

Macalester-Groveland Community Council
Housing and Land Use Committee
February 28, 2018

Attendees: Sam Walling (chair), Jack Fei (secretary), Liz Boyer (MGCC staff), Tom Dietsche, Mike Moore, Cathy Plessner, Anna Savelsberg, Timothy Schmidt, Kathy McGuire, Gena Berglund, Kateri Routh, Meg Arnosti, Don Arnosti, Patrick Beedle, Zuza Pakula, Dave Pasiuk, Mike Sonn, Peter Vitko, Ben Mingo, Michelle Berg, Adrianna Jereb

1. **Minutes** passed.

2. **1524 Summit Ave – Conditional Use Permit (John Rupp)**
 - The vision is a property shared by a church tenant (New Cities Church) and a performing arts tenant (St Paul Conservatory of Music).
 - The conditional use permit is a request enable the St Paul Conservatory of Music to begin holding one on one classes with fewer than the mandated number of Parking Spaces. (20 mandated 12 available).
 - The permit request is the initial step of a broader plan to enable the St Paul Conservatory of Music to continue operation while the plan moves forward.
 - The conditional use permit request has the backing of the property owner, the neighbors, and the school. It also has the backing of City Zoning Staff.
 - Motion to recommend approval of the Conditional Use Permit (Jack Fei, Michelle Berg – second) passes without dissent.

3. **272 Snelling Development Update (Paul Tucci)**
 - The plan covers the area currently occupied by Lund and Lange’s Store and adjacent lot garden area. No variances are being requested.
 - The structure would have a façade similar to the nearby development and contain the required number of parking spaces for the tenants. They will be restaurants.
 - The developer explained a 2016 proposal at St Clair and Snelling was not economically viable because sellers are seeking the value of the land and their business. The latter can’t be recovered by the purchaser after sale.
 - The plan is being finalized for presentation to the City this month.

4. **Updates / Announcements**
 - Permit Parking is on the Agenda of the March 26th Transportation Committee Meeting
 - Snelling & St Clair Development: the Minnesota Supreme Court denied the Cinema Ballroom perpetual agreement for parking spaces. (Liz Boyer)
 - The St Paul Blend Award will be patterned upon the Minneapolis Award: nominations are city wide and award categories are the same. (Eleanor Noble)