

**Saint Paul Planning Commission**  
City Hall Conference Center Room 40  
15 Kellogg Boulevard West  
**Action Minutes**  
June 4, 2025  
8:30 - 11:00 a.m.

**I. Approval of Minutes from May 16, 2025**

Minutes for the May 16, 2025 Planning Commission were approved.

**II. Chair's Announcements**

Reminder for commissioners who missed the last meeting that Bill Dermody did a presentation and she recommends that commissioners who missed it view it.

**III. Planning Director's Announcements**

Director Robinson seconded Chair Grill. She extended an offer to have a one-on-one training session with commissioners who are interested.

**IV. Zoning Committee**

**25-029-508 Rice/Larpenteur Farmers Market** - Conditional use permit for a farmers market with 15 vendors 1675 Rice Street et. al., SW corner of Rice Street and Larpenteur Ave W. B3, District Council 6, Ward 5 (*Valerie Quarles 651-266-6637*)

The conditional use permit for a farmers market was approved.

**25-030-214 325 Dayton Reuse of Large Structure** - Conditional use permit for reuse of a large structure to permit an event hall, short-term rental units, a Montessori school, and a daycare. 325 Dayton Ave, NW corner of Dayton Avenue and Farrington Street. RM2, District Council 8, Ward 1 (*Chris Hong 651-266-6572*)

The conditional use permit for reuse of a large structure was approved.

**25-015-702 Hamm's Brewery Rezoning** - Rezone from I2 general industrial to H2 residential district, T3 traditional neighborhood, RM 2 medium-density multiple-family district 694 Minnehaha Ave E. et al., between Payne Avenue and 7th Street. I2, District Council 4, Ward 7 (*Chris Hong 651-266-6572*)

The rezoning for Parcels 1 and 2 as well as for parcel 5 were approved. The rezoning of parcels 3 and 4 were not approved by the Planning Commission.

**V. Comprehensive & Neighborhood Planning Committee**

**Minor Text Amendment Zoning Study** - Recommendation and Planning Commission resolution vote. *(Chris Hong, 651-266-6572)*

**Hamline-Midway (D11) Neighborhood Plan Update** - Release for public review and set public hearing date. *(Valerie Quarles, 651-266-6637)*

**Commercial Development District at 1626 White Bear Ave N** - Review for Comprehensive Plan compliance. *(Valerie Quarles, 651-266-6637)*

**VI. Transportation Committee**

None.

**VII. Task Force/Liaison Reports**

None.

**VIII. Old Business**

None.

**IX. New Business**

None.

**X Adjournment**

**10:10 a.m.**