



## Legislation Details (With Text)

**File #:** APC 17-2      **Version:** 1

**Type:** Appeal-Planning Comm      **Status:** Archived

**In control:** City Council

**Final action:** 12/13/2017

**Title:** Public hearing to consider the appeal by Listening House of a Planning Commission decision to affirm in part and modify a Zoning Administrator's similar use determination for Listening House to provide services at First Lutheran Church at 464 Maria Avenue subject to 14 conditions.

**Sponsors:** Jane L. Prince

**Indexes:** Appeal

**Code sections:** Sec. 61.106. - Similar use determination., Sec. 61.701. - Administrative appeals.

**Attachments:** 1. Appeal by Listening House of St. Paul, 2. PC Resolution 17-64, 3. Planning Commission packet, 4. PC action minutes 10-20-17, 5. PC action minutes 10-6-17, 6. draft ZC minutes 9-28-17, 7. ZC minutes 9-14-17, 8. ZC minutes 8-31-17, 9. ZC minutes 8-3-17, 10. Letters from Listening House, 11. Comments Supporting Lerma Appeal, 12. Comments supporting Listening House Appeal, 13. Lerma lh petition, 14. Comments Supporting Listening House Appeal 2, 15. LH letter of support RADIAS, 16. Comments Supporting Listening House Appeal 3, 17. Comments Supporting Lerma Appeal 2, 18. Comments Supporting Lerma Appeal 3, 19. DBCC Listening House Support Letter, 20. Sisters of St. Joseph of Carondelet letters, 21. Listening House Ltr of Support Jesuits, 22. Sisters of St. Joseph of Carondelet letter, 23. Stinson Leonard Street, 24. Comments Supporting Lerma Appeal 4, 25. Comments Supporting Listening House Appeal 4, 26. Response to LH and FL Appeal Final, 27. Listening House Response to Neighbors' Appeal, 28. Petition from Jesuit Novitiate, 29. Letters Supporting Listening House, 30. Comments Supporting Listening House Appeal 5

Date	Ver.	Action By	Action	Result
12/13/2017	1	City Council	Denied	Pass
12/6/2017	1	City Council	Laid Over	Pass

Public hearing to consider the appeal by Listening House of a Planning Commission decision to affirm in part and modify a Zoning Administrator's similar use determination for Listening House to provide services at First Lutheran Church at 464 Maria Avenue subject to 14 conditions.

**Zoning File #:** 17-210-091

**File Name:** Listening House

**Address:** 464 Maria Ave,

**Purpose:** Appeal of a Planning Commission decision to deny a neighbor appeal in part, and to affirm in part and modify a Zoning Administrator's similar use determination for Listening House to provide services at First Lutheran Church at 464 Maria Avenue subject to 14 conditions.

**Staff Recommendation:** Reverse the Zoning Administrator's decision in full

**District Council:** District 4 made no recommendation

**Zoning Committee Recommendation:** Reverse the Zoning Administrator's decision in full, vote: 4 - 3

**Support of neighbor appeal:** 7 people spoke, 20 letters were received

**Opposition of neighbor appeal:** 11 people spoke, 8 letters were received

**Planning Commission Vote:** Affirm in part and modify the Zoning Administrator's decision by adding 11 conditions, vote: 14 - 2

15.99 date: 11/29/17 [extended from September 16 and November 15]

Staff Assigned: Bill Dermody, 651-266-6617

Attachments: Planning Commission resolution,  
Planning Commission minutes (drafts),  
Zoning Committee minutes,  
Planning Commission packet, including:

- ☐ Staff memos and emails
- ☐ Public testimony received
- ☐ Staff report to Zoning Committee