From: Kristin Koziol
To: Greg Weiner
Subject: Re: Fw:
Date: Wednesday, June 25, 2025 12:43:50 PM

Was this attached to this item? I didn't see it online. It's Ord 25-34.

From: Kristin Koziol <kristin.koziol@ci.stpaul.mn.us>
Sent: Wednesday, June 11, 2025 11:57 AM
To: Greg Weiner <Greg.Weiner@ci.stpaul.mn.us>
Subject: Fw:

From: Virginia Housum <ginny.housum@gmail.com>
Sent: Monday, June 9, 2025 07:18 AM
To: #CI-StPaul_Ward4 <Ward4@ci.stpaul.mn.us>
Cc: Daniel Kennedy <info@advocates4rd.org>; Craig Roen <craig.roen@icloud.com>; Bill Richtman <brichtman@aol.com>; Kate Richtman <krichtman@aol.com>; Karen James <kjames725@aol.com>; John Kingrey <jkingrey6849@gmail.com>; Tom Alf <tompops42@gmail.com>; Tom Moss <Tom@psg.us>; Jerome Abrams and Gayle Breuteman <gayle151pa-c@comcast.net>; Meg Grove <meg.grove@hotmail.com>; Irene Suddard <irene.suddard@gmail.com>; Donn Waage <Waage58@outlook.com>; Leah Timberlake Sullivan <leah@unionparkdc.org>; Michael Moore <mtmoore@iphouse.com>; Katherine Cairns <kacairns007@gmail.com>; mcclure50449@aol.com <mcclure50449@aol.com>
Subject:

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

"minor" amendments to zoning code/hearing

Councilman Privratsky: I want to express my opposition to the proposed amendment to Section 65.220 of the city zoning code which would permit campuses of five acres or more to build to an elevation of 90 feet.

First, this is by no means a "minor" amendment to the zoning code. It creates the risk of significantly changing the streetscape in numerous areas of Saint Paul, and by calling it a "minor" amendment, city council seeks to avoid any public input on an important element insuring that the college campuses around the city are integrated into the surrounding area. My due diligence indicates that this notice of a significant zoning change has not even been sent to the community councils to seek their input. Further, by calling it a "minor" amendment, an attempt is being made to force this change through on very short notice, with a hearing in less than a month, which is inappropriate for such an important issue.

Second, it is an obviou effort to interfere on behalf of the University of Saint Thomas, which is engaged in litigation with the non-profit group Advocates for Responsible Development ("ARD") over the legal height of buildings on its south campus. ARD has made compelling arguments showing that the university repeatedly has violated and continues to violate the existing zoning code with respect to height restrictions. The district court has refused to dismiss ARD's litigation, which implies that ARD could have a meaningful claim. If ARD prevails, the city would, in effect, be rewarding a tax exempt entity for its previous violations of city ordinances. In your first month on the council, you personally negotiated a temporary settlement about the university's violation of the existing conditional use permit involving the Binz refectory, which allows the university to continue to violate the CUP for two more years. It is beyond my understanding of why the city continues to seek to benefit an entity which violates its ordinances, and doesn't even pay real estate taxes, but causes endless problems for city staff and council.

As an interim council member, I am sure you recognize that something of such great importance deserves the input of whomever is elected to the council from Ward 4 in August. Since the election will occur only one month after the scheduled hearing, I would expect you to advocate for your constituents by demanding that the hearing be delayed until whomever is elected is able to have the chance to become aware of the issue and to have input with the council. There is no need for speed on such an important issue.

If the council wants to proceed with other amendments to the zoning code it deems "minor", at the very least, the amendment concerning building height on college campuses needs to be stripped from the proposed ordinance.

I would appreciate your response on this issue. You can reach me by email at the address below or by telephone at 612-384-6452. Thank you for your attention to this email. Ginny Housum

ginny.housum@gmail.com
2229 Fairmount Avenue
Saint Paul, MN 55105