

**AGENDA**  
**BOARD OF ZONING APPEALS PUBLIC HEARING**  
**WEDNESDAY, SEPTEMBER 5, 2012 3:00 P.M.**  
**ROOM 330 - CITY HALL**  
**ST. PAUL, MINNESOTA**

**RESULTS AGENDA**

**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 AUGUST 20, 2012  
*Approved*

II. NEW BUSINESS

- A. Applicant - **Seth Lindenfelser** (#12-094378)  
Location - 2368 Bourne Avenue  
Zoning - R3  
Purpose: MINOR VARIANCE - Two variances in order to remove the existing one-car detached garage located in the front yard and construct a new two-car detached garage in the required front yard. 1) The required front yard setback is 36 feet, the applicant is proposing an 18 foot front setback for variance of 18 feet. 2) A garage cannot exceed 60% of the width of the house. The house is 36 feet wide, the proposed garage would be 24 feet wide which is 67% of the width of the house requiring a variance of 7%.  
*Approved w/conds.* 7-0
- B. Applicant - **Terrance D. Hayes** (#12-094385)  
Location - 512 York Avenue  
Zoning - RT1  
Purpose: MINOR VARIANCE - The applicants are requesting a variance in order to construct a new 960 square foot, two-car detached garage in the rear yard accessed from the existing driveway on the east side of the house. Accessory structures cannot exceed a total of 1,000 square feet. There is an existing 80 square foot shed and a 326 square foot single-car detached garage with additions in the rear yard. The applicant is proposing to remove the 90 square foot additions but keep the original 236 square foot garage. The new proposed garage, the original garage and the shed would total 1,276 square feet for a variance request of 276 square feet.  
*Approved modified w/conds.* 7-0

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III. 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.**