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August 11<sup>th</sup>, 2020

Councilmember Chris Tolbert  
310-C City Hall  
15 Kellogg Blvd., West  
Saint Paul, MN 55102  
VIA EMAIL

Dear Councilmember Tolbert:

On July 9<sup>th</sup>, 2020, the Board of Directors of the Macalester-Groveland Community Council (“MGCC”) held a public eMeeting, at which it considered a recommendation from its standing Housing and Land Use Committee (“HLU”) regarding the rezoning application (File No. 20-038-244), concerning the properties located at 1074-1096 James Avenue. The applicant appeared to speak to the application and to answer questions.

Prior to the meeting of the Board of Directors, MGCC received four letters in opposition of this rezoning application and two letters in support of the application. Furthermore, zero neighbors attended the public eMeeting on July 9<sup>th</sup> to speak in favor or in opposition of the application.

After speaking with the applicant, considering neighborhood feedback, consulting the Macalester Groveland Long Range plan, and assessing the merits of the application, MGCC Board of Directors passed the following resolution as recommended by the HLU Committee of the MGCC by a vote of 17-0, with 1 abstention:

**“The MGCC Board of Directors recommends approval of the rezoning of the properties at 1074-1096 James Avenue from R4 one-family residential to RM2 multiple-family residential, File No. 20-083-244.”**

Important to the discussion were the following considerations:

- The proposed zoning is consistent with the 2030 and 2040 Comprehensive Plans.
- The proposed zoning is consistent with the RM2 zoning of the parcels directly to the south.

If you have questions or concerns, please do not hesitate to contact me.

Alexa Golemo  
Executive Director  
Macalester-Groveland Community Council

cc (via email): Councilmember Mitra Jalali, Ward 4  
Mike Richardson, City Planner  
Chet Funk, Applicant