

# Property Description Data

Map ID #

190

**Environmental Issues:** Historic truck repair

**Site Name:** Residential Property

**Site Address:** 5520 Nicollet Street

**Current Use:** Single-family residence

## Photographs

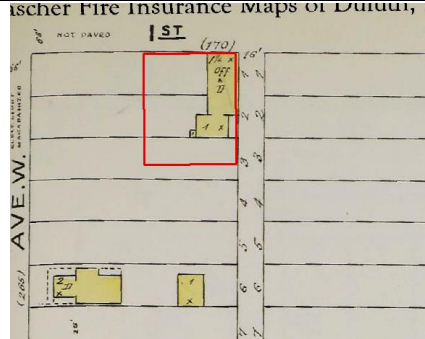
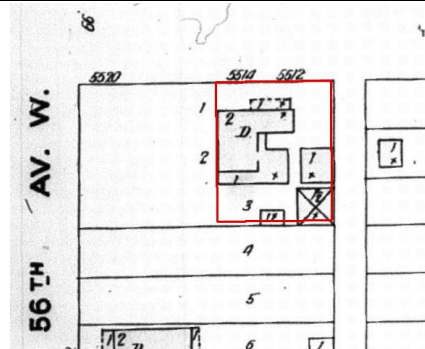


Looking south across the property



2012 aerial photograph from Bing Maps

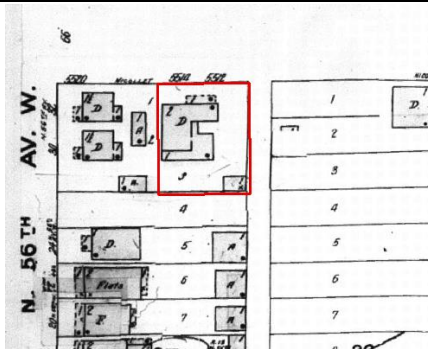
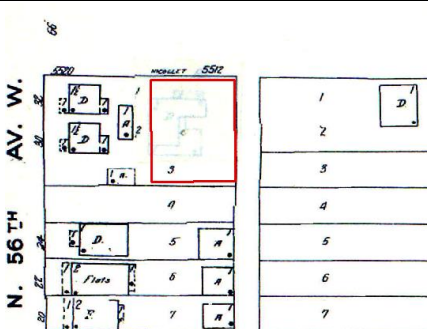

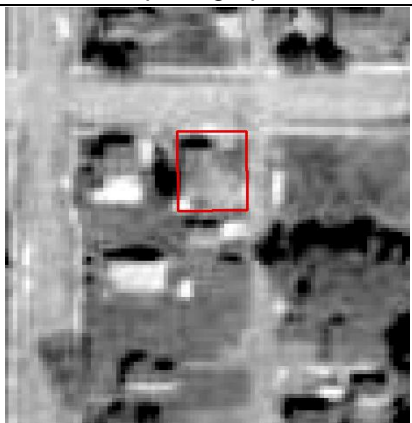
## Historical Summary

Year	Use	Source (↑ North)
1892	The property is developed with a residence and office.	<p>Fire insurance map, historic plat map</p>  <p>1892 fire insurance map</p>
1908-1948	Land use at the property remains the same, although the shape of the residence appears to have changed and additional outbuildings are present. No directory listings were identified for the property address.	<p>Aerial photographs, city directories, fire insurance maps</p>  <p>1908 fire insurance map</p>

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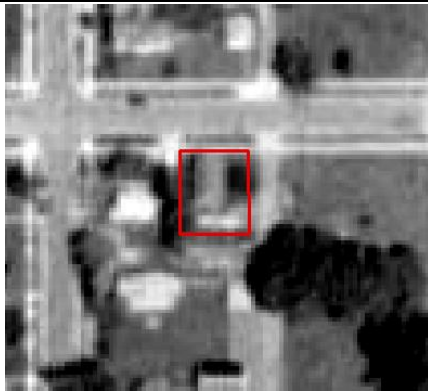
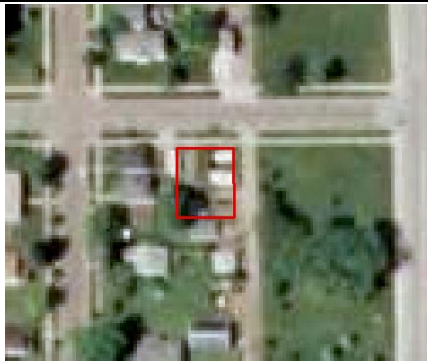
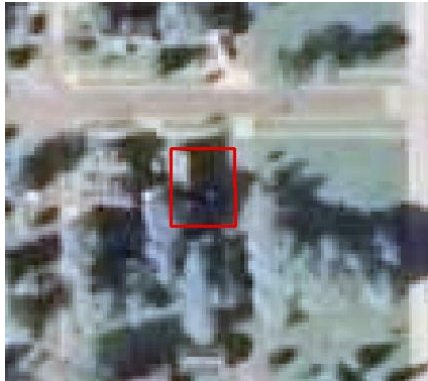
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Year	Use	Source (↑ North)
1949-1961	Land use of the property appears relatively unchanged, although two of the outbuildings noted on the 1908 map are no longer present. No city directory listings were identified for the property.	<p>Aerial photographs, city directories, fire insurance maps</p>  <p>1949 fire insurance map</p>
1963	No structures are depicted at the property. No city directory listings were identified for the property address.	<p>Fire insurance map</p>  <p>1963 fire insurance map</p>
1966-1971	The property appears developed with a square-shaped feature. No city directory listings were identified for the property.	<p>Aerial photograph</p>  <p>1966 aerial photograph</p>
1976-1980	City directories indicate the property is occupied by a residence and Larry's Truck Repair.	<p>Aerial photographs, city directories</p>  <p>1980 aerial photograph</p>

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Year	Use	Source (↑ North)	
1981-1997	Land use at the property appears relatively unchanged. City directories indicate that the property is occupied by a residence.	Aerial photographs, city directories	 <p>1997 aerial photograph</p>
2005-2006	Land use of the property appears unchanged, although two square-shaped features are present in the northeast portion of the property.	Aerial photographs, city directory	 <p>2005 aerial photograph</p>
2009-present	The property appears developed as it is today.	Aerial photographs, city directory	 <p>2010 aerial photograph</p>

## Regulatory Review

This property was not identified on the regulatory databases reviewed.

## Land-Based Classifications Standards

Dimensions	Code	Classifications
Activity	1100	Household activities
Function	1100	Private household
Structural Character	1100	Single-family buildings
Site Development Character	6000	Developed site with structures
Ownership	1000	No constraints, private ownership

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## Property Attributes

Category	Comments
PID	010-4470-05830 and 010-4470-05840
Legal Description	Lots 00 and 003, Block 037, West Duluth 1st Division
Acres	0.08
Parking	No parking on property
Topography	Level
FEMA Flood Zone	Zone C, areas of minimal flooding
Census Tract	34
Proximity to Highway Access	Within 0.7 mile of Interstate 35
Existing Buildings	One residence and associated garage constructed by 1966
Previous Investigation	None