AGENDA
BOARD OF ZONING APPEALS PUBLIC HEARING
TUESDAY MAY 29, 2012 3:00 P.M.
ROOM 330 - CITY HALL
ST. PAUL, MINNESOTA

NOTE: The order in which the items appear on this agenda is not necessarily the order in which they will be heard at the meeting. The Board of Zoning Appeals will determine the order of the agenda at the beginning of its meeting.

I. APPROVAL OF MINUTES OF MAY 14, 2012

II. APPROVAL OF RESOLUTION

12-049627 Marshall & Teresa Gifford 2170 Lower St. Dennis Road Approval w/conds.

III. NEW BUSINESS

A. Applicant - **Ian McKiel** **(#12-049640)**
Location - 1152 Churchill Street
Zoning - R4
Purpose: MINOR VARIANCE - The applicant is requesting a variance of the setback requirement in order to allow a masonry fireplace installed in the required rear yard to remain. A setback of 3 feet is required for an accessory structure, the fireplace was built with a 2 foot setback from the north property line for a variance of one foot.

B. Applicant - **Chin Cheng** **(#12-055680)**
Location - 1637 4th Street East
Zoning - R4
Purpose: MINOR VARIANCE - The applicant is requesting variances of the setback requirement and parking standards in order to: 1) Allow a carport attached to the side of the existing garage constructed without the required building permit to remain. A side yard setback of three feet from the property line is required, 1foot-7 inches is existing for a variance of 1foot-4 inches. 2) Construct of a parking space in the required front yard for a variance of the design regulations stating that off-street parking shall not be located within the front yard.

C. Applicant - **Rebecca R. Rand (#12-055705)**
Location - 131 Cretin Avenue North
Zoning - R4
Purpose: MINOR VARIANCE - A variance of the setback requirement in order to remove the existing one-car detached garage and construct a new two-car detached garage in the rear yard. A setback of three feet is required from the property lines; the applicant is proposing a one foot setback from the north and west property lines for a variance of two feet on each side.

D. Applicant - **Don Varnev for City of St. Paul(#12-055727)**
Location - 385 Water Street West
Zoning - R4; RC-1
Purpose: MAJOR VARINACE - A variance of the sign code requirements in order to erect a Lilydale Regional Park Gateway monument sign. A maximum height of 4 feet plus two inches for each foot setback from the property line is allowed for a sign in a required yard. With a setback of 15.6 feet the maximum height allowed for a sign at this location is 6.6 feet; the applicant is proposing a 21.7 foot sign for a height variance of 15.1 feet.

IV. ADJOURNMENT

Board of Zoning Appeal Members: Please call Yaya Diatta (266-9080) or Debbie Crippen (266-9144) if you are unable to attend the meeting.

APPLICANT: You or your representative should attend this meeting to answer any questions the Board may have.