



Legislation Text

File #: 16-050-O, **Version:** 1

AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF DULUTH TO PROVIDE FOR THE RECLASSIFICATION FROM RR-1 TO MU-B PROPERTY EAST OF RICE LAKE ROAD AND SOUTH OF NORTON ROAD.

CITY PROPOSAL:

The city of Duluth does ordain:

Section 1. That land fronting the east side of Rice Lake Road and south side of Norton Road, 4514 Rice Lake Road, and as more particularly described as follows:

Parcels 010-2710-01290, 010-2710-01300, 010-2710-01310; complete legal description on file.

be rezoned from Rural Residential 1 (RR-1) to Mixed Use Business Park (MU-B), and that the official zoning map of the City of Duluth as referenced in Chapter 50 of the Duluth City Code, 1959, is amended to read as shown in the attached document.

Section 2. That this ordinance shall take effect and be in force 30 days from and after its passage and publication.

STATEMENT OF PURPOSE: This ordinance provides a zoning change from RR-1 to MU-B for the lands described above, on the southeast corner of the intersection of Rice Lake Road and Norton Road.

On July 26, 2016, the Duluth city planning commission held a public hearing on the proposal and voted 6 yeas, 0 nays, and 0 abstentions to recommend that the city council approve the rezoning requested for the following reasons:

- 1) This proposal is consistent with the Comprehensive Land Use Plan.
 - 2) The proposed change of these RR-1 zones to MU-B zone districts are consistent with the future land use category of General Mixed Use.
 - 3) Material adverse impacts on nearby properties are not anticipated.
- The motion to approve the rezoning of the RR-1 area to MU-B must prevail with an affirmative vote of 2/3 by the city council.

Petition Received: Not applicable

Action Deadline: Not applicable

Petitioner:

City of Duluth
Planning Division
Room 208

City Hall
Duluth, Minnesota

PL 16-083