SAINT PAUL
PLANNING & ECONOMIC DEVELOPMENT

DEPARTMENT OF PLANNING & ECONOMIC DEVELOPMENT
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City of Saint Paul Section 106 Historic Effect Review

In accordance with Section 106 of the National Historic Preservation Act of 1966, as amended (16 U.S.C. 470f), and its implementing regulation, 36 CFR 800, and as authorized by the U.S. Department of Housing and Urban Development (HUD), as the Responsible Entity we have the below-proposed undertaking to be funded through HUD program funds.

This form has been completed by qualified professionals meeting the *Secretary of the Interior's Professional Qualification Standards* (36 CFR 61, Appendix A).

Property Address: 499 Snelling Avenue N.
Parcel Identification Number(s)(PIN): 332923140194
Legal Description: BRIGHTWOOD PARK SUBJ TO AVE AND ALLEY; LOTS 25 THRU LOT 28 BLK 4
Construction Year: 2005

Project Activity:
☒ Demolition

Description of the undertaking and Federal involvement:
The proposed federal undertaking consists of the demolition of the structure. No known acquisition or future development is anticipated.

Area of Potential Effects:

The APE was developed as per the definition in 36 CFR Chapter 8 Subpart C, Section 800.16(d), to include the "geographic area or areas within which an undertaking may directly or indirectly cause alterations in the character or use of historic properties if any such properties exist." The APE encompasses all reasonably foreseeable direct and indirect effects, including visual, auditory, atmospheric, and vibratory impacts.

The A.P.E for the proposed federal undertaking was determined to be the property parcel.
The property in the proposed APE has not been identified as eligible historic resources.

The following conditions were assessed for the proposal:

Effect

- ☐ Project changes the original configuration or design of the structure.
- ☐ Project alters or removes historic features.
- ☐ Project introduces features that cause a visual disruption.
- ☐ Project diminishes characteristics qualifying a property for inclusion in the National Register.
- ☒ **None of the above apply.**

The proposed federal undertaking consists of the demolition of the structure. The City of Saint Paul has ordinances regulating vacant and unoccupied structures. This building has been unoccupied for some time longer than one year, is a significant public safety issue, and has suffered deterioration from vacancy and a previous fire. The structure has become unsafe to the surrounding area. No known acquisition or future development is anticipated.

Eligibility

Staff conducted a reasonable and good faith effort (36 CFR § 800.4(b)(1)) to identify historic properties by reviewing the available documentation on Saint Paul historic districts and individually listed local, state, and National Register sites, known, non-designated significant historic sites, project area parcel information, completed contexts and surveys, past planning, research, studies, general historical background material, and other previously inventoried properties.

Also, as part of the analysis, staff evaluated the integrity of this structure to convey any potential significance as defined by the National Park including location, design, setting, materials, workmanship, feeling, and association, and if the property retains the identity for which it is potentially significant.

This review was accomplished with sufficient documentation to enable any reviewing parties to understand its basis.

☐ Property contributes to the major pattern of history.
☐ Property is associated with a person significant to the past.
☐ Property has distinctive characteristics of architecture, engineering, or construction, including having great artistic value or being the work of a master**.**
☒ **None of the above apply.**

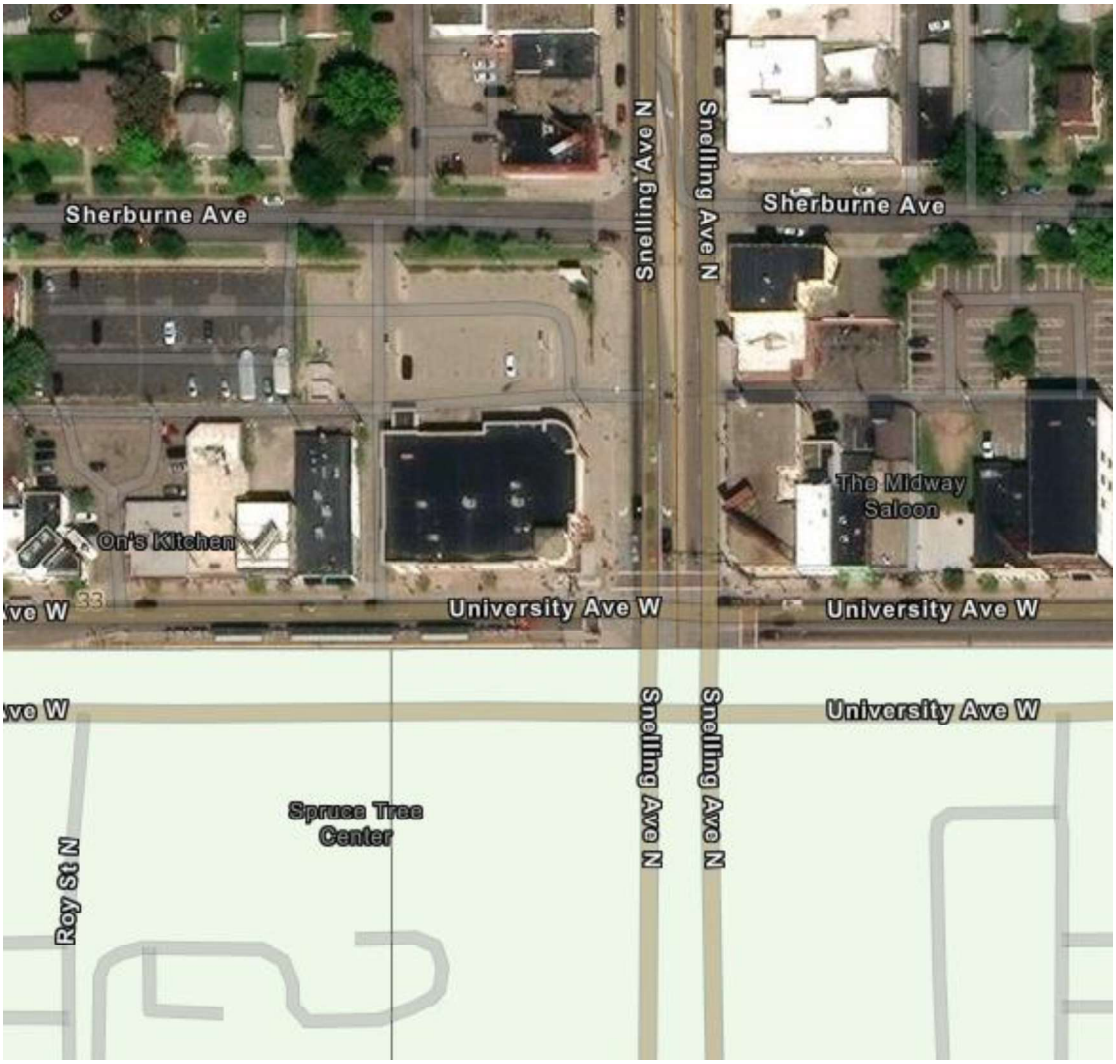
This structure is less than 50 years old and as such is ineligible for the NRHP.

This is an unassuming residential neighborhood that was previously surveyed in 1983, 2011 and again in 2023. The area was found to have a simple architecture that had lost integrity and was not known to be associated with persons significant or to have been the site of an important event. The area does not meet any Criteria for eligibility for the National Register of Historic Places.

Disturbance

The *Minnesota Field Archaeology Act (Minn. Stat. § 138.40)* requires the City of Saint Paul to review any project involving ground disturbance on publicly owned property to determine whether known or scientifically predicted archaeological sites may be affected. Staff conduct initial research using the Minnesota Office of the State Archaeologist's Property Portal to identify known or potential archaeological resources.

☒ **MN Office of State Archeologist portal reviewed for any possible archeological resources.**
- ☐ Archeological resources are known to exist.
- ☐ Archeological resources are suspected to exist.
- ☒ No archeological resources are in the area.
- ☐ Not applicable-no ground disturbance involved.



☐ **Significant Ground Disturbance or Digging**
New sewer lines, utility lines (above and below ground), foundations, footings, grading, and access roads.

☐ **New Construction in Undeveloped Natural Areas**
Industrial-scale energy facilities, transmission lines, pipelines, or new recreational facilities, in undeveloped natural areas like mountaintops, canyons, islands, forests, native grasslands, etc., and housing, commercial, and industrial facilities in such areas.

☐ **Incongruent Visual Changes**
Construction of a focal point that is out of character with the surrounding natural area, impairment of the vista or viewshed from an observation point in the natural landscape, or impairment of the recognized historic scenic qualities of an area.

☐ **Incongruent Audible Changes**
Increase in noise levels above an acceptable standard in areas known for their quiet, contemplative experience.

☐ **Incongruent Atmospheric Changes**
Introduction of lights that create skyglow in an area with a dark night sky.

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☐ **Work on a Building with Significant Association**
Rehabilitation, demolition, or removal of a building or structure that there is reason to believe was the location of a significant event or home of an important person.
☐ **Transfer, Lease, or Sale of a Historic Property of Religious and Cultural Significance**
Transfer, lease, or sale of properties that contain archeological sites, burial grounds, sacred landscapes or features, ceremonial areas, plant and animal communities, or buildings and structures with significant tribal association
☒ **None of the above apply.**

The undertaking will not include any clearing, rough grading (cutting and/or filling), excavating, finish grading, or any related work, that reshapes the ground surface or otherwise results in the removal and/or destruction of natural vegetation and/or results in the ground surface being exposed.

Final Findings of Effect

A finding of "*No Historic Properties Affected*"under 36 CFR Part 800.4(d)(1) was determined for the proposed undertaking as the identification efforts discussed above identified no cultural resources/historic properties in the current APE.

☒ The proposal will not physically destroy, damage, or move a known eligible historic resource.
☒ The proposal will not change the character of the setting or use of any known historic resource.
☒ The proposal will not introduce incompatible visual, atmospheric, or audible elements that diminish the integrity of any known historic resource.

The staff has determined that the proposed undertaking is a type of activity that does not have the potential to cause effects on historic properties as per 36 CFR 800 Subpart B(1) the agency official has no further obligations under section 106 and all review is complete.

Form Completed By: George Gause, MSHP
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Date: September 23, 2025

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