



March 6, 2019

## PUBLIC HEARING NOTICE – BOARD OF ZONING APPEALS

**File #:** 19-016696

**Purpose:** There are two residential structures on this property; a principal building and an accessory building with a dwelling unit. The applicant is proposing to split the zoning lot so that each structure is on its own, separate parcel. Once the lot is split, both structures are considered principal buildings and must meet all setback and lot coverage requirements. A minimum rear setback of 25' is required for a single family dwelling and the accessory building has an existing rear setback of 5.1' for a variance request of 19.9'.

**Property Address:** 5 Heather Place

**Date:** Monday, March 25, 2019

**Time:** 3:00 p.m.

**Location:** 15 Kellogg Boulevard West (Room 330 – Courthouse)

You may attend the hearing to express your opinion regarding this matter. You may send written comments to the Department of Safety and Inspections' staff person handling the case, Jerome Benner II, at the address listed in the letterhead above or E-mail him at [jerome.benner.II@ci.stpaul.mn.us](mailto:jerome.benner.II@ci.stpaul.mn.us). If you have questions about this application, please call Jerome at 651-266-9080.

This property is located in the area represented by the Summit Hill Association, an independent organization that provides advisory recommendations to the City about a variety of issues. They may choose to discuss this item at a neighborhood meeting and provide a recommendation to the Board of Zoning Appeals. Please contact the Summit Hill Association, at 222-1222 or E-mail at [director@summithillassociation.org](mailto:director@summithillassociation.org) if you are interested in participating in the neighborhood review process.



**CITY OF SAINT PAUL**  
 DEPARTMENT OF SAFETY AND INSPECTIONS  
 375 JACKSON STREET, SUITE 220  
 ST. PAUL, MINNESOTA 55101-1806  
 Phone: 651-266-8989 Fax: 651-266-9124  
 Visit our Web Site at [www.stpaul.gov/dsi](http://www.stpaul.gov/dsi)

**ZONING VARIANCE APPLICATION**

**ZONING VARIANCE APPLICATION**

**Applicant Contact Information**

|   |                                      |                            |
|---|--------------------------------------|----------------------------|
| Name: <b>JEFF ARUNDEL</b>   | Email: <b>JEFF@LUCKYCLUBMAIL.COM</b> | Phone: <b>612 812 1883</b> |
| Address: <b>5 HEATHER PLACE</b>   |                                      |                            |
| City, State, Zip: <b>ST. PAUL MN.</b>   |                                      |                            |
| Property interest of applicant (owner, contractor, purchaser, etc.): <b>OWNER</b> |                                      |                            |
| Property owner (if different):  |                                      |                            |

**Subject Property Information**

|  |                                  |                                  |                            |                                   |
|--|----------------------------------|----------------------------------|----------------------------|-----------------------------------|
| Address: <b>3 HEATHER PLACE</b>        |                                  |                                  |                            |                                   |
| Legal Description: <b>SEE ATTACHED</b> |                                  |                                  |                            |                                   |
| Lot size: <b>10394 SF</b>              | Existing use: <b>RESIDENTIAL</b> | Proposed use: <b>RESIDENTIAL</b> | Zoning District: <b>R2</b> | Planning District: <b>HPL-H11</b> |

**(AFTER SPLIT)**  
 Please select the type(s) of variance or review being requested and a brief description of the proposed project:

|  |  |
|--|--|
| <input type="checkbox"/> Lot Area  | <input type="checkbox"/> Separation from Specific Uses             |
| <input checked="" type="checkbox"/> Setbacks (please specify: front / side / rear) <b>(rear)</b> | <input type="checkbox"/> Design Standards                          |
| <input type="checkbox"/> Density   | <input type="checkbox"/> Off-street Parking                        |
| <input type="checkbox"/> Floor Area Ratio (FAR)  | <input type="checkbox"/> Signage (requires additional application) |
| <input type="checkbox"/> Height  | <input type="checkbox"/> Lot Coverage                              |
| <input type="checkbox"/> Sidewall Articulation (only Districts 14 & 15)                          | <input type="checkbox"/> Administrative Review (Appeal)            |

**Applicant Signature:**

|            |                      |              |
|------------|----------------------|--------------|
| Signature: | Date: <b>2/14/19</b> | Received by: |
|------------|----------------------|--------------|

