




Planning & Development Division
Planning & Economic Development Department

Room 160
411 West First Street
Duluth, Minnesota 55802

 218-730-5580

 planning@duluthmn.gov

ACTIONS OF THE PLANNING COMMISSION JULY 13, 2021

Due to the COVID-19 emergency, many planning commission members participated through video conference from home. The meeting was held as a Special Meeting pursuant to Minnesota Statutes 13D.021 in response to the Covid- 19 emergency. Public comment was taken at planning@duluthmn.gov prior to and during the meeting, and via verbal comment through public attendance in the WebEx video conference.

Attendance: (* Via WebEx video conferencing – all votes conducted via roll call)

Members Present: Gary Eckenberg*, Jason Hollinday*, Margie Nelson*, Michael Schraepfer*, Andrea Wedul*, Sarah Wisdorf*, and Zandra Zwiebel*

Member Absent: Jason Crawford and Eddie Ratnam

Consent Agenda

(Item PL 21-092 voted on separately)

PL 21-065 Variance for House Addition at 3901 W 8th Street by John Martin and Emily Edison

PL 21-075 Concurrent Use Permit for Small Cellular Facility at 1801 E 2nd Street by SAC
Wireless/AT&T

PL 21-076 Concurrent Use Permit for Small Cellular Facility at 631 E 5th Street by SAC
Wireless/AT&T

PL 21-077 Interim Use Permit for a Vacation Rental in a Form District at 325 Lake Avenue South,
Unit 1209 by Alex & Kate Fagundes

PL 21-103 Interim Use Permit for a Vacation Rental in a Form District at 325 Lake Avenue South,
Unit 1302 by Jason & Betsy Norman

PL 21-083 Concurrent Use Permit for Landscaping at 2102 Minnesota Avenue by North Shore LS
LLC

PL 21-085 Planning Review for the Round Up Bar & Grill at 415 East 4th Street by Michael
Ronning

PL 21-086 Variance from Shoreland Setbacks at 224 W St Andrews Street by Ann Gumpfer &
Mark Harvey

PL 21-087 Interim Use Permit for a Vacation Rental in a Form District at 5324 E Superior Street
Unit 1 by Sarah Maxim

PL 21-088 Interim Use Permit for a Vacation Rental in a Form District at 5324 E Superior Street
Unit 2 by Sarah Maxim

PL 21-090 Concurrent Use Permit for Encroachment of the Existing Building at 5324 E Superior
Street by Sarah Maxim

PL 21-098 Minor Subdivision at N Hawthorne Road by Julie Ann Kubat

PL 21-101 Special Use Permit for Solar Installation at 3512 Riley Road by Minnesota Power

Consent agenda items approved as per staff recommendations

VOTE: 7-0

PL 21-092 Minor Subdivision at 4924 Pitt Street by St Michaels Church

Approved as per staff recommendations

VOTE: 5-0 (Schraepfer and Wisdorf Abstained)

Public Hearings

PL21-082 Minor Subdivision at 2400 E Superior Street by Duluth Women's Club

Approved

VOTE: 7-0

PL 21-093 Special Use Permit for High School at 4230 St Johns Avenue by St Johns Church

Approved

VOTE: 7-0

PL 21-094 UDC Map Amendment from R-1 to F-2 at 4731 Gladstone Street by Lakeside Lodge #281

Recommended Approval

VOTE: 7-0

PL 21-095 Special Use Permit for a 32-Dwelling Cottage Home Park at the Northwest Corner of Glen Place and W Michigan Street by Aaron Schweiger

Approved

VOTE: 7-0

PL 21-096 Minor subdivision at Glen Place and W Michigan Street by Aaron Schweiger

Tabled for More Information/Proof of Clean Title

VOTE: 5-2 (Nelson and Wisdorf Opposed)

PL 21-097 Preliminary Plat at former Central High School, 730 E Central Entrance by ISD 709

Approved

VOTE: 7-0

PL 21-099 Preliminary Plat to Subdivide 20 Acres into 5 lots between Arrowhead Road and Marble Street – 660 Feet West of Arlington Ave (Duluth Heights)

Approved

VOTE: 7-0

Other Business

PL 21-104 Citizen Petition for an Environmental Assessment Worksheet (EAW) for the Proposed Vassar Street Housing Development at Vassar Street

An EAW is not Necessary at this Point

VOTE: 7-0

DocuSigned by:
Adam Fulton
6F120D73DC4F4F5...

Adam Fulton, Deputy Director
Planning & Economic Development