

From: Brennan Malanaphy <brennan@alliantconsulting.com>
Sent: Wednesday, January 19, 2022 2:08 PM
To: *CI-StPaul_CC-Ward6 <CC-Ward6@ci.stpaul.mn.us>
Subject: FW: sound level variance application for 170 Western Ave. South, St. Paul

Dear Councilmember Yang,

I hope that today you will encourage the City Council require the DSI Zoning division to engage a mediator to bring the parties together and craft a solution rather than granting the variance. I believe a reasonable agreement could be reached that way.

We believe this is a good project for the city being managed very poorly by the owner and contractor. Why Bigos and Nor-Son have dug in their heels on compensating the small amount of damages in the context of such a large project is perplexing to Banfil Office Court and our tenants.

Further, the applicants have not acted in good faith, have not put forward a credible sound abatement plan and are sending mixed signals as late as yesterday about their future activities – their variance application lists “sheet pile driving equipment” while Bigos Management is purporting they won’t be doing anything more than removing the bedrock rubble they have already created.

From correspondence I received today, it seems Mr. Ubl of the city is in favor of loosening the sound level ordinance (which is also a MN statute)rather than enforcing it.

It was wonderful and inspiring to see the small businesses celebrated prior to testifying before the council last week. If the City really believes small businesses are critical to St. Paul’s vitality, denying the variance request is an opportunity to demonstrate it.

I am happy to discuss this further with you.

Sincerely,
Brennan

Brennan Malanaphy | Partner

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