



**AGENDA
 ZONING COMMITTEE
 OF THE SAINT PAUL PLANNING COMMISSION
 Thursday, January 29, 2026 3:30 P.M.
 City Council Chambers, Room #300
 Third Floor City Hall - Saint 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 Zoning Committee will determine the order of the agenda at the beginning of its meeting.

APPROVAL OF DECEMBER 18, 2025, ZONING COMMITTEE MINUTES

SITE PLAN REVIEW – List of current applications (David Eide, 266-9088)

NEW BUSINESS

- 1. 325 Commercial Rezoning (PEDREZ-000242-2025)**
 Rezone one parcel from H1 residential to I1 light industrial at 325 Commercial Street
 H1, District Council 4, Ward 7
 Stefan Hankerson 651-266-6646

- 2. 1645 Energy Park CUP & Variance (PEDCUP-000262-2025 & PEDVAR000263-2025)**
 Conditional use permit to increase the maximum number of parking spaces to 526 and a
 variance to allow parking to extend over the west lot line not meeting the required 4'
 setback.
 I1, District Council 12, Ward 4
 Chris Hong 651-266-6572

- 3. 1321 Payne Rezoning (PEDREZ-000277-2026)**
 Rezone from B1 local business to RM2 medium-density multifamily at 1321 Payne Avenue.
 B1, District Council 5, Ward 5
 Stefan Hankerson 651-266-6646

ADJOURNMENT

Information on agenda items being considered by the Zoning Committee can be found online at <https://bit.ly/ZoningCases>. Please check our website for any updates on the meeting. Public testimony can be submitted to ZoningCases@ci.stpaul.mn.us up until **4:00 p.m. on the day BEFORE the hearing**. Please include your full name and location information. You may choose to withhold your street address as long as your full name is included with your comments.

ZONING COMMITTEE MEMBERS: Please email Samantha.Langer@ci.stpaul.mn.us if you are unable to attend the meeting.

APPLICANT: You or your designated representative must attend this meeting to answer any questions that the committee may have.