

Saint Paul Planning Commission

City Hall Conference Center Room 40

15 Kellogg Boulevard West

Action Minutes

March 21, 2014

8:30 - 11:00 a.m.

I. Approval of minutes of February 21st and March 7, 2014.

MOTION: *Commissioner Reveal moved approval of the minutes of February 21, 2014. Commissioner Thao seconded the motion. The motion carried unanimously on a voice vote.*

and

MOTION: *Commissioner Reveal moved approval of the minutes of March 7, 2014. Commissioner Thao seconded the motion. The motion carried unanimously on a voice vote.*

II. Chairs Announcements

III. Planning Director's Announcements

IV. PUBLIC HEARING: West Midway Industrial Area Plan – Item from the Comprehensive Planning Committee. (Allen Lovejoy, 651/266-6226)

MOTION: *Commissioner Merrigan moved to close the public hearing, leave the record open for written testimony until 4:30 p.m. on Monday, March 24, 2014 and to refer the matter back to the Comprehensive Planning Committee for review and recommendation. Commissioner DeJoy seconded the motion. The motion carried unanimously on a voice vote.*

V. Zoning Committee

SITE PLAN REVIEW – List of current applications. (Tom Beach, 651/266-9086)

Two items came before the Site Plan Review Committee on Tuesday, March 18, 2014:

- Metro Transit, addition to Metro Transit Overhaul Base (locker rooms, break room and paint booth) at 515 North Cleveland Avenue.
- Cremation Society of Minnesota, addition to an existing building for use as a funeral home

(no cremations will be done on site) at 1979 Old Hudson Road.

One item to come before the Site Plan Review Committee on Tuesday, March 25, 2014:

- Apex Auto Salvage, review changes to the site (including changes and expansion that were done in the past) at 198 East Minnehaha Avenue.

NEW BUSINESS

#14-098-714 Sola Salon Studios – Reestablishment and change of nonconforming use to a beauty salon. 688 Hague Avenue, SW corner at St. Albans. (*Bill Dermody, 651/266-6617*)

MOTION: *Commissioner Nelson moved the Zoning Committee’s recommendation to approve the re- establishment and change of legal nonconforming use. The motion carried unanimously on a voice vote.*

#14-098-309 Metropolitan State University Parking Ramp – Variance of minimum parking space width (50% are required to be at least 9’ wide; all spaces proposed are 8.5’ wide). 400 Maria Avenue. (*Tom Beach, 651/266-9086*)

MOTION: *Commissioner Nelson moved the Zoning Committee’s recommendation to approve the variance. The motion carried 14 with 1 abstention (Edgerton) on a voice vote.*

#12-220-122 Metropolitan State University Parking Ramp – Site plan review for a new 760 car parking ramp. 400 Maria Avenue. (*Tom Beach, 651/266-9086*)

MOTION: *Commissioner Nelson moved the Zoning Committee’s recommendation to approve the site plan review subject to additional conditions. The motion carried 14 with 1 abstention (Edgerton) on a voice vote.*

#14-094-970 Metropolitan State University Student Center - Site plan review for a new two-story, 27,000 square foot student center. 690 E 7th Street. (*Tom Beach 651/266-9086*)

MOTION: *Commissioner Nelson moved the Zoning Committee’s recommendation to approve the site plan review. The motion carried 14 with 1 abstention (Edgerton) on a voice vote.*

#14-088-188 Verizon Wireless – Conditional use permit for 6 cellular antennas and associated equipment on a residential structure less than 60 feet high. 1160 Grand Avenue, SW corner at Dunlap. (*Jamie Radel, 651/266-6614*)

MOTION: *Commissioner Nelson moved the Zoning Committee’s recommendation to approve the conditional use permit subject to additional conditions. The motion carried 13-1 (Noecker) on a voice vote.*

VI. Comprehensive Planning Committee

VII. Neighborhood Planning Committee

VIII. Transportation Committee

IX. Communications Committee

X. Task Force/Liaison Reports

XI. Old Business

XII. New Business

XIII. Adjournment

Information on agenda items being considered by the Planning Commission and its committees can be found at www.stpaul.gov/ped, click on Planning.

Planning Commission Members: PLEASE call Sonja Butler, 651/266-6573, if unable to attend.