



**APPLICATION FOR ZONING VARIANCE**  
 Department of Safety and Inspections  
 375 Jackson Street  
 Suite 220  
 Saint Paul, MN 55101-1806  
 General: 651-266-9008  
 Fax: (651) 266-9099

*Check at counter.*  
*CK: 5719*  
**RECEIVED IN D.S.I.**

Zoning office use only  
 File Number: 15-126189  
 Fee: \$ 520.00  
 Tentative Hearing Date: 6/22/2015  
 Section(s) 66.231  
 City agent Y. DIATTA

MAY 29 2015

**APPLICANT**

Name INGA DELSCHLAGER Company N/A  
 Address 1910 FAIRMOUNT AVENUE  
 City ST. PAUL ST MN Zip 55105 Phone (651) 329 4261  
 Email inga.delschlager@gmail.com Fax \_\_\_\_\_  
 Property Interest of Applicant (owner, contract purchaser, etc) OWNER  
 Name of Owner (if different) (SAME) Phone (SAME)

**PROPERTY INFORMATION**

*MAJOR R3 W3 D14*

Address / Location \_\_\_\_\_  
 Legal Description (attach additional sheet if necessary) LOTS 7 & 8, BLOCK 3, UNDERWOOD'S FIRST ADDITION TO ST. PAUL, Ramsey Co, Minnesota  
 Lot Size 100 X 124.5 Present Zoning R3 Present Use RESIDENTIAL  
 Proposed Use RESIDENTIAL

Variance[s] requested:

lot width

**Supporting Information:** Supply the necessary information that is applicable to your variance request, provide details regarding the project, and explain why a variance is needed. Duplex/triplex conversions may require a pro forma to be submitted. Attach additional sheets if necessary.

*I own the double lot with an existing 1925 house that is in good condition, but does not suit my present needs: my 90 year mother needs a bedroom on the main level, which is hard to add on to the existing house. We have lived in the neighborhood for 22 years, love the block and the neighbors and would like to stay in the area. The variance is needed in order to preserve the sun room on the existing house which sits over the dividing line of the two lots. I would prefer to build around the existing historic house and maintain its integrity.*

Attachments as required:

- Site Plan
- Attachments
- Pro Forma

Applicant's Signature

*Inga Delschlager*

Date

05/14/2015

The other option I have looked at would be simply splitting the lots, but that requires demolition of the existing sun-room that encroaches onto the adjacent lot by 3'-0"; removing the porch would provide the required 6'-0" side set-back for legally splitting the lots without a variance, but I would strongly prefer to preserve the historic character of the original house and so am applying for an easement around the existing sun-room in order to sub-divide the property. My intent is then to build a house that has the main floor bedroom suite on the empty lot and sell the existing house to a new family on the block, but remain in the neighborhood that I love and my mother is accustomed to, while providing for her needs.

1916 FAIRMOUNT AVE.



FRONT VIEW OF LOT FROM FAIRMOUNT AND HOMES  
SUNROOM ON RIGHT. STANDING AT THE NORTH LOOKING  
SOUTH.

19

1916 FAIRMOUNT AVE.

FILE  
15-126187



REAR AND SIDE VIEW OF THE HOUSE'S SUNROOM. STANDING  
IN THE SOUTH LOOKING NORTHWEST.