20250001071  
Application for: Health/Sport Club  
License at: 747 Cleveland Ave S  
Licensee: Blue Moxy Wellness LLC, doing business as Discover Strength  
Mathew Xiong, owner, 317-694-2125

### **Recommended License Conditions:**

1. At least one employee or manager, trained and qualified in first aid and CPR according to standards established by rule by the Department of Safety and Inspections shall be on duty at all times that the licensed premises are in operation or open to members of the public. Such standards shall be in conformity with standards and guidelines established by the American Red Cross with respect to water safety instructors or by the American Heart Association for similar purposes.

**Deadline for Response Date: Friday, August 8, 2025, at 4:30 p.m.**

If you have any comments on the license application, you must respond in writing by Friday, August 8, 2025 to:

Legislative Hearing Officer  
310 City Hall  
15 West Kellogg Blvd.  
Saint Paul, MN 55102

Or email to: [LH-Licensing@ci.stpaul.mn.us](mailto:LH-Licensing@ci.stpaul.mn.us)

If you have any questions, please contact DSI Inspectors Ashley Skarda or Jeff Fischbach at 651-266-8989.

Notice Mailed: Thursday, July 24, 2025



**SAINT PAUL**  
SAFETY & INSPECTIONS

DEPARTMENT OF SAFETY & INSPECTIONS (DSI)  
ANGIE WIESE, PE(MN), CBO, DIRECTOR

375 Jackson Street, Suite 220  
Saint Paul, MN 55101-1806  
Tel: 651-266-8989 | Fax: 651-266-9124

29

July 24, 2025

Discover Strength  
Attn: Mathew Xiong  
8665 Platinum Dr  
Woodbury MN 55129

RE: License Application for Blue Moxy Wellness LLC, doing business as Discover Strength, ID # 20250001071,  
Located at 747 Cleveland Ave S / **Health/Sport Club**

Dear Applicant:

Our review of your application for a license is in process. Notification has been sent to owners and occupants of nearby properties, community organizations and other interested parties giving them until **Friday, August 8, 2025** to submit comment on your application. If no objections are received, and you have returned a signed condition affidavit if applicable, a recommendation for approval of your license(s) will be placed on the City Council consent agenda.

If objections are received a legislative hearing will be scheduled. You will receive notice of the time, place and date of the scheduled hearing from the Legislative Hearing Officer. At that hearing, the hearing officer will take testimony from all interested persons and will make a recommendation to the City Council as to whether the license(s) should be approved or be referred to an administrative law judge for further review. The City Council will have the final authority to approve or deny your license application.

Your license will be issued once City Council has approved you application and you have satisfied all applicable requirements. **Requirements including the following must be met prior to license issuance:**

- Sign and return one copy of the enclosed license condition affidavit acknowledging the conditions that will be placed on your license(s). A return envelope has been included for your convenience.
- Obtain all necessary building and/or trade permits for construction work associated with the establishment of the use, and all required inspection approval(s) related to these permit(s). Only licensed trade contractors authorized to perform work in that trade (e.g., plumbing, electrical, ventilation, etc.) may obtain permit(s) and/or perform work in such trade.
- Obtain DSI Environmental Health inspection approval from DSI Health Inspector Barb McMonigal-St. Dennis at 651-266-9137 or via email at [barb.mcmonigal-st.dennis@ci.stpaul.mn.us](mailto:barb.mcmonigal-st.dennis@ci.stpaul.mn.us). Actions including the following are needed to obtain this approval:
  - Obtain Environmental Health approval of your construction plans & method of operation.
  - Obtain Environmental Health site inspection approval.

**NOTE:** The Environmental Health plan-review/inspection/approval process is separate and in addition to the Building/Trade Permitting review/inspection process.

If you have any questions, please contact DSI Inspector Tom Ferrara at 651-266-9087 or me at 651-266-9106.

Sincerely,

Jeff Fischbach  
DSI Licensing Division  
enc.

**Disclaimer:** This letter is not an indication that your application will be granted. This letter is intended simply as notice of the ongoing process of your pending application.

CITY OF SAINT PAUL  
MELVIN CARTER, MAYOR

AN AFFIRMATIVE ACTION &  
EQUAL OPPORTUNITY EMPLOYER

STPAUL.GOV



License Hearing

**CITY OF SAINT PAUL**  
OFFICE OF THE CITY COUNCIL

15 West Kellogg Boulevard, 310 City Hall  
Saint Paul, MN 55102-1615  
Email: [LH-Licensing@ci.stpaul.mn.us](mailto:LH-Licensing@ci.stpaul.mn.us)  
Tel: 651-266-8512 | Fax: 651-266-8574

---

**NOTICE OF LICENSE HEARING**

August 20, 2025

Matthew Xiong, owner  
Blue Moxy Wellness LLC, dba Discover Strength  
747 Cleveland Ave S  
Saint Paul, MN 55116

**RE: Blue Moxy Wellness LLC, dba Discover Strength, 747 Cleveland Ave S  
Health/Sport Club license**

Dear Matthew,

You are invited to attend and participate in a hearing before the Legislative Hearing Officer. A notice regarding your application for a Health/Sport Club license was mailed on 7/24/2025 with a comment closing date of 8/8/2025 for Blue Moxy Wellness LLC, dba Discover Strength, 747 Cleveland Ave S. Correspondence of objection was received related to the license application, which automatically triggered a hearing. The Class N Notification and correspondence of objection are attached for your review in preparation for the hearing. You may also go to the [License Hearing Calendar](http://stpaul.legistar.com/) (stpaul.legistar.com/) for the latest agenda and documents related to the hearing

The Legislative Hearing will be held on:

Date/Time: **8/21/2025 at 2:00 p.m.**  
Location: **Room 330 City Hall/Courthouse  
15 West Kellogg Boulevard  
St. Paul, MN 55102**

At this hearing, the Legislative Hearing Officer will take testimony from all interested parties. At the end of the hearing, a recommendation may be made as to whether the license should be approved, approved with conditions, or referred to an Administrative Law Judge. The City Council will have the final authority to grant or deny this license.

If you require American Sign Language (ASL) and interpreters for languages other than English, please notify our office at [LH-Licensing@ci.stpaul.mn.us](mailto:LH-Licensing@ci.stpaul.mn.us) as soon as you receive this notice or at least 72 hours before the hearing date.

Sincerely,  
Greg Weiner, Executive Assistant

cc: Ward 3 City Council Office  
DSI Staff: Eric Hudak, YaYa Diatta, Jeffrey Fischbach, Ashley Skarda, Tom Ferrara, Farhan Omar, David Eide, Frances Birch  
City Attorney's Office: Therese Skarda, Riddhi Mistry

Attachments: Class N Notice, Letter of Objection

Notice Mailed: 8/1/2025 by Greg Weiner, 651-266-8512