



City of Duluth  
Planning Division

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Planning Commission Agenda  
Council Chambers, 3<sup>rd</sup> Floor Duluth City Hall  
**Tuesday, May 24, 2016 5:00 PM**  
**Special Meeting**

- I. Call to Order and Roll Call
- II. Public Hearings
  - A. PL 16-038 UDC Rezoning for Quarry Park from I-G and RR-1, to P-1, Parks and Open Space by the City of Duluth **JK**
  - B. PL 16-022 Vacation of Utility Easement at 9512 Congdon Boulevard by Elizabeth Jeronimus Estate and David Jeronimus **CL**
  - C. PL 16-033 Variance from Shoreland Rules by Kevin Cornwell and Mary Ziegler at 414 Maryland Avenue **CL**
  - D. PL 16-036 Mixed Use Commercial (MU-C) Planning Review for Commercial Development at 1734 Mall Drive by NCD Duluth SC, LLC **JRM**
  - E. PL 16-037 Minor Subdivision at 1734 Mall Drive by NCD Duluth SC, LLC **JRM**
  - F. ~~PL 16-013 Special Use Permit for a High School in an Residential Rural 1 (RR-1) Zone District at 4300 Rice Lake Road by Pacific Education Partners (Duluth Edison Charter School) and David Chmielewski~~ **SR As of 5/23/16, applicant has withdrawn applications PL 16-013, -014, 015, and 029. Applicant may submit new applications in the future.**
  - G. ~~PL 16-014 Variance from Maximum Off Space Parking Requirements Per UDC 50-24.2 at 4300 Rice Lake Road by Pacific Education Partners (Duluth Edison Charter School) and David Chmielewski~~ **SR**
  - H. ~~PL 16-015 Variance from Front Yard Parking Per UDC 50-24.6 at 4300 Rice Lake Road by Pacific Education Partners (Duluth Edison Charter School) and David Chmielewski~~ **SR**
  - I. ~~PL 16-029 Variance from Height Limit in Residential Rural1 (RR-1) Zone at 4300 Rice Lake Road by Pacific Education Partners (Duluth Edison Charter School) and David Chmielewski~~ **SR**
  - J. PL 16-031 UDC Text Amendments (Tabled from April 12 For Additional Discussion) **SR**
    - 50-15.2, -15.3, and -15.5 MU-N, MU-C, and MU-B Zoning Districts
    - 50-18.1.D Shoreland
    - 50-20.3 Commercial Uses

- 50-20.7 Adaptive Reuse of a Local Historic Landmark
- 50-21.3 Exceptions and Encroachments
- 50-22.4 Cap Type
- 50-23.2 Connectivity
- 50-24.2 Required Parking Spaces
- 50-25.2 Landscaping
- 50-27.3 and -27.7 Signs
- 50-29 Sustainability
- 50-32 International Property Maintenance Code
- 50-37.9 Variance Standards

III. Other Business

- A. Determination of Completeness of Draft Spirit Mountain Recreation Area Environmental Assessment Worksheet
- B. Update on Tax Forfeit Committee Meeting and Tax Forfeit Parcels (List Printed Dec 2, 2015)

IV. Communications

- A. Manager's Report
- B. Consideration of Minutes
- C. Reports of Officers and Committees
  - Heritage Preservation Commission Representative
- D. Adjournment