

Payne-Phalen COMMUNITY COUNCIL

567 Payne Avenue, St. Paul MN 55130 www.paynephalen.org 651-774-5234
district5@paynephalen.org

Agenda for the Community Meeting

Tuesday, September 22nd, 2020 6:30 – 8:00 p.m.

Online via Zoom Conferencing

Welcome: Introductions and Review of the Agenda

6:30 pm

Context:

Many organizations are confronting how to manage the need to host virtual board meetings and elections when current bylaws do not allow for this activity. Following the lead of the St. Paul City Council, in April the PPCC Board adopted the following language (and a series of other measures to manage the organization through this challenging time):

"In-person meetings, or meetings conducted under Minn. Stat. § 13D.02 of the City Council, are not practical or prudent because of the COVID-19 health pandemic emergency declared under Minn. Stat. Chapter 12 by the Minnesota Governor Tim Walz and Saint Paul Mayor Melvin Carter. In light of the COVID-19 health pandemic, members of the City Council will participate in City Council meetings by telephone or other electronic means."

Business items:

6:40 pm

1. Approval of Minutes from recent meetings: (Rebecca Nelson, Secretary)
2. PPCC Financial Report and Status (Janey Atchison, Treasurer)

Presentations and community discussion:

6:50 pm

3. Vote 2020 – Information on registration, voting options, requirements, and timelines: Hayden Kilkenny, St. Paul Chapter of the League of Women Voters
4. Proposal for Eastside Skatepark at Payne and York Avenues, Tosha Anderson, Eastside Skatepark Taskforce
5. Study to update the definition of "Family" in the Zoning Code, Michael Wade, City of St. Paul, Planning and Economic Development Department.
6. Encampments at Lake Phalen: Updates, information sharing

Wrap-up, announcements, and other business:

7:50 pm

7. Please make sure you've completed the [2020 Census](#). Everyone counts!

8. Upcoming Activities, Events and Collaborations:

- PPCC Arcade Street Working Group (re-starting): Wednesday, Sept. 23rd, 4:30-5:30 pm, sign up by e-mail: district5@paynephalen.org
- [Solidarity Street Gallery Event](#): Payne Avenue, October 1st - 3rd Additional Hybrid/Online activities: TBD
- [Eastside Skatepark Task Force](#) Meet + Greet, October 3rd, Caydence Coffee, 900 Payne Ave.
- "Neither Rain, Nor Sleet, Nor Gloom of Pandemic: Safe Voting from Home," St. Paul Chapter of the League of Women Voters, [Register for Zoom meeting](#)
- [HourCar Electric Vehicle Mobility Network](#): Dates and locations to be determined.
- PPCC District Planning: Daylighting Phalen Creek (Follow-up to Flower Power at the Creek) Collaboration with Lower Phalen Creek Project: October meeting date: TBD
- East Side Housing Justice: Three events coming up; dates TBD
- Rivoli Revival 2020: Multiple Events – Fall Celebration: Enjoy free social distance events at the corner of Rivoli Street & Minnehaha Ave E.
 - Sunday Sept. 27 Family Fun Day 3-5 PM, Live DJ, Arts, Activities, and Food
 - Friday Oct. 9 Drive-in Film 6-9 PM, Screening "1985" by Kang Vang
 - Saturday Oct. 17 Rivoli-ween 3-5 PM, Pre-Halloween event with Live DJ, Fruit roll-ups for youth, Halloween Photo Booth
- **Next PPCC Community Meeting**: Tuesday, October 27th, 6:30 pm on Zoom

ADJOURN

8:00 pm

**Payne Phalen District 5 Planning Council
Board Report
August 2020**

	Annual Budget	Amt Spent YTD	Current Month Amt	Over/Under Budget
Income				
Community Engagement	136,334.00	96,285.97	11,764.48	40,048.03
Innovation Equity Funds (2019)	6,049.00	4,536.28		1,512.72
Innovation Equity Funds (2020)	6,049.00			6,049.00
Bigelow Foundation Grant - 2020	45,000.00			45,000.00
Saint Paul Foundation Grant- 2020	30,000.00	300.00		29,700.00
Ramsey County Recycling Program	1,000.00	1,400.00		(400.00)
Network/NEXT Grant- 2019		1,250.00		
Other Income		8,601.32	25.68	
Total Income	224,432.00	112,373.57	11,790.16	121,909.75
Expense				
Wages	92,410.00	61,339.32	7,764.96	31,070.68
Payroll Expenses	9,640.00	9,127.17	871.15	512.83
Benefits	11,700.00	8,201.13	974.38	3,498.87
Workers Compensation	710.00	(722.00)		1,432.00
Legal Fees	50.00			50.00
Accounting/Fees	5,000.00	2,913.75	360.00	2,086.25
Insurance Costs	800.00	310.50		489.50
Community Meals	4,000.00			4,000.00
Mileage/Parking	375.00	17.00		358.00
Bank charges/Line of Credit Interest	520.00	227.31	15.00	292.69
Dues & Subscription	0.00	679.00	8.00	(679.00)
Membership/Training	853.00	305.00		548.00
Annual meeting expenses	50.00			50.00
Maintenance/Repairs	0.00	1920.10		(1,920.10)
Consultant	0.00	2000.00		0.00
Office Expense	0.00	-71.21		0.00
Supplies	75.00	342.70	350.69	75.00
Repairs	50.00			50.00
Equipment Contract/Abacus	1,300.00	29.76		1,270.24
Rent	11,400.00	7,600.00	950.00	3,800.00
Utilities	2,750.00	2,755.20	436.77	(5.20)
Communications (Telephone/Net)	1,500.00			1,500.00
Communications (MS Office/Pair Networks)	450.00	121.29		328.71
Constant Contact	900.00	560.00	70.00	340.00
Printing/Postage	500.00			500.00
Training/Development	2,150.00	59.33		2,090.67
Artist Supplies	9,000.00			9,000.00
Community Arts Organization	6,000.00			6,000.00
Artist Salaries	39,000.00	300.00		38,700.00
Planning Services	4,000.00			4,000.00

Communications/Outreach Services	3,000.00	6,500.00		(3,500.00)
Translation Services	4,000.00			4,000.00
Internet/Web Serices	1,600.00			1,600.00
Community Partners Honoraria	4,000.00			4,000.00
Tech Support	500.00			500.00
Recycling Program	1,000.00			1,000.00
Community Gardens	300.00	53.00		247.00
District Plan Update	3,700.00			3,700.00
Event /Festivals	50.00			50.00
Audit Fees	50.00			50.00
Food/Refreshments		758.55		
Total Expense	223,383.00	105,326.90	11,800.95	121,086.14
Net Income		7,046.67	(10.79)	

Payne Phalen District 5 Planning Council
Balance Sheet
As of August 31, 2020

1:30 PM

09/06/2020

Accrual Basis

Aug 31, 20

ASSETS

Current Assets

Checking/Savings

1-1000 · Checking-Bremer 50,988.64

1-1200 · Savings 45,316.08

Total Checking/Savings 96,304.72

Other Current Assets

1-2100 · Grants Receivable

1-2101 · GR-City of St. Paul

1-2101a · GR-Community Engagement 10,674.85

Total 1-2101 · GR-City of St. Paul 10,674.85

Total 1-2100 · Grants Receivable 10,674.85

1-2200 · Prepaid Expenses

1-2205 · Prepaid Insurance 838.81

1-2200 · Prepaid Expenses - Other 289.05

Total 1-2200 · Prepaid Expenses 1,127.86

Total Other Current Assets 11,802.71

Total Current Assets 108,107.43

Fixed Assets

1-3000 · Equipment

1-3002 · Original Cost 11,954.14

1-3003 · Accumulated Depreciation -11,954.14

Total 1-3000 · Equipment 0.00

Total Fixed Assets 0.00

Other Assets

1-2300 · Security Deposit - Office Lease 950.00

Total Other Assets 950.00

TOTAL ASSETS 109,057.43

LIABILITIES & EQUITY

Liabilities

Current Liabilities

Accounts Payable

2000 · Accounts Payable 11,667.50

Total Accounts Payable 11,667.50

Other Current Liabilities

Loan-PPP 21,150.00

1-2101g · St Paul Foundation Grant -2020 29,700.00

1-2101f · Bigelow Foundation Grant- 2020 45,000.00

2-1100 · Payroll Liabilities-Other

MN Income Tax 373.68

Federal Unemployment (940) 264.82

MN Unemployment Taxes 363.35

5

	<u>Aug 31, 20</u>
Federal Taxes (941/944)	1,718.50
2-1100 · Payroll Liabilities-Other - Other	<u>511.92</u>
Total 2-1100 · Payroll Liabilities-Other	<u>3,232.27</u>
Total Other Current Liabilities	<u>99,082.27</u>
Total Current Liabilities	<u>110,749.77</u>
Total Liabilities	<u>110,749.77</u>
Equity	
3800 · Unrestricted Net Assets	
3802 · Other Unrestricted Net Assets	<u>29,712.88</u>
Total 3800 · Unrestricted Net Assets	<u>29,712.88</u>
3900 · Retained Earnings	-25,286.00
Net Income	<u>-6,119.22</u>
Total Equity	<u>-1,692.34</u>
TOTAL LIABILITIES & EQUITY	<u>109,057.43</u>

Payne Phalen District 5 Planning Council
Profit & Loss
August 2020

12:52 PM
09/06/2020
Accrual Basis
Aug 20

Ordinary Income/Expense	
Income	
4-1000 · Grant Income	
4-1100 · City of St. Paul	
4-1103 · Community Engagement	11,764.48
Total 4-1100 · City of St. Paul	<u>11,764.48</u>
Total 4-1000 · Grant Income	<u>11,764.48</u>
4-2000 · Other Income	
4-2008 · Donation	25.68
Total 4-2000 · Other Income	<u>25.68</u>
Total Income	<u>11,790.16</u>
Expense	
6-1000 · Payroll	
6-1001 · Wages	
6-1002 · Wages-Exec. Dir.	5,022.78
6-1005 · Wages-Cmty Vol & Outreach Asst	2,742.18
Total 6-1001 · Wages	<u>7,764.96</u>
6-1020 · Payroll Expenses	871.15
6-1030 · Benefits	974.38
Total 6-1000 · Payroll	<u>9,610.49</u>
6-2000 · Administration/Program Support	
6-2001 · Accounting/Fees	360.00
6-2067 · Misc. Administrative	
6-2018 · Dues and Subscription	8.00
6-2010 · Bank charges	15.00
Total 6-2067 · Misc. Administrative	<u>23.00</u>
6-2051 · Supplies	350.69
6-2053 · Rent	950.00
Utilities	436.77
6-2054 · Communications (Telephone/Net)	70.00
Total 6-2000 · Administration/Program Support	<u>2,190.46</u>
6-3000 · Program/Project Expenses	
6-3109 · Events/Festivals	
Total Expense	<u>11,800.95</u>
Net Ordinary Income	<u>-10.79</u>
Net Income	<u><u>-10.79</u></u>

Eastside Skatepark & Recreation Area

A Product of Eastside Pride

Project Proposal by Eastside Skatepark Taskforce



WHAT: *A versatile outdoor space for Eastside residents*

The Eastside Skatepark Taskforce, made up of Eastside residents and Twin Cities skateboarding advocates, is proposing a destination skatepark that will become an iconic feature in the Payne Phalen business corridor. The Eastside Skatepark and Recreation Area will provide the Payne Phalen and surrounding neighborhoods not only with a skatepark, but with a multi-amenity outdoor space that includes native gardens, solar lighting, picnic and barbecue areas, and resident art that celebrates the cultural fabric of the community.



Skatepark by Evergreen Skateparks (for illustrative purposes)

The overarching goal of this project is to provide the Payne Phalen and greater Eastside community with a shared resource that will excite, engage, and benefit residents. **This is not just a skatepark, but a unique and memorable outdoor gathering space that residents can use for a wide range of purposes, from birthday parties and farmers markets to a simple lunch meeting spot.** In other words, this project is for and because of "Eastside Pride".

The proposed site for this park is currently a large, underutilized but highly visible parking lot at the corner of NW Payne Avenue and York Avenue (901 Payne Avenue), in the heart of the Payne Avenue business corridor. A dynamic community recreation and greenspace at this site will strengthen the growing vitality of Payne Avenue, bolster public safety without increased policing, and provide an outdoor "family room" for residents where visitors are also welcome.



Future site of the Payne Phalen Skatepark and Recreation Area



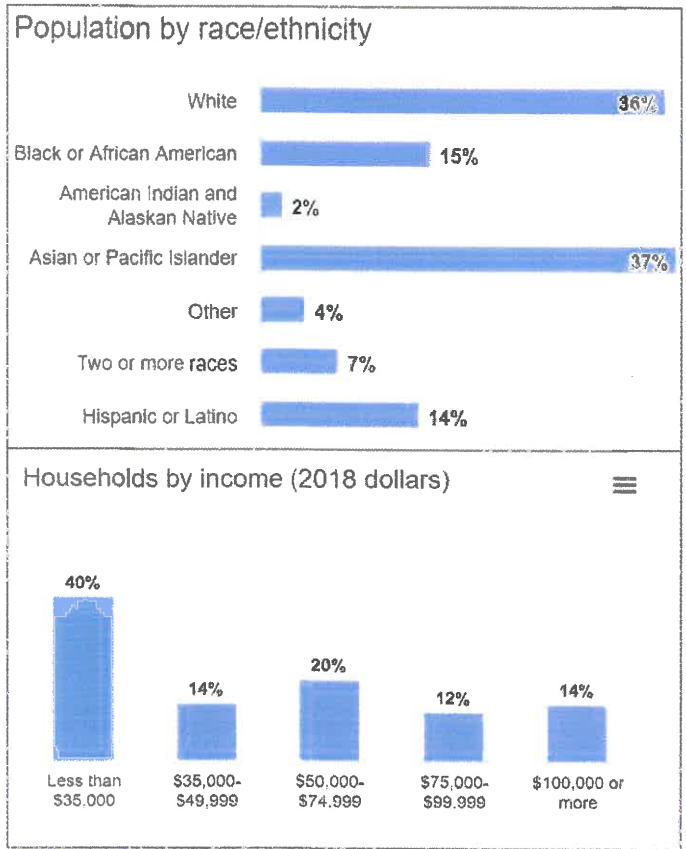
WHY: Individual and community well-being

Payne Phalen is the largest and most culturally diverse neighborhood in St. Paul. It is also a community burdened with the second largest crime rate in the city. Furthermore, it is not an inherently wealthy community: 40% of households earn less than \$35,000 per year. So why build a feature skatepark and outdoor recreation space here? Green and recreation spaces statistically improve public safety, wellness, and quality of life. Payne Phalen is a neighborhood that could use this type of investment.

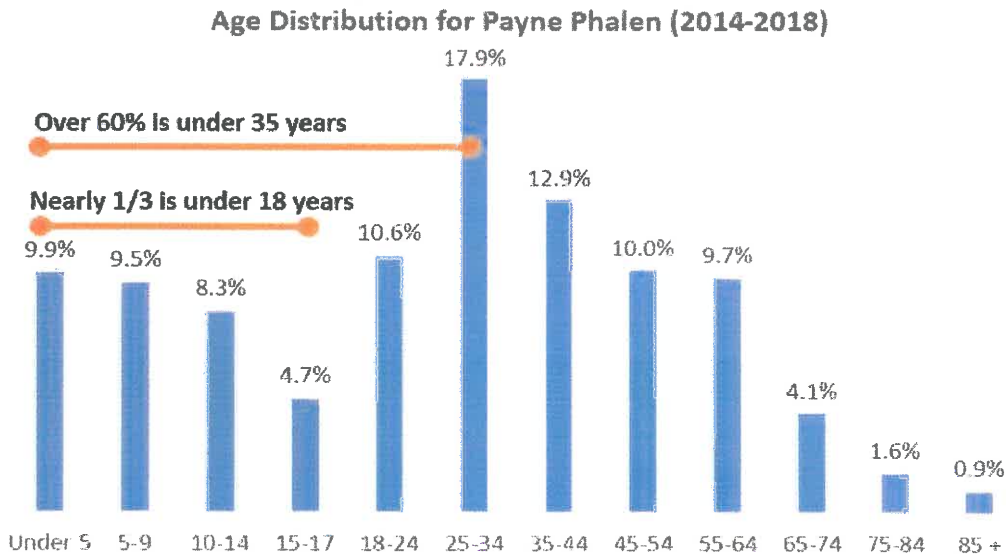
Skateboarding promotes physical and emotional well-being on an individual level. It is a physically challenging activity that exists outside the traditional structure of team sports, which are not accessible to everyone. A feature skatepark on Payne Avenue will be a visible, accessible, and safe outlet for all youth to utilize. Families that can't afford team sports fees, memberships to private facilities, or expensive playgrounds in their own yards will benefit greatly from this neighborhood asset.

The Eastside Skatepark and Recreation Area is also a space to connect with other people. Shared spaces and experiences build community. Whether a resident is using the park to skateboard or to eat lunch, it provides a common space for neighbors of all ages to feel comfort and connection, which are vital for both individual and community health. Furthermore, skateboarding will only become more popular as it becomes an Olympic sport in 2021. A state-of-the-art skatepark is a declaration of the community's vitality and a show of positive investment in the community that is free for all to enjoy.

Green and recreation spaces statistically improve public safety, wellness and quality of life. They promote community cohesion, inclusion, and pride in one's neighborhood. A multi-amenity skatepark in Payne Phalen is an investment in health equity for a densely populated, deserving community.



Data and maps for Payne Phalen neighborhood from mncompass.org



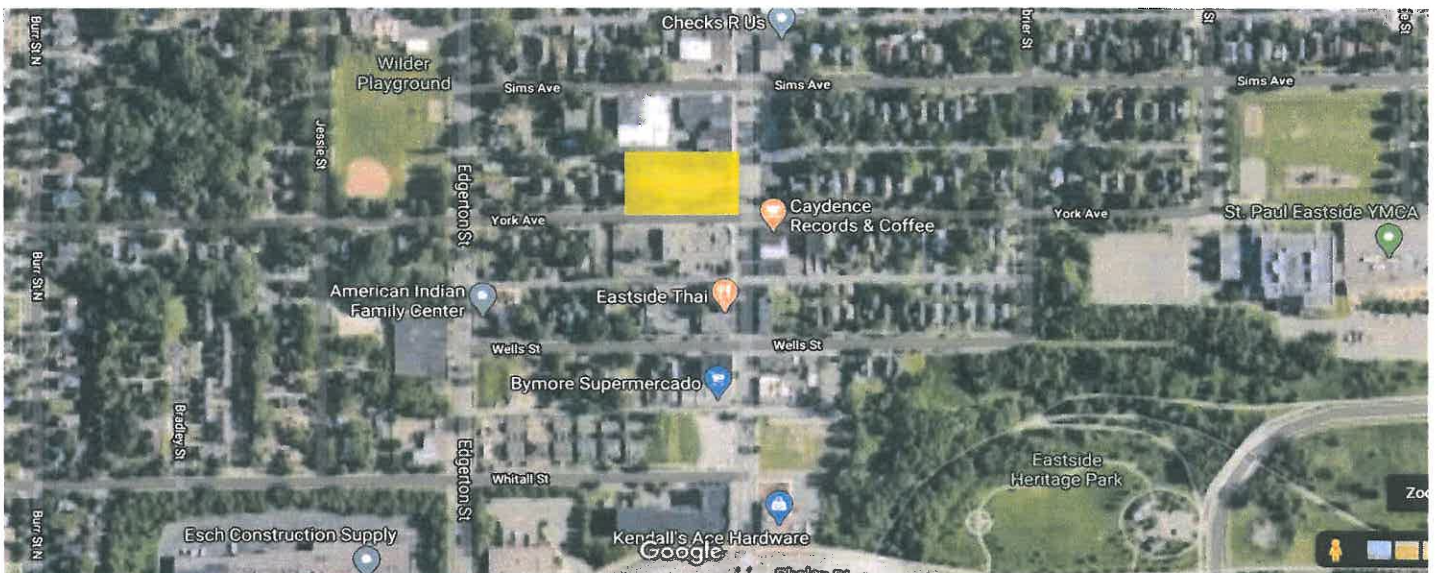
WHO: The Eastside Community

- Affected Ward: Wards 5, 6, and the entire Eastside
- Affected Neighborhood District Council: Payne-Phalen
- Priority users: Youth and their families of the Payne-Phalen neighborhood and the surrounding Eastside community
- Other users: Visitors to the Eastside who enjoy skateboarding, roller-skating, BMX biking or who wish to watch these activities while enjoying native gardens, picnic areas, pedestrian walkways and other park amenities.
- Benefits to the community include:
 - More visitors to the neighborhood leading to *increased patronage of local businesses, particularly food establishments*
 - *strengthening of public safety as this currently underutilized space becomes activated*
 - *fostering community cohesion as residents enjoy a space to meet one another and share pride in a dynamic destination park*

WHERE: Payne Phalen neighborhood in East St. Paul

- Parking lot at 907 Payne Ave, corner of York and Payne Avenue
- Currently an underutilized city-owned parking lot
- Central to the community and the business corridor

This location is important. By turning this lot into a shared community asset, St. Paul City elects and other local leaders will be sending a clear visual statement to Payne Phalen residents, local business owners and employees and to all visitors that this is a respected, valued neighborhood worthy of investment and resources.



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For more information and to follow our progress, please like and follow the **Eastside Skatepark Taskforce**.
Facebook: <https://www.facebook.com/Eastside-Skatepark-Taskforce-249735492670365/>
Instagram: <https://www.instagram.com/eastideskateparktaskforce/?hl=en>

EXAMPLES

Vernon Hills, Illinois skatepark by Evergreen Skateparks

This brand new park is built around a featured greenspace where shade trees and pollinator-friendly native shrubs and flowers are being planted. In addition a canopy shelter has also been built to keep skaters and viewers cool. Circular design encourages flow but diverse features also support mini sessions for skaters of all abilities.



Winnipeg, Manitoba “The Plaza at the Forks” by New Line Skateparks

Elevated by the unique cultural and natural features of the area, e.g., ‘Spirit Fish’, a skateable sculpture representing nearby rivers and the catfish that used to inhabit their waters – painted by local artist and ‘Magic Carpet’, a skateable concrete ribbon referencing the rail way lines that met in Winnipeg. Features also include unique lighting, ‘safe’ pedestrian walkways and viewing areas, and construction and engineering designs to withstand extreme temperature fluctuations across seasons. An ‘Ambassador’ program was developed to educate visitors on skateboarding etiquette, report any unsafe conditions or damage, and ensure an enjoyable experience for all.



Portland, Oregon, “Glenhaven” by Dreamland Skateparks.

Built directly adjacent to Madison High School with enthusiastic support from school administrators. An active, positive amenity for students who may not be served by traditional team sports or prefer more “kid-driven” recreation that doesn’t require coaching staff or parent involvement.

In addition, the park is highly visible from the school a contribution to public safety through “community surveillance”.

With its varied terrain and open street course area, the park is particularly welcoming for beginning skateboarders.



Ypsilanti, Michigan skatepark by New Line Skateparks.

A result of hard work by a committed group of young skaters who brought the project forward. Water management and eco friendly biofiltration was a priority at this park. These systems can be highly skateable, seamlessly integrated and aesthetically pleasing.



"It gives people an opportunity to recreate that is not organized sports," said Meghan Bonfiglio, deputy director of Washtenaw County Parks and Recreation Commission. "There's just so many benefits. There's social, economic, cultural and everything. But from what I've experienced from skaters I've worked with, it's really just about the community. It gives people an opportunity to just be together in a great space that's safe and help share their sport with others."



Payne-Phalen

COMMUNITY COUNCIL

567 Payne Avenue, St. Paul MN 55130 www.paynephalen.org 651-774-5234 district5@paynephalen.org

City of Saint Paul City Council
15 Kellogg Blvd. West, 310 City Hall
Saint Paul, MN 55102

Sent via e-mail to:
Contact-Council@ci.stpaul.mn.us

August 28, 2020

Re: Proposal for changing off-sale wine shop distance requirements

Dear City Council,

I am writing to you on behalf of the Board of Directors of the Payne-Phalen Community Council. The Board of Directors met in regular session on Tuesday evening, August 25th through an online meeting platform. The published agenda included an item on the request from the City of St. Paul for support on a proposal to change distance requirements for off-sale wine sales. The Board packet included information from the City about the proposed ordinance. Ward 7 Legislative Aide, Stephanie Harr attended the meeting, explained the proposal, and addressed questions from the Board and community members gathered for the meeting.

After full discussion of the matter by the Board and community participants in the meeting, **the PPCC Board of Directors voted to support the proposed ordinance change to decrease distance requirements for wine-only off sale licenses.**

PPCC has and will continue to support of the City's "Open for Business" initiatives that strive to help new businesses open, stimulate business growth, and eliminate outdated restrictions based on the fears of bygone generations of St. Paulites. We see this proposed change as being well-aligned with the goals of "Open for Business."

More specifically, PPCC believes that allowing closer proximity between wine specialty stores will benefit the community by expanding business and retail options, improving the viability of businesses, and helping to improve and enhance the vitality of commercial districts on the East Side and across the city. Overall, the Board sees this as a commonsense improvement to the City's ordinances, one that will encourage local shopping and keeping business in the community, not out of the community. In turn, such

City of Saint Paul, City Council
August 28, 2020
Page Two

changes are likely to generate more commercial activity, more jobs, and more economic opportunity.

We appreciate you including this letter in the record related to this proposed ordinance change. And thank you in advance for taking the position of the Payne-Phalen Community Council into consideration as you make your decision.

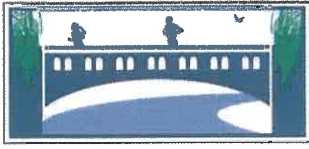
Please feel free to contact me if you have any questions or require further clarification.

Sincerely,



Jack Byers
Executive Director

- cc. Councilmember Jane Prince, Ward 7, Sponsor
Stephanie Harr, Legislative Aide, Ward 7
Molly LaFleche, President, Payne-Arcade Business Association
Paris Dunning, Executive Director, East Side Area Business Association
Athena Hollins, Board President
Rebecca Nelson, Board Secretary
PPCC Board of Directors



Payne-Phalen

COMMUNITY COUNCIL

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City of Saint Paul, City Council
15 Kellogg Blvd. West, 310 City Hall
Saint Paul, MN 55102

Sent via e-mail to:
Contact-Council@ci.stpaul.mn.us

August 31, 2020

Re: RM Zoning Study: Proposed changes to Multi-Family Residential Districts

Dear City Council,

I am writing to you on behalf of the Board of Directors of the Payne-Phalen Community Council. The Board of Directors met in regular session on Tuesday evening, August 25th through an online meeting platform. The published agenda included an item on the request from the City of St. Paul for feedback related to the RM Zoning Study: Proposed changes to Multi-Family Residential Districts. The Board packet included information from the City about the proposed ordinance update. Our Board discussed the matter with members of the community who were in attendance.

Based on the conversation, the Board offers the following comments related to the rezoning study:

- Within our district, there is a high level of both interest and concern about housing policy, housing regulation, and housing investments by the City of St. Paul.
- In general terms, PPCC is supportive of zoning updates that bring the City's zoning code into compliance with the adopted policies of the comprehensive plan. That said, it's not clear why the City is pursuing zoning changes to parcels that have out-of-date land use guidance. Any update to the zoning code should be based on the land use policies and land use maps that were recently updated and adopted by the City Council *as part of the 2040 Comprehensive Plan*.
- In more specific terms, there are some places in Payne-Phalen that should no longer be guided by RM zoning (particularly parcels on Payne Avenue). As we understand it, the RM district does allow many of the commercial uses that would help make Payne Avenue more vibrant. The adopted policies in the 2040 plan indicate land uses on for Payne Avenue allow, indeed *encourage*, commercial and retail uses at street-level along District 5's commercial corridors – particularly along Payne Avenue starting from East 7th Street on the south to Maryland Avenue and Wheelock Parkway on the north. The recommendations of the current study as proposed

- would seem to complicate bringing that vibrancy forward in years to come.
- Any update to the zoning code by the City should focus on the necessary changes to allow and incorporate transit-oriented development on and along our commercial corridors, especially in areas in close proximity to the intended Rush Line Bus Rapid Transit project.
 - Any zoning changes that would continue disparity and confusion between City policy and ordinance should be avoided. In other words, we do not recommend using outdated zoning *district maps* as the basis for changes to the zoning code. The parcels included in the RM zoning districts should reflect only those parcels that continue to have such guidance in currently adopted policy.

During the discussion in our meeting, there was a significant level of confusion and concern raised by the community and the Board about what the city's goals might be for tackling this particular housing issue at this particular time - and why the City is proposing something that to many seems very complicated at a time when the minds, energy, and focus of the community are elsewhere.

- In the conversation, Board members and community members grappled with whether the form and intensity changes proposed in the RM study would improve and enhance affordability, accessibility, and ownership - or whether these changes would thwart progress on these matters. In particular, many in the meeting wondered whether such changes might actually fuel gentrification by encouraging redevelopment, displace existing naturally occurring affordable housing complexes,, and therefore causing residents to be displaced.
- There was confusion about the actual language of the Planning Commission resolution and the reality that the format in which the information is presented (marked up code) is inaccessible to a non-expert audience. That caused some to express doubts about the City's intentions for doing this work at this time.
- In particular, it was noted that the study does *not* situate the policy intentions of the project within the larger conversation happening about housing affordability across the city and the community. Several participants expressed a desire for material that offered a more concise summary or policy overview written in a way that is easily understandable and digestible by a community audience. The City was more successful in communicating the purpose and details of the SAFE Housing ordinance so there was concern about why this project - which is also critical to the future of housing in the City - did not have the same sort of effort to create digestible information and widespread publicity.
- It's important for the City Council to know that while the minutia and detail of the project are perhaps necessary and laudable from an internal staff perspective, the external communications were at best off-putting to some in the community. Others simply felt that perhaps the City was actively trying to get something passed in the cover of a time of crisis (i.e. without taking the time to ensure the materials were accessible and the purpose clear and transparent from a wider policy perspective).

It should be noted that in the month prior to the onset of COVID-19, our colleagues in PED offered to spend time with our district council on this topic. And for that we are very grateful. Since that time however, our own work has taken a hard turn. Actually, it's taken several hard turns. We've worked very hard to be responsive to community need on the ground while simultaneously keeping up with ongoing City projects. This letter is written so that you are aware of and have a record of our attempt to engage the community on this important matter, because we do not want any silence from our end to be interpreted as a lack of community interest. But we know that you know that in the last six months, there simply hasn't been enough time and bandwidth in the community to delve into and focus on such complex studies and to sort through their far-reaching implications for the community. While we appreciate the City's need to keep internal work moving projects, we also hope you have an understanding in the great interest and great need to draw out a wider and deeper community conversation on these matters in the coming year.

With all of this in mind, Payne-Phalen Community Council voted to support updates to the zoning ordinance, to the zoning districts, and to the zoning district maps with the understanding and strong recommendation that any such changes would be based on the policies, land uses, and specific land use maps that the City Council already approved and adopted *in the 2040 Comprehensive Plan*. Any changes to the RM districts should include updates to the district maps so that the location of RM districts are consistent with and in conformance with the newly adopted policies and land use maps recently approved by the City Council.

We appreciate you including this letter in the record related to this proposed ordinance change. And thank you in advance for taking the position of the Payne-Phalen Community Council into consideration as you make your decision. Please feel free to contact me if you have any questions or require further clarification.

Sincerely,



Jack Byers
Executive Director

- cc. Council President Amy Brendmoen, Ward 5
Councilmember Nelsie Yang, Ward 6,
Councilmember Jane Prince, Ward 7
Luis Pereira, Planning Director
Bill Dermody, City Planner
Athena Hollins, Board President
Rebecca Nelson, Board Secretary
PPCC Board of Directors

NEWS > GOVERNMENT & POLITICS

St. Paul poised to redraw residential zoning rules near major public transit



In this pre-construction picture, work had yet to be completed at Hamline Station on the former Midway Chevrolet used car lot at 1333 W. University Avenue, pictured in May 2015. Project for Pride in Living redeveloped the site into a \$28 million, two-building, block-length affordable housing development with 108 apartments. (Pioneer Press: Jean Pieri)

By **FREDERICK MELO** | fmelo@pioneerpress.com | Pioneer Press
September 6, 2020 at 9:52 p.m.

The St. Paul City Council is poised to redraw residential zoning rules that have barely been touched since 1975. The goal is more housing density and fewer parking requirements near major public transit corridors.

In particular, changes would open the door to more triplexes and fourplexes in multi-family zoning areas, or within "RM" zoning, which is common along Grand and Selby avenues, and near the Green Line light rail area around University Avenue.

RM zoning also applies to campus-like settings such as the McDonough Homes in St. Paul's North End.

GREW OUT OF 2030 COMPREHENSIVE PLAN

The long-awaited RM Zoning study grew out of the 2030 Comprehensive Plan, adopted by the city council in 2010, and was a "very long outstanding checklist item," said city planner Bill Dermody, addressing the St. Paul City Council on Wednesday.

"There's also a need to provide transit-supported, pedestrian-oriented form in this district ... and the rules and regulations that applied in 1975 are not very helpful to our needs today," Dermody said. "The affordability crisis has put extra pressure on this study."

The St. Paul Planning Commission held a public hearing on May 1, and planners with St. Paul Planning and Economic Development presented to 11 of the city's 17 neighborhood district councils individually.

While generally supportive of the changes, the Payne-Phalen Community Council questioned their timing, noting that outreach to the community on complex technical zoning matters was limited as a result of the pandemic. Written comments from the general public span more than 50 pages of sometimes highly technical recommendations.

MAJOR ZONING CHANGES

The major zoning changes presented to the city council on Wednesday include:

- Housing density allowed in multi-family RM districts would increase to nearly match that of Traditional Neighborhood districts, which are districts that allow both commercial and residential construction in the same building.
- Rules that limit triplexes, fourplexes and larger buildings to lots with 35 percent lot coverage and a minimum size of 9,000 square feet would be eliminated. Many lots near University Avenue span 6,000 square feet, which until now has effectively blocked triplex construction.
- Buildings would be expected to be constructed closer to the street, with more windows than currently required, rather than set back behind parking areas.
- Parking requirements would be waived along the Green Line and within 1/4 mile of University Avenue, similar to the existing rules in Traditional Neighborhood districts.
- Added density would be awarded to developers who designate 10 or 20 percent of the units in their building as affordable housing targeted to renters earning no more than 60 percent of area median income. The units must be affordable for 15 years or more.

The density bonus would be based on floor area ratio, or floor area divided by the area of the lot. Currently, in RM2 or medium-density zones, the maximum floor area ratio is 2.25, which would increase to 3.25 if 20 percent of units are designated affordable.

"We think it might be attractive to developers," Dermody said. "It's a way to get affordable units without necessarily city subsidy being involved."

There would be no change in base maximum building heights, though the Planning Commission could review conditional use permit applications for buildings of up to 75 feet in RM2, or medium density residential zones. The current height limit in RM2 zones is 50 feet.

The 75 feet height limit may be appropriate for some large lots and corner lots, Dermody said. "That would be a discretionary decision of the Planning Commission on an application by application basis," he said.

In a written objection, the Summit Hill Association had asked that the maximum height with a conditional use permit be limited to 45 feet, effectively encouraging developers to build wider apartment buildings instead of taller ones.

Expressing interest in that possible change, City Council Members Jane Prince and Rebecca Noecker on Wednesday asked planning staff for more information.

Existing properties that do not conform to the rule changes would be "grandfathered in" in perpetuity as long as they do not undergo an expansion. "There is no proposal to rezone any property within the city because of this," Dermody said.

Dermody said the city will soon undertake a parking study, and will consider whether to pursue an inclusionary zoning study looking at how potential affordable housing mandates might function.

Tags: [Metro Transit](#), [St. Paul](#), [St. Paul development](#)



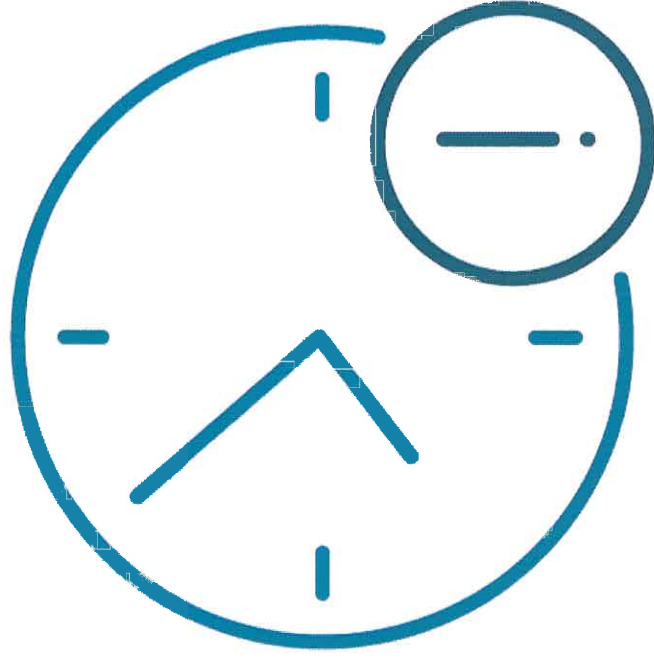
Frederick Melo | St. Paul reporter

Frederick Melo was once sued by a reader for \$2 million but kept on writing. He came to the Pioneer Press in 2005 and brings a testy East Coast attitude to St. Paul beat reporting. He spent nearly six years covering crime in the Dakota County courts before switching focus to the St. Paul mayor's office, city council, and all things neighborhood-related, from the city's churches to its parks and light rail. A resident of Hamline-Midway, he is married to a Frogtown woman. He Tweets with manic intensity at @FrederickMelo.

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For Your Information

**Time is running out.
Respond now.**



**Shape
your future
START HERE >**

**United States®
Census
2020**



How to identify a census taker

In July, census takers began interviewing households around the country that have not yet responded online, by phone, or by mail to the 2020 Census. The U.S. Census Bureau is working to complete data collection as quickly and safely as possible, while ensuring a complete and accurate count as it strives to comply with the law and statutory deadlines.

Check their badge

All Census Bureau employees will present an official ID badge. It will include:

- > Their name
- > Their photograph
- > A Department of Commerce watermark
- > An expiration date

What to look for:



Official
2020 Census bag



Census Bureau
issued iPhone

If you are unsure, you can contact the U.S. Census Bureau:

Upon request, the census taker will provide their supervisor's contact information and/or the phone number for the local Census Bureau regional census center.

The regional census center supervises the activities of all census takers who canvass communities and specializes in answering questions about them.

How to avoid a visit from a census taker:

Most households have received an invitation to participate in the 2020 Census. The best way to avoid a visit from a census taker at home is to complete the 2020 Census online, by phone, or by mail.

Connect with us:

@uscensusbureau

For more information:

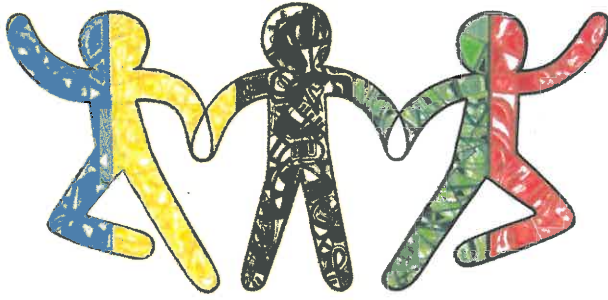
2020CENSUS.GOV

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2020**

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SOLIDARITY STREET GALLERY

PAYNE AVENUE | ST. PAUL, MN



ART EXHIBITS

50 PLUS ARTISTS – 20 SITES
VIEWABLE FROM THE SIDEWALK
VIRTUAL GALLERY – solidaritystreetgallery.org
ART FOR PURCHASE



COVID PRECAUTIONS

OUTDOOR – WIDE SPACED EXHIBITS
FACE MASKS REQUIRED
HAND SANITIZER STATIONS
COVID PREVENTION KITS
HEALTH + SAFETY INFO



COMMUNITY ACTIVITIES

CHILDREN'S ART ACTIVITIES
EAST SIDE POETRY PROJECT
PHOTO CONTEST



ENTERTAINMENT

MANTECOSO SKATE DEMO (CAYDENCE)
FOOD TRUCKS
MUSIC



THURSDAY 5 – 9 PM
FRIDAY 5 – 9 PM
SATURDAY 1 – 10 PM



SPONSORED BY:



PUBLIC ART
SAINT PAUL

JOIN THE CAUSE!

Meet the folks behind the growing movement to get a skatepark built on the Eastside!

OCTOBER 3RD, 2020

hosted in conjunction with the Payne Ave. "Solidarity Street Gallery" Event (solidaritystreetgallery.org)

1-5 PM @ CAYDENCE RECORDS and COFFEE

- *Mantecoso Skate Demo*
- *Engage with the taskforce*
- *See the park plans*
- *Food & Drink*
- *Live Art*
- *Live Music*

- 6-10PM *Live DJ*
- *Skate Videos*
- *Art and Merch Sale*

WE WANT YOUR INPUT!





LEAGUE OF
WOMEN VOTERS®
ST. PAUL



Citizens for
ELECTION INTEGRITY
MINNESOTA

“Neither Rain, Nor Sleet, Nor Gloom of Pandemic: Safe Voting from Home”

Tuesday, October 6, 7:00 pm - 8:00 pm

Does all the rhetoric around voting by mail have you worried about our election system this fall? Tune in to learn around integrity and trust in the system, and how the USPS and elections officials have standards and protocols to keep the vote safe. The League of Women Voters St. Paul and Citizens for Election Integrity Minnesota are co-sponsoring a program on absentee voting and voting by mail.

“Neither Rain, Nor Sleet, Nor Gloom of Pandemic: Safe Voting from Home in 2020” will be presented via a Zoom Webinar. The event is free and open to the public, however registration is required. Interested participants can find the link to register on the LWVSP website, (www.lwvsp.org) or by following this link:

https://zoom.us/webinar/register/WN_NeaFcv0PQ7u6g13b6Uu3Fw

The program will also be livestreamed on LWVSP’s Facebook page.

Moderated by **Mark Halvorson** of CEIMN, the discussion will feature a discussion between Ramsey County Elections Manager **Dave Triplett** and **Eric Ziegler**, Manager of the Business Mail Entry Unit, Political & Election Mail Coordinator, Northland District of the USPS. The Northland District encompasses 74 of 87 counties in Minnesota and the northwestern edge of Wisconsin.

The League of Women Voters of St. Paul (www.lwvsp.org) celebrating its 100th year, is dedicated to informed and active participation of citizens in government. LWVSP is a nonprofit, nonpartisan organization that neither supports nor opposes political parties or candidates.

Citizens for Election Integrity Minnesota (CEIMN, www.ceimn.org) is a nonprofit, nonpartisan organization that advocates for verifiable, transparent, and accurate elections in Minnesota and across the country.

BUSY VOTERS' GUIDE TO ELECTION SEASON

TakeAction Minnesota BUSY VOTER'S GUIDE TO THE 2020 ELECTION SEASON



Voters, get ready!

Forget Election Day...it's Election SEASON. 🗳️ Early voting starts Friday, September 18 and runs until Monday, November 2. It's time to flex. 🍷🍷🍷

All the information you need is in our Busy Voters' Guide to Election Season. Our vote is our power. Get excited – get ready!

Who can vote in Minnesota?

- ✓ You must be a U.S. Citizen
- ✓ At least 18 years old on November 3
- ✓ You must have lived in the state for at least 20 days
- ✓ If you have a felony conviction, you must be finished with all parts of your sentence (aka *off paper*)

How do I register?

You can register to vote online or by requesting a paper registration form. [Register to vote online today](#). It takes minutes. Once you've registered you can vote by mail or in person. **The deadline to pre-register to vote is October 13.**

Not sure if you're registered? 🤔 [Check your voter registration status.](#)

Can I register to vote on Election Day?

Yup. If you miss the October 13 deadline you can register to vote on Tuesday, Nov. 3. [Learn more about registering to vote on Election Day.](#)

Options for voters

In 2020, we're voting by mail or in person by November 3. Make your plan to vote now. Here are your options:

Vote by mail starting September 18

Anyone who is registered to vote in Minnesota can vote by mail. 🗳️ 📧

1. [Request a ballot from the Secretary of State's website.](#) Your ballot will be mailed to you in a few days.
2. Fill out your ballot, stick it in the enclosed envelopes, and send it back. Postage is paid for.
3. And after you mail your ballot back [track your ballot.](#)

Ballots must be postmarked on or before Election Day to be counted.

Vote in person by November 2

If you're an in-person voter, make your plan to vote between September 18 and November 2. Bring your friends and family.

[Find your early voting location and when they're open.](#) 🗳️

Not registered? You can do that when you vote early. [Just bring proof of residence.](#)

At home voter? Take selfies. Post pics and tag @TakeActionMN. 📸

Vote in person on November 3

If you're not a mail-in or early voter, you can vote at the polls on Election Day between 7:00 a.m. and 8:00 p.m.

[Find out where your polling place is.](#) There will be hand sanitizer and wipes to keep polling places safe for voters and COVID19 precautions in place. Wear your mask!

Questions? [Email us.](#)



[705 Raymond Ave. #100](#)
[St. Paul, MN 55114](#)
[\(651\) 641-6199](#)

[25 N. 21st Ave. W.](#)
[Duluth, MN 55806](#)

[14 7th Ave. N.](#)
[St. Cloud, MN 56303](#)



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MULTIPLE EVENT - FALL CELEBRATION

RIVOLI REVIVAL 2020

YOU ARE INVITED TO COME ENJOY SOME FREE SOCIAL DISTANCE EVENTS IN A BEAUTIFUL OUTDOOR SPACE IN SAINT PAUL

Village on Rivoli transforms a former brownfield site into a model of environmental sustainability and home ownership opportunity in the heart of Saint Paul's Railroad Island!

New, 3-Bedroom, Solar homes will be available in the Spring of 2021!

metro
regional
arts
council

**Located right on the corner
of Rivoli Street &
Minnehaha Ave E**

**Dayton's Bluff
Neighborhood
Housing
Services**



Rivoli Revival 2020



Multiple Event -
FALL Celebration

SUNDAY SEPT. 27TH 3PM - 5PM

FAMILY FUN DAY

LIVE DJ, ARTS, ACTIVITIES, AND FOOD

FRIDAY OCT. 9TH 6PM-9PM

DRIVE-IN FILM

SCREENING "1985" BY KANG VANG
CO-HOSTED WITH TRILINGUA CINEMA
TEAM CHOW FA PRODUCTIONS

SATURDAY OCT. 17TH 3PM - 5PM

RIVOLI-WEEN

PRE-HALLOWEEN EVENT W/LIVE DJ
FRUIT ROLL-UPS FOR YOUTH
HALLOWEEN PHOTO BOOTH

INFOR@INDIGENOUS-ROOTS.ORG

651-395-7145