

Rebuild Duluth



Round 2

Site Locations & Maps



PIN: 010-3850-01260; 01270

Neighborhood: East Hillside

Zoning District: R-1

Lot Dimensions: 50' X 140' (7000 sf)

Elevation Change: +/- 18'





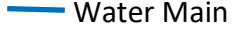

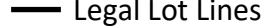
Prior Building Demolished in 2010

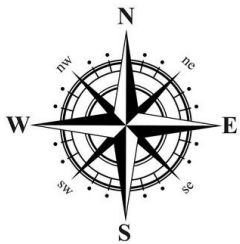


Setbacks & Parking

Front: 25 ft (or average adjacent) Rear: 25 ft
Side: Combined width of 12 ft Height: 30 ft
Parking: 1 space per dwelling/1.25 space per unit
Max # of Units Allowed: 2 unit (townhome),
1 (two-family), or 2 (single-family)

Legend:

-  Parcel
-  Sewer Line
-  Gas Line
-  Storm water
-  Water Main
-  Elevation (1 ft)
-  Legal Lot Lines



PIN: 010-3430-07340

Neighborhood: Gary-New Duluth

Zoning District: MU-N

Lot Dimensions: 100' X 140' (14000 sf)



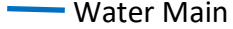
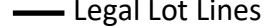



Elevation Change: +/- 6'

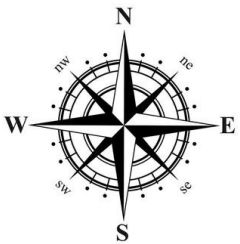


Setbacks & Parking

Front: 20 ft (or average adjacent) Rear: 25 ft
Side: Min. of 5 ft (10' if multi-family) Height: 45 ft
Parking: 1 space per dwelling/1.25 space per unit
Max # of Units Allowed: 28 unit (multi-family),
6 (townhomes), 5 (two-family), or 4 (single-family)

Legend:

-  Parcel
-  Gas Line
-  Water Main
-  Legal Lot Lines
-  Sewer Line
-  Storm water
-  Elevation (1 ft)



PIN: 010-1010-01110; 01120

Neighborhood: Central Hillside

Zoning District: R-2

Lot Dimensions: 50' X 140' (7000 sf)

Elevation Change: +/- 20'

Prior Building Demolished 2017

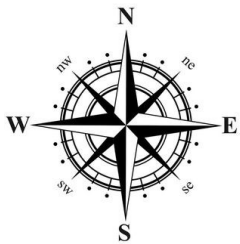


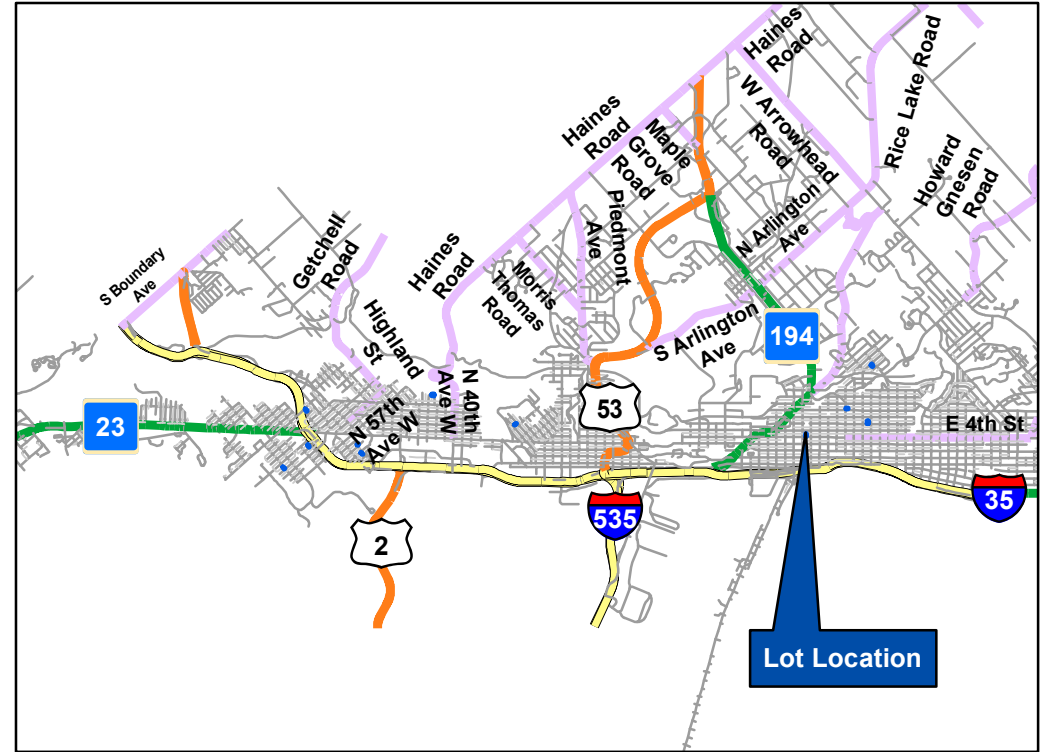
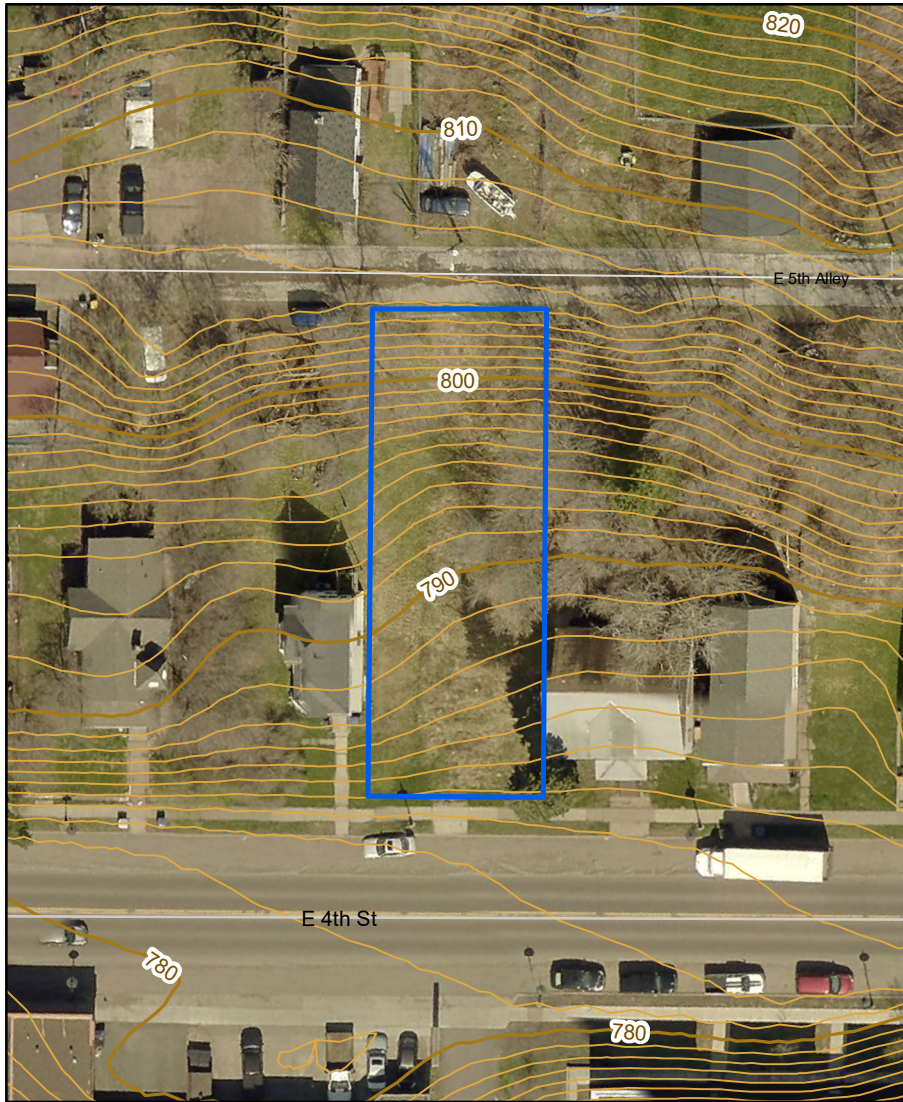
Setbacks & Parking

- Front: 25' (or average adjacent)
- Rear: 25 ft
- Side: Combined width of 8'
- Height: 45 ft
- Parking: 1 space per dwelling/1.25 space per unit
- Max # of Units Allowed: 9 units (multi-family), 3 unit (townhome), 1 (two-family), or 1 (single-family)

Legend:

- Parcel
- Gas Line
- Water Main
- Legal Lot Lines
- Sewer Line
- Storm water
- Elevation (1 ft)





Parcel ID(s): 010-0990-00170

Neighborhood: Central Hillside

Dimensions: 25X140

Zoning: F-6

**Legal Description: DULUTH PROPER 1ST DIVISION EAST
4TH STREET; BLOCK 0000 LOT 0023**

Additional notes:



The City of Duluth has tried to ensure that the information contained in this map or electronic document is accurate. The City of Duluth makes no warranty or guarantee concerning the accuracy or reliability. This drawing/data is neither a legally recorded map nor a survey and is not intended to be used as one. The drawing/data is a compilation of records, information and data located in various City, County and State offices and other sources affecting the area shown and is to be used for reference purposes only. The City of Duluth shall not be liable for errors contained within this data provided or for any damages in connection with the use of this information contained within.

Legend

-  Vacant Lot
- Contours 1 Ft (Scale < 5000)**
- Index_**
-  Intermediate
-  Index