



Legislation Text

File #: Ord 21-3, **Version:** 1

Granting the application of NBH Holdings LLC to rezone the property at 1350 Arcade Street and 835 Clear Avenue from R4 one-family residential to T2 traditional neighborhood and amending Chapter 60 of the Legislative Code pertaining to the zoning map.

WHEREAS, Pursuant to Minnesota Statutes §462.357 and § 61.800 of the Legislative Code, NBH Holdings LLC, in Zoning File # 20-097-736, duly petitioned to rezone 1350 Arcade St and 835 Clear Avenue, being legally described as Lots 17 & 18, Block 6, Lane's Phalen Grove Addition, PINs 21.29.22.32.0141-0142, from R4 one-family residential to T2 traditional neighborhood; the petition having been certified by the Planning Division as having been consented to by at least 67 percent of the owners of the area to be rezoned, and further having been consented to by at least two-thirds of the owners of the property situated within 100 feet of the total contiguous property within one year preceding the date of the petition; and

WHEREAS, the Zoning Committee of the Planning Commission held a public hearing on December 31, 2020, for the purpose of considering the rezoning petition, and pursuant to §107.03 of the Administrative Code, submitted its recommendation to the Planning Commission for approval; and

WHEREAS, the Planning Commission considered the rezoning petition at its meeting held on January 8, 2021, and recommended approval to the City Council; and

WHEREAS, notice of public hearing before the City Council on said rezoning petition was duly published in the official newspaper of the City and notices were duly mailed to each owner of affected property and property situated wholly or partly within 350 feet of the property sought to be rezoned; and

WHEREAS, a public hearing before the City Council having been conducted, at which all interested parties were given an opportunity to be heard, the Council having considered all the facts and recommendations concerning the petition; now, therefore

THE COUNCIL OF THE CITY OF SAINT PAUL DOES ORDAIN:

Section 1.

That the zoning map of the City of Saint Paul as incorporated by reference in § 60.303 of the Saint Paul Legislative Code, as amended, is hereby further amended as follows:

That the property at 1350 Arcade Street and 835 Clear Avenue, being more particularly described as:

Lots 17 & 18, Block 6, Lane's Phalen Grove Addition

be and is hereby rezoned from R4 to T2.

Section 2.

This ordinance shall take effect and be in force thirty (30) days from and after its passage, approval and publication.

