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City of Duluth Communications Office

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DATE: 12/13/2010

SUBJECT: Bayfront Rezoning Under Consideration

BY: Pakou Ly, Public Information Coordinator

Bayfront Rezoning Under Consideration

The public is invited to discuss the rezoning of the Bayfront area which will allow for more appropriate and desirable land use options for this distinctive waterfront location. The City's 2006 Comprehensive Land Use Plan identified this location for further study because at that time the ownership and market characteristics were in transition. The Bayfront District Small Area Plan adopted by the City Council on March 8, 2010, developed recommendations that will open-up the Bayfront area for a greater mix of development opportunities.

A public meeting to discuss the proposed rezoning is scheduled for **Thursday, December 16, 2010, at 6:00 p.m.** in room 303, Duluth City Hall (411 West First Street). Public participation is strongly encouraged.

The City of Duluth Planning Division proposes to rezone the Bayfront area from its current designation as Industrial-Waterfront (I-W) to Mixed Use Waterfront (MU-W). This MU-W zone district was newly created with the adoption of the Unified Development Chapter of the City of Duluth Legislative Code (UDC) and is much more compatible with the Commercial Waterfront land use designation recommended by the Bayfront District Small Area Plan. The rezoning will then be considered by the Duluth Planning Commission at a public hearing on **Tuesday, January 11, 2011, at 5:00 p.m.** in the City Council Chambers (Third floor) in Duluth City Hall.

For additional information, contact John Judd, City Planning Division (218) 730-5580.

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