

June 11, 2013

Kathy Lantry, Councilmember – Ward 7
320-C City Hall
15 Kellogg Blvd. West
Saint Paul, MN 55102

RECEIVED
JUN 12 2013
CITY COUNCIL
WARD 7

Attention: Kathy Lantry, Council President

RE: *Grand Avenue Rezoning*

As a Lincoln Avenue neighbor and looking West at the Grand/Finn intersection development, I support the zoning changes for west Grand Avenue at the City Council meeting on Wednesday, June 19, 2013.

I am fully aware of the five story apartment/dorm currently under construction at 2124 Grand Avenue in St. Paul. This large scale building will have 80 students living on a site that previously housed a total of 12 students in one house and in one duplex.

Please give your consideration in the following areas of rezoning for west Grand Avenue:

HEIGHT:

Appears that by reducing the height limit to three stories/35 feet and would be a great balance on Grand Avenue. Please give your consideration for the 35 feet height limit.

DENSITY:

Density brings on increased revenue which the developers are eager to change. To reside in a neighborhood is important and we would certainly like to preserve one of St. Paul's finest neighborhoods at this time and for future generations. Also with increased density comes parking problems.

PARKING:

Our neighborhood has a history of severe parking problem challenges. We feel that the new west Grand Avenue zoning needs to require developers, if they should increase the density, to provide more off-street parking than would otherwise be required.

SETBACKS:

As the developers strive to increase density, setbacks and green space are removed if possible but important to this neighborhood. Please consider generous setbacks and greens space in the zoning laws.

Sincerely,

Arlyce R. Eide

Arlyce R. Eide
2082 Lincoln Avenue
Saint Paul, MN 55105