

**From:** [Pasquesi, Tony V.](#)  
**To:** [CouncilHearing \(CI-StPaul\)](#)  
**Subject:** Enforce code sec. 65.616 on Domino's Blair/Snelling location  
**Date:** Friday, September 4, 2026 1:08:14 PM

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You don't often get email from tony.pasquesi@stthomas.edu. [Learn why this is important](#)

To whom it may concern,

My name is Anthony Pasquesi, and my wife Billie Pasquesi and I are homeowners in the Hamline/Midway neighborhood on Thomas and Snelling just a couple blocks south of the location at hand.

It has come to our attention that Domino's is requesting for an exception to Code sec. 65.616 and we are requesting an emphatic denial of such an exception to preserve the safety and privacy reasonably expected by taxpaying homeowners in a residential neighborhood.

Thank you

Anthony



**From:** [Carolyn Cherry](#)  
**To:** [\\*CI-StPaul](#); [Contact-Council](#); [CouncilHearing \(CI-StPaul\)](#)  
**Subject:** Regarding Appeal File # DSIAPP-00690-2026/Variance File # DSIBZA-000625-2026  
**Date:** Tuesday, September 8, 2026 7:12:02 AM

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Greetings City Council and Team-

I'm reaching out to follow up on my email to the Board of Zoning Appeals to request that the Council postpone voting on or deny the variance for Domino's/Thielen & Green's request for a fast food use variance under 65.616, (e) curb cut variance until until they apply for and secure a variance for (d) 65.616 (d) ingress/egress onto a street used primarily for access to abutting residential property. My understanding at this time regarding variance laws is that they should first request and be given a variance (d) **to use** the residential street for ingress/egress prior to requesting a variance for (e) **where** to enter a property on a residential street for ingress/egress.

Domino's/Thielen & Green was advised in a "Zoning Review Task" document related to file #DSIBLDC-042665-2026, that in order to get approval for the building site they needed both variances. It appears Domino's/Thielen & Green understood this when they applied for the curb cut variance in a July 13, 2026, letter to City Council asking for approval of variance (e): "While the requested variance does not comply with St. Paul Zoning Code 65.616 (d), the unique conditions of the site make strict compliance impractical". In addition, the letter of August 13, 2026, to the City Council requesting an appeal of the BZA denial of their variance request for (d) it states: "Because the proposal is an approved use of the property, the project is expected to move forward regardless of the outcome of the variance request."

We understand the desire to have a tenant occupied space along Snelling Ave., and the neighborhood concerns remain. I am asking that the Council require Domino's/Thielen & Green to follow the appropriate steps necessary to make the variance requests in the right order by first securing a variance for (d) before they ask for an appeal for the current BZA denial. It is hoped that this will reduce the need for further litigation as well as excessive public and city council time and resources.

Thank you-

Carolyn Cherry  
1628 Blair Ave.

On Jul 31, 2026, at 8:50 AM, Carolyn Cherry <caormn@gmail.com> wrote:

Regarding File # DSIBZA-000625-2026  
property at:  
649 Snelling Ave N  
Saint Paul, MN 55104

Variance for new business, Domino's Pizza

Dear Kaozouapang Yang,

Thank you for the public hearing notice inviting neighbors to comment on the variance that Domino's has requested. I live on this block of Blair Ave,

and I am OPPOSED to this variance. The traffic we navigate as neighbors-many with children, bikers, and drivers is already substantial at the corner or Blair and Snelling. Residents already have safety and other issues we are having to address in this area of the Midway. The additional of another 'fast food' business on Snelling/Blair and allowing this variance will add to that significantly and reduce safety of residents. It is unclear how this variance lends benefit to residents.

Thank you for considering concerns raised by the residents-it is appreciated.

Carolyn Cherry  
1628 Blair Ave.