

city of saint paul  
planning commission resolution

file number 12-56

date August 24, 2012

NONCONFORMING USE ZONING TEXT AMENDMENTS

WHEREAS, the City of Saint Paul has established zoning definitions and regulations for nonconforming lots, uses, and structures in Chapters 60 and 62 and for nonconforming signs in Chapter 64, Article III of the Legislative Code; and

WHEREAS, amendments to Minnesota Statutes, Section 462.357, subdivision 1e, in 2004 and 2005, changed the laws for replacement and restoration of nonconforming uses; and

WHEREAS, the Planning Commission, in Resolution 10-43, initiated a zoning study to amend Saint Paul's nonconforming use regulations in order to achieve statutory compliance, clarify and update language, and simplify existing regulation where possible; and

WHEREAS, the Planning Commission conducted a public hearing on a draft of the nonconforming use text amendments on April 20, 2012, notice of which hearing was published in the *Legal Ledger* and was sent to the City's Early Notification System; and

WHEREAS, the Commission has revised the proposed amendments based on the oral and written testimony received at the public hearing, the recommendations of staff, and extensive discussion;

NOW, THEREFORE, BE IT RESOLVED, under the provisions of Section 61.801(b) of the Legislative Code, that the Planning Commission recommends to the City Council the attached amendments to the zoning code regarding definitions in chapter 60, nonconforming lots, uses, and structures in Chapter 62 and nonconforming signs in Chapter 64.

moved by Wencl

seconded by \_\_\_\_\_

in favor Unanimous

against \_\_\_\_\_