



City of Saint Paul

City Hall and Court House
15 West Kellogg Boulevard
Council Chambers - 3rd
Floor
651-266-8560

Meeting Minutes

City Council

Council President Rebecca Noecker
Vice President HwaJeong Kim
Councilmember Anika Bowie
Councilmember Cheniqua Johnson
Councilmember Saura Jost
Councilmember Matt Privratsky
Councilmember Nelsie Yang

Wednesday, April 16, 2025

3:30 PM

Council Chambers - 3rd Floor

ROLL CALL

Meeting started at 3:31 PM

Present 6 - Councilmember Rebecca Noecker, Councilmember Nelsie Yang, Councilmember Anika Bowie, Councilmember Saura Jost, Councilmember Cheniqua Johnson and Councilmember Matt Privratsky

Absent 1 - Councilmember HwaJeong Kim

CONSENT AGENDA

Items listed under the Consent Agenda will be enacted by one motion with no separate discussion. If discussion on an item is desired, the item will be removed from the Consent Agenda for separate consideration.

Approval of the Consent Agenda

Council President Noecker stated that Item 11 would be taken separately.

Councilmember Johnson moved approval.

Consent Agenda adopted as amended

Yea: 6 - Councilmember Noecker, Councilmember Yang, Councilmember Bowie, Councilmember Jost, Councilmember Johnson and Councilmember Privratsky

Nay: 0

Absent: 1 - Councilmember Kim

- 1 [RES 25-541](#) Directing the Department of Safety and Inspections to proceed with the Denial of the Tobacco Products Shop License and adverse action against MSP Tobacco and Vapor INC d/b/a MSP Tobacco and Vapor (License ID #20240000984) for the premises located at 2419 7th Street West.

Adopted

- 2 [RES 25-565](#) Authorizing the City, on behalf of the Department of Parks and Recreation, to

apply for grant funds of \$100,000 from the Minnesota Twins.

Adopted

- 3 [RES 25-567](#) Directing the Department of Safety and Inspections to proceed with the \$500 matrix penalty and license suspension adverse action against Ayako Nakandakari d/b/a Ayako Nakandakari (License ID #20170000614) for the premises located at 762 Cleveland Ave S.

Adopted

- 4 [RES 25-570](#) Directing the Department of Safety and Inspections to proceed with the Denial of the Tree Trimmer & 1 Vehicle & Tree Trimmer - Each Add'l Vehicle License application and adverse action against Carr's Tree Service INC d/b/a Carr's Tree Service INC (License ID #20240001440) for the premises located at 307 State Highway 78 North.

Adopted

- 5 [RES 25-574](#) Authorizing the acceptance of up to \$100,000 in total grant funding (with indemnification obligations) from the Minnesota Pollution Control Agency, which will be matched with 10% in City funds specifically allocated for grant matching, for a comprehensive analysis of the City's storm sewer system within the Beltline subwatershed; authorizing the execution of a grant agreement; and amending the 2025 Grant Budget.

Adopted

- 6 [RES 25-582](#) Authorizing the City to enter an amendment to lease agreement 15905 with National Cooperative Leasing to expand the fleet size of the Evie carshare program by 45 vehicles.

Adopted

- 7 [RES 25-597](#) Approving the appointment of Councilmember Matt Privratsky as a member of the Audit Committee.

Adopted

- 8 [RES 25-602](#) Approving the Mayor's appointment of Denise Wickiser to a two-year term on the Advisory Committee on Aging.

Adopted

- 9 [RES 25-607](#) Approving the reappointments of Stephanie D. Dilworth and James T. Farnsworth as community advisors to the Audit Committee as non-voting members for an additional term of three years.

Adopted

- 10 [RES 25-609](#) Accepting the gift of lodging expenses from Mayors for a Guaranteed Income for Mayor Carter to attend the African American Mayors Association Annual Conference from April 16-17, 2025 in Washington, D.C.

Adopted

FOR DISCUSSION

- 11 [RES 25-466](#) Approving the Memorandums of Agreement between the City of Saint Paul and AFSCME Clerical, Local 2508; AFSCME Technical, Local 1842 and the Professional Employees Association, Inc. creating a pilot program for the purpose of establishing an equitable language compensation premium for the Saint Paul Public Libraries.

Councilmember Bowie spoke in favor and moved approval.

Council President Noecker spoke in favor.

Adopted

Yea: 6 - Councilmember Noecker, Councilmember Yang, Councilmember Bowie, Councilmember Jost, Councilmember Johnson and Councilmember Privratsky

Nay: 0

Absent: 1 - Councilmember Kim

SUSPENSION ITEMS

- [RES 25-630](#) Recognizing the 20th Annual Hmong National Development Conference, themed “We Rise, United”, and Celebrating 50 years of Hmong resilience, leadership, and impact in the United States.

Councilmember Johnson spoke in favor and moved approval.

Council President Noecker spoke in favor.

Councilmember Yang spoke in favor.

Adopted

Yea: 6 - Councilmember Noecker, Councilmember Yang, Councilmember Bowie, Councilmember Jost, Councilmember Johnson and Councilmember Privratsky

Nay: 0

Absent: 1 - Councilmember Kim

- [RES 25-643](#) Approving the partial loan forgiveness of up to \$238,949.88 in combined principal and interest on a City mortgage to the Commerce Building Phase I and Commerce Building Phase II projects, 10 4th Street East (District 17, Ward 2).

Laura Haynssen from the Department of Planning and Economic Development gave a staff report.

Council President Noecker moved approval.

Adopted

Yea: 6 - Councilmember Noecker, Councilmember Yang, Councilmember Bowie, Councilmember Jost, Councilmember Johnson and Councilmember Privratsky

Nay: 0

Absent: 1 - Councilmember Kim

FOR DISCUSSION

12 [APC 25-1](#)

Considering the appeal by the University of Saint Thomas to a decision of the Planning Commission to uphold a condition of their 2004 conditional use permit regarding drive access from Goodrich Avenue. (Public hearing closed and laid over from March 12, 2025)

Councilmember Privratsky moved to grant the appeal.

Council President Noecker spoke against granting the appeal.

Motion of intent is grant the appeal

Yea: 5 - Councilmember Yang, Councilmember Bowie, Councilmember Jost, Councilmember Johnson and Councilmember Privratsky

Nay: 1 - Councilmember Noecker

Absent: 1 - Councilmember Kim

ORDINANCES

An ordinance is a city law enacted by the City Council. It is read at three separate council meetings and becomes effective after passage by the Council and 30 days after publication in the Saint Paul Pioneer Press. Public hearings on ordinances are generally held at the second reading.

Final Adoption

13 [Ord 25-21](#)

Granting the application of Central Internal Medicine Associates PA to rezone property at 635 Cleveland Avenue South (southwest corner at Bayard Avenue) from OS office-service to T2 traditional neighborhood and amending Chapter 60 of the Legislative Code pertaining to the zoning map.

Councilmember Jost moved approval.

Adopted

Yea: 6 - Councilmember Noecker, Councilmember Yang, Councilmember Bowie, Councilmember Jost, Councilmember Johnson and Councilmember Privratsky

Nay: 0

Absent: 1 - Councilmember Kim

PUBLIC HEARINGS

Live testimony is limited to two minutes for each person. See below for optional ways to testify.

- 14** [Ord 25-30](#) Amending Chapter 310.04 of the Legislative Code to regulate a more efficient method of cancellation when licensee is not in compliance with providing materials to be engaged in licensed activity.

Council President Noecker moved to close the public hearing.

Laid over to April 23, 2025 for Final Adoption

Yea: 6 - Councilmember Noecker, Councilmember Yang, Councilmember Bowie, Councilmember Jost, Councilmember Johnson and Councilmember Privratsky

Nay: 0

Absent: 1 - Councilmember Kim

- 15** [RES PH 25-62](#) Approving the application of Breakaway Music Festival for a sound level variance in order to present amplified sound on June 6 through June 7, 2025 at 400 Snelling Ave N - Allianz Field Grounds.

Barb McMonigal-St Dennis from the Department of Safety and Inspections gave a staff report and answered councilmember questions.

Councilmember Bowie moved Version 2. Approved 6-0.

Jarrold Fucci, applicant, spoke during the public hearing and answered councilmember questions.

Bowie moved to close the public hearing. Approved 6-0.

Bowie gave remarks.

Councilmember Privratsky gave remarks.

Councilmember Johnson gave remarks.

Bowie addressed Johnson's concerns.

Council President Noecker asked for clarification.

Bowie asked for clarification.

McMonigal-St Dennis provided clarification.

Bowie moved Version 3.

Councilmember Yang asked for clarification and asked to lay the item over.

Bowie renewed her motion for Version 3.

Johnson asked if the public hearing need to be reopened.

Therese Skarda, Deputy City Attorney, stated that the public hearing would need to be reopened if a further amendment was approved.

Johnson spoke in favor of a layover.

Noecker spoke in favor of a layover.

Privratsky asked for clarification.

Johnson spoke in favor of a layover.

Bowie renewed her motion for Version 3.

Councilmember Jost asked for clarification.

Noecker provided clarification.

Johnson asked for clarification.

McMonigal-St Dennis provided clarification.

Version 3 approved 5-0 (Councilmember Johnson being opposed)

Bowie moved to reopen the public hearing. Approved 6-0.

Fucci spoke during the public hearing and answered councilmember questions.

Bowie moved to close the public hearing. Approved 6-0.

Bowie spoke in favor and moved approval.

Johnson spoke in opposition.

Noecker expressed concerns and asked for a layover.

Privratsky asked for procedural clarification.

Noecker asked for procedural clarification.

Shari Moore, City Clerk, provided clarification.

Bowie asked if councilmembers preferred to return to Version 2.

Moore provided additional clarification.

Yang asked to vote on the amended version.

Noecker asked for procedural clarification.

Skarda recommended laying the item over.

Noecker asked Bowie what motion she would prefer to make.

Bowie asked for councilmember opinions.

Yang recommending laying the item over.

Bowie moved approval.

Adopted as amended

Yea: 4 - Councilmember Yang, Councilmember Bowie, Councilmember Jost and Councilmember Privratsky

Nay: 2 - Councilmember Noecker and Councilmember Johnson

Absent: 1 - Councilmember Kim

- 16** [RES PH 25-63](#) Approving the applications of White Squirrel Bar for two sound level variances in order to present amplified sound for a Saturday Patio Music Series and a Sunday Patio Music Series, June 1 - August 31, 2025, at 974 7th St W - the White Squirrel Bar patio.

Council President Noecker moved approval.

Adopted

Yea: 6 - Councilmember Noecker, Councilmember Yang, Councilmember Bowie, Councilmember Jost, Councilmember Johnson and Councilmember Privratsky

Nay: 0

Absent: 1 - Councilmember Kim

- 17** [RES PH 25-67](#) Approving the application of El Burrito Mercado for two sound level variances in order to present live music on certain Fridays for Fiesta Mexicana Fridays, Fridays, May 2 through September 12, 2025 and, Saturdays for a Musica en mi Barrio Summer Music Series beginning Saturdays, May 3 through August 16, 2025 at the El Burrito LaPlacita Patio space at 175 Cesar Chavez Street.

Council President Noecker moved approval.

Adopted

Yea: 6 - Councilmember Noecker, Councilmember Yang, Councilmember Bowie, Councilmember Jost, Councilmember Johnson and Councilmember Privratsky

Nay: 0

Absent: 1 - Councilmember Kim

- 18** [RES PH 25-69](#) Accepting grant funds, authorizing execution of a grant agreement (with indemnity obligations and related documents) and amending the operating budget for the Metropolitan Council's Livable Communities Demonstration Account Affordable Homeownership Grant Program for Rondo Community Land Trust (RCLT) at 1036 Marshall Avenue (District 8, Ward 1).

Councilmember Bowie moved approval.

Adopted

Yea: 6 - Councilmember Noecker, Councilmember Yang, Councilmember Bowie, Councilmember Jost, Councilmember Johnson and Councilmember Privratsky

Nay: 0

Absent: 1 - Councilmember Kim

LEGISLATIVE HEARING DISCUSSION ITEMS

- 19** [RLH TA 25-120](#) Ratifying the Appealed Special Tax Assessment for property at 120 LYTON PLACE. (File No. VB2507B, Assessment No. 258827) (Public hearing closed and laid over from April 9, 2025)
- Assessment ratified.*
- Marcia Moermond, Legislative Hearing Officer: I spoke with Councilmember Bowie and I believe she will be moving to ratify the assessment.*
- Councilmember Bowie: I move to ratify the assessment.*
- Adopted**
- Yea:** 6 - Councilmember Noecker, Councilmember Yang, Councilmember Bowie, Councilmember Jost, Councilmember Johnson and Councilmember Privratsky
- Nay:** 0
- Absent:** 1 - Councilmember Kim
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- 20** [RLH TA 25-76](#) Ratifying the Appealed Special Tax Assessment for property at 1141 UNIVERSITY AVENUE WEST. (File No. VB2506B, Assessment No. 258823) (Public hearing closed and laid over from April 9, 2025)
- Assessment ratified and made payable over 5 years.*
- Marcia Moermond, Legislative Hearing Officer: I spoke with Councilmember Privratsky. Per his request, the amended version before you makes the assessment payable over 5 years.*
- Councilmember Privratsky: I move approval.*
- Adopted as amended (assessment ratified and made payable over 5 years)**
- Yea:** 6 - Councilmember Noecker, Councilmember Yang, Councilmember Bowie, Councilmember Jost, Councilmember Johnson and Councilmember Privratsky
- Nay:** 0
- Absent:** 1 - Councilmember Kim
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- 26** [RLH TA 25-56](#) Ratifying the Appealed Special Tax Assessment for property at 685 MINNEHAHA AVENUE EAST. (File No. VB2505C, Assessment No. 258818)

(Public hearing closed and laid over from May 7, 2025)

Laid over for 3 weeks.

Sean Ryan, property owner, appeared by phone.

Marcia Moermond, Legislative Hearing Officer: This is the powerhouse at the old brewery site on Minnehaha Ave. It has been in the vacant building program for a long time. During the Legislative Hearing, it became apparent that the building was being used for cold storage, but lacked the fire certificate of occupancy to do so. It was referred to fire inspections and they approved it for cold storage use. However, building inspections did not remove the site from the vacant building program until other requirements were met. I'm thinking that there is a disconnect. My recommendation was to approve the cold storage use and remove the property from the vacant building program. Council has that authority. Perhaps it might be best, though, to lay this over to allow further discussion between the City Attorney's Office, the Department of Safety and Inspections (DSI), and myself. This would help us figure the situation out.

Sean Ryan: We completed the list of items needed for cold storage use, except for one relating to powering the building. We have an open permit with our electrician, and they are coordinating with Xcel Energy. We are asking for more time to complete that and coordinate with DSI staff.

Councilmember Yang moved to close the public hearing. Approved 6-0.

Yang: I support referring this back to Legislative Hearing to give time for staff to coordinate.

Moermond: It would work just as easily to lay the item over with the City Council. I could meet with them outside of Legislative Hearing and save some bureaucracy. Laying this over to May 7 works.

Yang: I move that layover.

Public hearing closed and laid over to May 7, 2025

Yea: 6 - Councilmember Noecker, Councilmember Yang, Councilmember Bowie, Councilmember Jost, Councilmember Johnson and Councilmember Privratsky

Nay: 0

Absent: 1 - Councilmember Kim

LEGISLATIVE HEARING CONSENT AGENDA

Items listed under the Consent Agenda will receive a combined public hearing and be enacted by one motion with no separate discussion. Items may be removed from the Consent Agenda for a separate public hearing and discussion if desired.

Approval of the Consent Agenda

Councilmember Privratsky moved approval.

Legislative Hearing Consent Agenda adopted as amended

Yea: 6 - Councilmember Noecker, Councilmember Yang, Councilmember Bowie, Councilmember Jost, Councilmember Johnson and Councilmember Privratsky

Nay: 0

Absent: 1 - Councilmember Kim

- 21** [RLH RR 25-8](#) Second Making finding on the appealed substantial abatement ordered for 594 BRUNSON AVENUE in Council File RLH RR 24-31.
Amended and public hearing continued to April 23, 2025
- 22** [RLH SAO 25-32](#) Appeal of Ana Silva to a Summary Abatement Order at 1016 DESOTO STREET.
Amended and public hearing continued to April 23, 2025
- 23** [RLH TA 25-201](#) Amending Council File RLH AR 25-21 to ratify and spread payments the assessment for Rubbish and Garbage Clean Up services during October 28 to November 8, 2024 at 1131 FARRINGTON STREET. (File No. J2512R Assessment No. 258522)
Adopted
- 24** [RLH VO 25-6](#) Appeal of Maher Safi, Downtown Smoke Shop, to a Notice of Condemnation-Unfit for Human Habitation-Order to Vacate at 55 FIFTH STREET EAST (381 MINNESOTA STREET).
Adopted
- 25** [RLH FCO 25-8](#) Appeal of Navid Amini to a Fire Certificate of Occupancy Correction Notice at 342 KELLOGG BOULEVARD WEST.
Adopted
- 27** [RLH VBR 25-17](#) Appeal of Scott Fergus to a Vacant Building Registration Renewal Notice at 922 MINNEHAHA AVENUE EAST.
Adopted
- 28** [RLH TA 25-53](#) Ratifying the Appealed Special Tax Assessment for property at 1540 MINNEHAHA AVENUE EAST. (File No. VB2506A, Assessment No. 258822) (Public hearing continued to April 2, 2025)
Adopted as amended (assessment deleted)
- 29** [RLH TA 24-408](#) Ratifying the Appealed Special Tax Assessment for property at 918 PARK STREET. (File No. J2504T, Assessment No. 258507) (Public hearing continued to April 16, 2025)
Adopted as amended (assessment reduced)
- 30** [RLH SAO 25-33](#) Appeal of Mary Hood to a Summary Abatement Order at 1311 SIXTH STREET EAST.

Adopted

- 31 [RLH SAO 25-29](#) Appeal of Mario Lee to a Summary Abatement Order at 419 THOMAS AVENUE.

Adopted

- 32 [RLH TA 25-129](#) Ratifying the Appealed Special Tax Assessment for property at 435 VAN BUREN AVENUE. (File No. J2504E2, Assessment No. 258314)

Adopted as amended (assessment ratified)

- 33 [RLH TA 25-130](#) Ratifying the Appealed Special Tax Assessment for property at 435 VAN BUREN AVENUE. (File No. J2505E1, Assessment No. 258316)

Adopted as amended (assessment ratified)

- 34 [RLH TA 25-131](#) Ratifying the Appealed Special Tax Assessment for property at 435 VAN BUREN AVENUE. (File No. J2506E, Assessment No. 258305)

Adopted as amended (assessment ratified)

- 35 [RLH TA 25-203](#) Amending Council File AR 24-108 to delete the assessment for Collection of Vacant Building Registration fees billed during July 25, 2023 to June 19, 2024 at 840 VAN BUREN AVENUE. (File No. VB2504, Assessment No. 258803)

Adopted**ADJOURNMENT**

Meeting ended at 4:57 PM

City Council meetings are open for in person attendance, but the public may also comment on public hearing items in writing or via voicemail. Any comments and materials submitted by 12:00 pm of the day before the meeting will be attached to the public record and available for review by the City Council. Comments may be submitted as follows:

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Written public comment on public hearing items can be submitted to Contact-Council@ci.stpaul.mn.us, CouncilHearing@ci.stpaul.mn.us, or by voicemail at 651-266-6805. Live testimony will be taken in person in the Council Chambers, and by telephone by registering to speak by noon on the day before the meeting. The registration link is located on the City Council website at www.stpaul.gov/council or <https://forms.office.com/g/TD3xN7WHy5>.

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