

REPORT TO THE CITY COUNCIL FROM  
**ZONING & PLANNING COMMITTEE**  
October 11, 2018

A regular meeting of the committee was convened at 10:03 am on this date.

Members Present: Council Members Jeremy Schroeder (Chair), Kevin Reich (Vice-Chair), Cam Gordon, Lisa Goodman, and Lisa Bender (Quorum - 4)

Members Absent: Council Member Jeremiah Ellison

Matters listed below are hereby submitted with the following recommendations; to-wit:

1. Certificate of appropriateness and historic variance appeal: Paul Dzubnar of LTI 9500, LLC., 424 Washington Ave N ([2018-01082](#))

Considering an appeal submitted by Paul Dzubnar of LTI 9500, LLC. regarding the following decisions of the Heritage Preservation Commission (PLAN7017) to allow alterations to a contributing structure in the Warehouse Historic District to allow for enclosed, underground parking at 424 Washington Ave N, accessed from 5th Ave N:

1. Denying a certificate of appropriateness to allow for alterations to the existing structure.
2. Denying an historic variance to reduce the minimum drive aisle width.

Staff presentation by Shanna Sether and Jason Wittenberg, Community Planning & Economic Development Department.

The hearing was opened, and the following persons spoke:

1. Justin Wineberg, on behalf of appellant
2. Lee Dean, 401 N 2<sup>nd</sup> St #306
3. Jacob Steen, 8300 Norman Center Dr., Bloomington, Larkin Hoffman Attorneys, Modern Love Veterinary

The hearing was closed.

Goodman moved to grant the appeal and direct staff to draft findings. On voice vote, the motion passed.

[Ellison absent]

2. Split zoning ordinance ([2018-00149](#))
  1. Passage of Ordinance amending Title 20, Chapter 535 of the Minneapolis Code of Ordinances relating to Zoning Code: Regulations of General Applicability, amending regulations for lots containing two or more zoning classifications.
  2. Passage of Ordinance amending Title 20 of the Minneapolis Code of Ordinances relating to Zoning Code, amending regulations for lots containing two or more zoning classifications:
    1. Chapter 521 Zoning Districts and Maps Generally.
    2. Chapter 551 Overlay Districts.

Schroeder moved to approve. On voice vote, the motion passed.

[Gordon and Ellison absent]

3. Limited entertainment ordinance ([2018-00152](#))

1. Passage of Ordinance amending Title 20, Chapter 520 of the Minneapolis Code of Ordinances relating to Zoning Code: Introductory Provisions, amending the definition of limited entertainment.
2. Passage of Ordinance amending Title 20 of the Minneapolis Code of Ordinances relating to Zoning Code, amending regulations related to general and limited entertainment:
  1. Chapter 541 Off-Street Parking and Loading.
  2. Chapter 547 Office Residence Districts.
  3. Chapter 548 Commercial Districts.
  4. Chapter 549 Downtown Districts.
  5. Chapter 550 Industrial Districts.

Schroeder moved to approve. On voice vote, the motion passed.  
[Gordon and Ellison absent]

4. Regulation of rooftop mechanical equipment, penthouses, and building height ordinance ([2018-00858](#))

Passage of Ordinance amending Title 20 of the Minneapolis Code of Ordinances relating to Zoning Code, amending regulations related to rooftop mechanical equipment, penthouses, and building height:

1. Chapter 520 Introductory Provisions.
2. Chapter 535 Regulations of General Applicability.
3. Chapter 546 Residence Districts.
4. Chapter 547 Office Residence Districts.
5. Chapter 548 Commercial Districts.
6. Chapter 550 Industrial Districts.

Schroeder moved to approve. On voice vote, the motion passed.  
[Gordon and Ellison absent]

With no further business to transact, the meeting adjourned at 10:48 am.

Reported by Ken Dahler, Council Committee Coordinator