

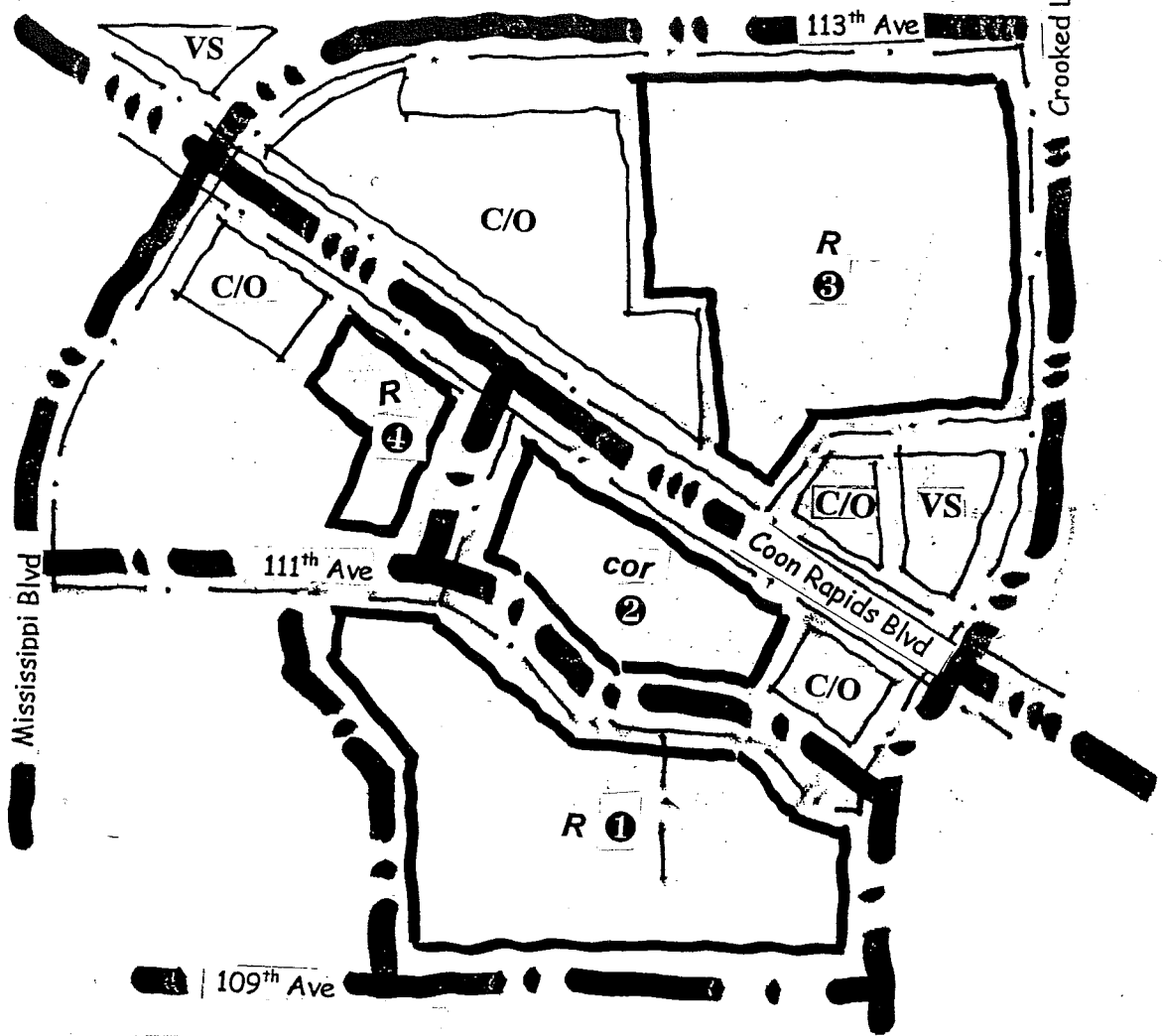
\* Commercial or Office or Residential to be determined

● Relocate central green space, gazebo and entry monument to a more central location

Planning Commission Recommendation

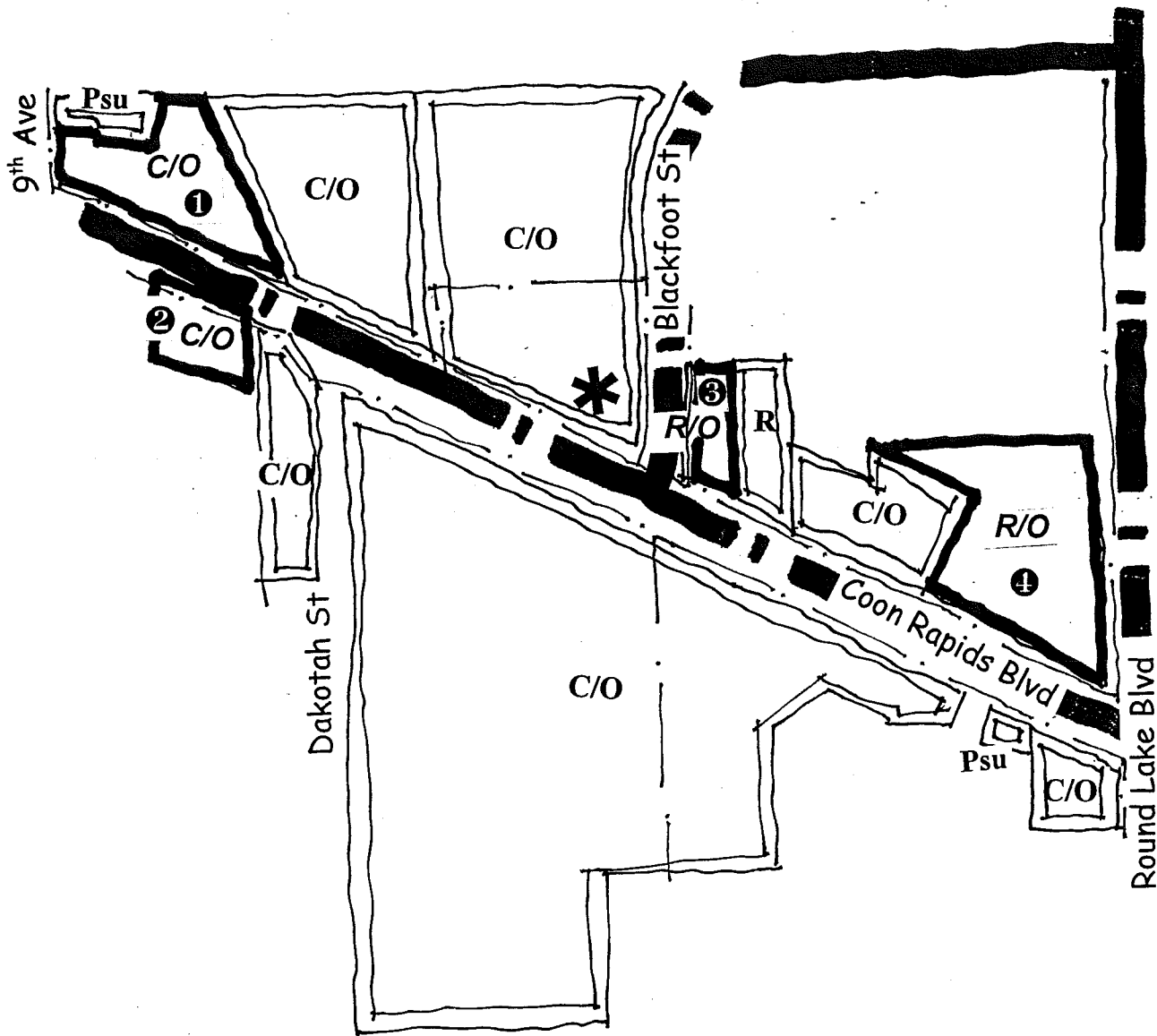
Petitioner: Shamrock Development and Rottlund Companies  
 Location: Coon Rapids and Egret Boulevards/PORT Riverwalk  
 Planning Case: 02-55A  
 Date: December 16, 2003





Existing Uses		Proposed Uses / Future Redevelopment		Circulation Systems	Building Character
C/O	Commercial and/or Office	R	Residential (8-30 du/ac) ①③④	Major Arterial	Create distinctive style for this Port's proposed uses with complementary massing, materials, colors and details
VS	Vehicle Services	cor	Commercial and/or Office and Residential ②	Collector	
				Local	
		*	Port Focus	Sidewalk	

Interim Uses: Uses inconsistent with uses proposed by this Master Plan may occur in existing buildings, before future redevelopment, if the use is permitted in the Port Campus Square Zoning District



Existing Uses		Proposed Uses / Future Redevelopment		Circulation Systems		Building Character
R	Residential	C/O	Commercial and/or Office ①②		Major Arterial	Compliment existing buildings with colors, materials, massing and details
C/O	Commercial and/or Office	R/O	Residential (8-30 du/ac) and Office ③④		Sidewalk	
Psu	Public Service & Utilities					
		*	Port Focus			

Interim Uses: Uses inconsistent with uses proposed by this Master Plan may occur in existing buildings, before future redevelopment, if the use is permitted in the Port Wellness Zoning District