



City of Duluth  
Planning Division

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Planning Commission Agenda  
Council Chambers, 3<sup>rd</sup> Floor Duluth City Hall  
Tuesday, September 8, 2015 5:00 PM

I. Call to Order and Roll Call

II. Public Hearings

- A. PL 15-129 UDC Map Amendment to Rezone 4258 Haines Road from R-1 (Residential-Traditional) to MU-C (Mixed Use-Commercial) by Haines Road LLC and Richard Mertz **JRM**
- B. PL 15-124 UDC Map Amendment to Rezone 1243 88<sup>th</sup> Avenue West (Morgan Park School) from R-1 (Residential-Traditional) to MU-N (Mixed Use-Neighborhood) by SDH&M LLC and Aaron Schweiger **JRM**
- C. PL 15-133 UDC Text Amendment of Section 50-19.8 Permitted Use Table, 50-20.3 Commercial Use Specific Standards, 50-20.4 Manufacturing, and 50-40 Definitions, to Allow for Craft Manufacturing and Urban Agriculture
- D. PL 15-134 UDC Text Amendment of Section 50-14.5 Residential-Traditional, 50-20.1 Residential Use Specific Standards, and 50-40 Definitions, for Contextual Design Standards for Townhomes and Duplexes in R-1 Zones
- E. PL 15-135 UDC Text Amendment of Section 50-20.3 Commercial Use Specific Standards, for Drive-Throughs for Banks, Restaurants and Retail Stores, and Primary Use Parking Lots in the MU-N District
- F. PL 15-146 UDC Text Amendment of Section 50-37.12 Temporary and Sidewalk Use Permits, and 50-37.13 Zoning Permits, for Sidewalk Cafes
- G. PL 15-104 Concurrent Use Permit for Canopy at 400 East Third Street by Essentia Health **JM**
- H. PL 15-084 Concurrent Use Permit for Parking Lot Drive Aisle in Street Right of Way for Elizabeth Street by Village Development Center, LLC **JM**

5 Minute Recess

- I. PL 15-115 Minor Subdivision at the 3800 Block of Minnesota Avenue by Helen Harrison **SR**
- J. PL 15-131 Minor Subdivision/RLS at 211 East Superior Street by Sherman Associates **SR**
- K. PL 15-125 Special Use Permit to Amend Existing Water Resources Management Ordinance (WRMO) Variance FN 07089 (to Allow Impervious Surface Coverage to Exceed 30%, Allow Structures Within 75 Foot Setback, and Roads and Parking Areas Within 50 feet Setback; and Special Use Permit FN 07155 (To Allow Recreational Vehicle Park and Marina for 45 RV Parking Areas and 108 Boat Slips), at 1002 S Spring Street by Bill Stauduar **SR**
- L. PL 15-123 MU-I Planning Review for a Mixed Use Development at 624 East 1<sup>st</sup> Street by 624 Block LLC and Joe Kleiman **SR**
- M. PL 15-126 MU-W Planning Review for a New Hotel at 1000 Minnesota Avenue by Island Inn and Suites, LLC **JRM**
- N. PL 15-127 Variance for New Hotel within the 50 foot Shoreland Setback at 1000 Minnesota Avenue by Island Inn and Suites, LLC **JRM**
- O. PL 15-118 Variance for Detached Garage within the 150 foot Shoreland Setback at 118 S 56<sup>th</sup> Avenue West Kenneth Rish **SR**

III. Other Business

- A. Tax Forfeit Review Committee

IV. Communications

- A. Managers' Report

-Future Brown Bag Meeting, Date/Time To be Determined

-Special Meeting, Tuesday September 22, 2015 City Council Chambers at 5 PM. Review Riverside Small Area Plan and To Hear Comments from Hartley Park EAW (Public Comment Period Ends September 30)

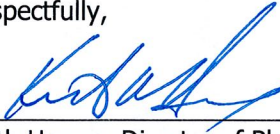
- B. Consideration of Minutes (August 11, 2015)

- C. Reports of Officers and Committees

-Heritage Preservation Commission Representative

- D. Adjournment

Respectfully,



Keith Hamre, Director of Planning and Construction Services