



CITY OF DULUTH

PLANNING & CONSTRUCTION SERVICES
Community Planning Division
411 West First Street – Room 208 - Duluth, Minnesota 55802-1197
218-730-5580 – An Equal Opportunity Employer

ACTIONS OF THE PLANNING COMMISSION NOVEMBER 15, 2016

Roll Call:

Members Present: Terry Guggenbuehl, Janet Kennedy, Tim Meyer, Garner Moffat, Mike Schraepfer, Luke Sydow, Heather Wright Wendel and Zandra Zwiebel
Member Absent: Marc Beeman

- A. PL 16-127 UDC Map Amendment to Rezone from Rural Residential 1 (RR-1) to Traditional Neighborhood (R-1) and Residential Urban (R-2) and for the Harbor Bay Development Between Arrowhead Road and Marble Street by Duluth Gospel Tabernacle Church and Brad Johnson
Recommend Approval
VOTE: 7-1 (Kennedy Opposed)

- B. PL 16-084 Interim Use Permit for One Vacation Dwelling Unit at 1421 East Superior Street by Michael Schraepfer
Recommend Approval
VOTE: 6-0 (Schraepfer and Moffat Abstained)

- C. PL 16-107 Interim Use Permit for One Vacation Dwelling Unit at 350 Mygatt Avenue by Julianna and Sri Muthu
Recommend Approval
VOTE: 8-0

- D. PL 16-122 Vacation of Utility Easement at 1000 Minnesota Avenue and a 15' stretch of street right of way by Lakehead Hotel Partners
Recommend Approval with the added condition that the existing water line be relocated and an easement be obtained.
VOTE: 5-3 (Meyer, Kennedy and Sydow Opposed)

- E. PL 16-130 Special Use Permit for Preschool in a Traditional Neighborhood (R-1) District by Educational Frontiers d.b.a. Summit School at 1600 North 8th Avenue East
Approved with three added conditions: 1) school pursue a school zone designation; 2) school educates parents of speed limits; 3) recreational easement for community to allow access without holding them liable.
VOTE: 8-0

- F. PL 16-125 Mixed Use Commercial (MU-C) Planning Commission Planning Review for Grocery Store at 1740 Mall Drive by Aldi, Inc.
Approved with added condition that financial security be obtained for landscaping requirements.
VOTE: 8-0

- G. PL 16-126 Variance from Front Yard Parking Requirements in a Mixed Use Commercial (MU-C) District at 1740 Mall Drive by Aldi, Inc.
Approved
VOTE: 8-0
- H. PL 16-123 Variance from Minimum Build-To-Zone Requirements in F-6 Form District at Corner of East 4th Street and North 2nd Avenue East by Ramona and Kenneth Knutson
Approved
VOTE: 7-1 (Moffat Opposed)
- I. PL16-128 Variance from Traditional Neighborhood (R-1) District Side Yard Setback to Build a Detached Accessory Structure (Garage) at 1130 North 47th Avenue East by Daniel Christenson
Approved with added condition that land to the north and east of the garage be unmowed to allow for additional water treatment.
VOTE: 8-0
- J. PL 16-129 Variance from Front Yard Parking Requirements to Have Two Off Street Parking Spaces in the Right of Way at 3221 Minnesota Avenue by SJK Real Estate
Tabled for more information
- K. PL 16-131 Variance from Traditional Neighborhood (R-1) District Front and Side Yard Setback Requirements at 2519 Minnesota Avenue to Build an Attached Garage by William Long and Janice Truel
Approved
VOTE: 8-0



Keith Hamre - Director
Planning and Construction Services