



City of Duluth  
Planning Division

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Planning Commission Agenda

City Council Chambers, 3<sup>rd</sup> Floor Duluth City Hall  
Tuesday, November 14, 2017 - 5:00 p.m.

1. Call to Order and Roll Call
2. Approval of Planning Commission Minutes (October 10, 2017)
3. Unfinished Business  
~~PL 17-149 Mixed Use Waterfront (MU-W) Planning Review for a New Accessory Structure at 1033 Minnesota Avenue by Globe Duluth Enterprises and Terry Anderson (Withdrawn by Applicant)~~
4. Public Hearings
  - A. PL 17-085 Optional Public Hearing for the Kayak Bay Village Environmental Assessment Worksheet
  - B. PL 17-170 Final Plat for Morgan Park Estates **JM**
  - C. PL 17-167 Concurrent Use Permit for Private Obstruction (6 Stall Parking Lot) in the Public Right of Way at 1001 East 9<sup>th</sup> Street by DIV Ventures, LLC and John Westlund **JM**
  - D. PL 17-169 Vacation of Unimproved Alley Between West 24<sup>th</sup> Street and Pineview Avenue by Lindsay Dean at 2223 West 24<sup>th</sup> Street **JK**
  - E. PL 17-174 MU-C Planning Review for Bank at 1820 Maple Grove Road by HTG Architects
  - F. PL 17-168 Special Use Permit for Pre-K School at 2802 East Fourth Street **CL**
  - G. PL 17-171 Special Use Permit for Daycare, PL 17-172 Variance from Off-Street Parking Standards (Provide 4 Parking Spaces instead of 14 Required), and PL 17-173 Concurrent Use Permit for Obstruction in the Public Right of Way (Fence) at 4801 Cooke Street by Aunty's Child Care and April Witzke **CL**
  - H. PL 17-175 Concurrent Use Permit for Obstruction in the Public Right of Way (Marque Sign) for Theater at 317 Central Avenue by Paladin Properties LLC **SR**
  - I. PL 17-151, 152, 153 Concurrent Use Permit for Private Obstruction (Small Cell Antenna) in the Public Right of Way at Approximately 4405 West 4<sup>th</sup> Street, 2400 London Road, and 3863 East Superior Street by Cellular Inc. Network Corporation d/b/a Verizon **SR**

- J. PL 17-161 UDC Map Amendment to Rezone from Industrial-General (I-G) to Mixed Use Waterfront (MU-W) for Properties Near Spirit Cove Marina at the End of Spring Street by the City of Duluth **SR**
  - K. PL 17-162 UDC Map Amendment to Rezone from Industrial Waterfront (I-W) to Residential-Traditional (R-1), Rural-Conservation (R-C), and Park and Open Space (P-1) for areas near Pulaski Street and Indian Point Campground by the City of Duluth **SR**
  - L. PL 17-163 UDC Map Amendment to Rezone from Residential-Traditional (R-1) to Airport (AP) and Rural-Conservation (R-C) for Sky Harbor Airport and Area at and Beyond Minnesota Point Pine Forest by the City of Duluth **SR**
  - M. PL 17-164 UDC Map Amendment to Rezone from Industrial-General (I-G) and Mixed Use-Neighborhood (MU-N) to Mixed-Use Business Park (MU-B), and From Mixed-Use Business Park (MU-B) to Industrial-General (I-G), at the Oneota Business Park Near South 40<sup>th</sup> Avenue West and West Michigan Street by the City of Duluth **SR**
  - N. PL 17-165 UDC Map Amendment to Rezone from Urban-Residential (R-2) to Mixed Use-Institutional (MU-I) and Rural-Conservation (R-C) for UMD Main Campus at 1049 University Drive, by the City of Duluth **SR**
5. Communications
- A. Manager's Report
    - Discussion on Filling Stations in MU-N Zone Districts
    - PL 17-179 Comprehensive Plan Conformance, TIF District for Ramsey Village
  - B. Reports of Officers and Committees
    - Heritage Preservation Commission Representative
  - C. Election of New Planning Commission Vice President
  - D. Adjournment