

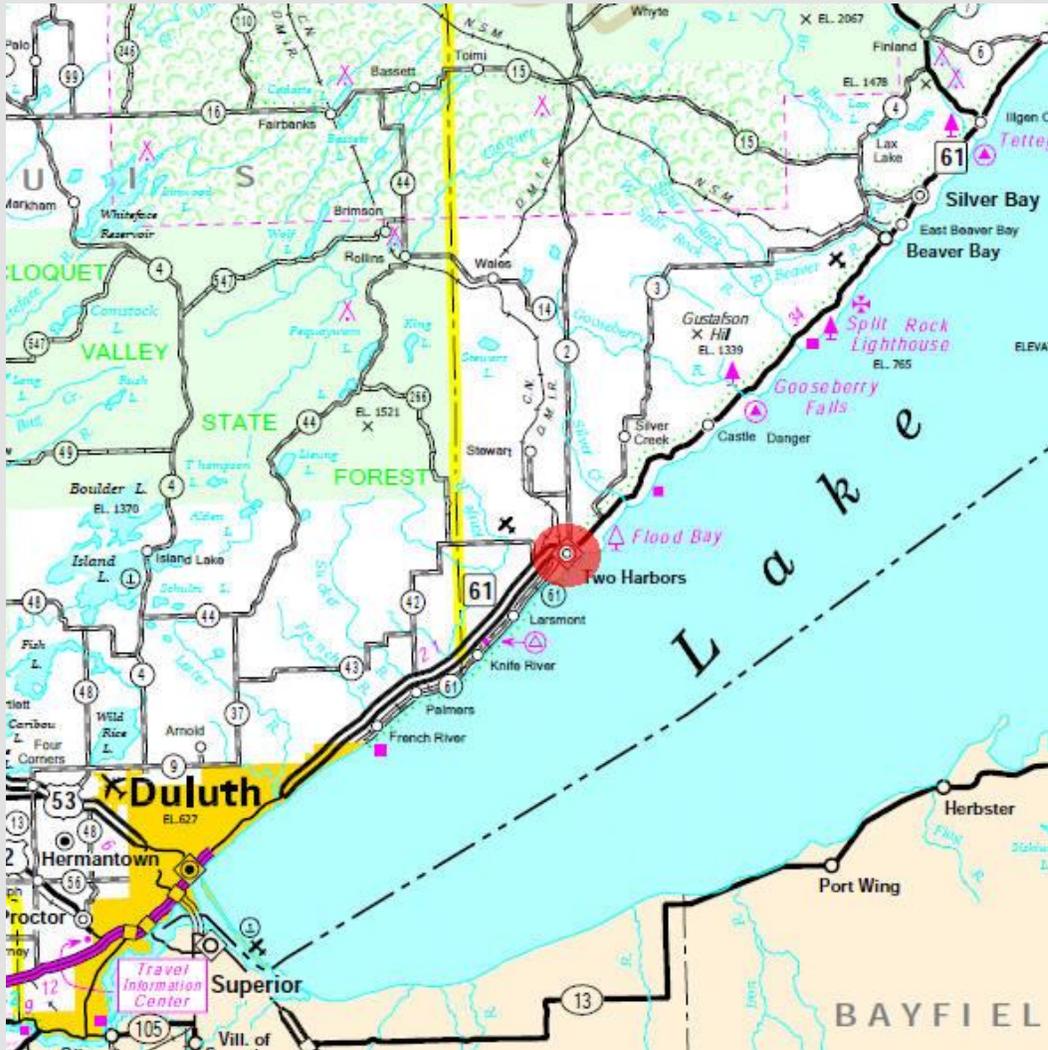


Photo by Christian Dalbec Photography

H.F. No. 4775

Conveyance of Land Parcels

*Jennifer A Sterbenz
April 2022
jsterbenz@twoharborsmn.gov*



The City of Two Harbors can be found nestled along the north shore of Lake Superior in Lake County, Minnesota.

Trunk Highway 61, a four-lane limited-access expressway west of Two Harbors, runs directly through the City. That highway, an All-American Road in the National Scenic Byway System, begins in Duluth and spans the shore through Grand Marais and into Canada connecting Two Harbors with the rest of the United States and with world seaports. The City has a natural harbor in Agate Bay. This harbor provides an access for economical transportation of goods to larger production areas.

Population 3,700

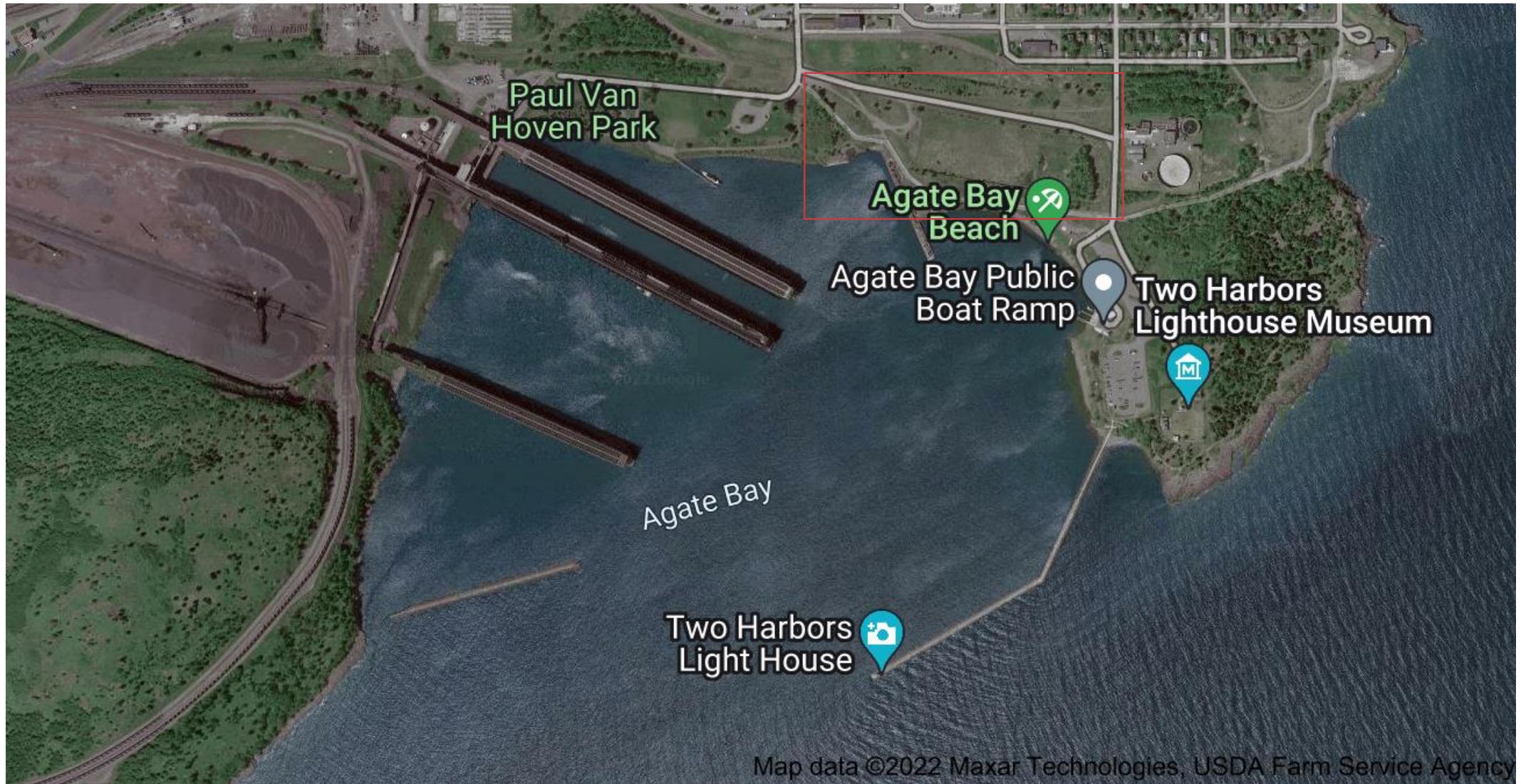
Purpose of the Acquisition

The City of Two Harbors desires to capitalize on one of its long-lasting strategic goals of waterfront development that will improve the overall quality of life for residents as well as produce a robust local economy through tourism attraction.

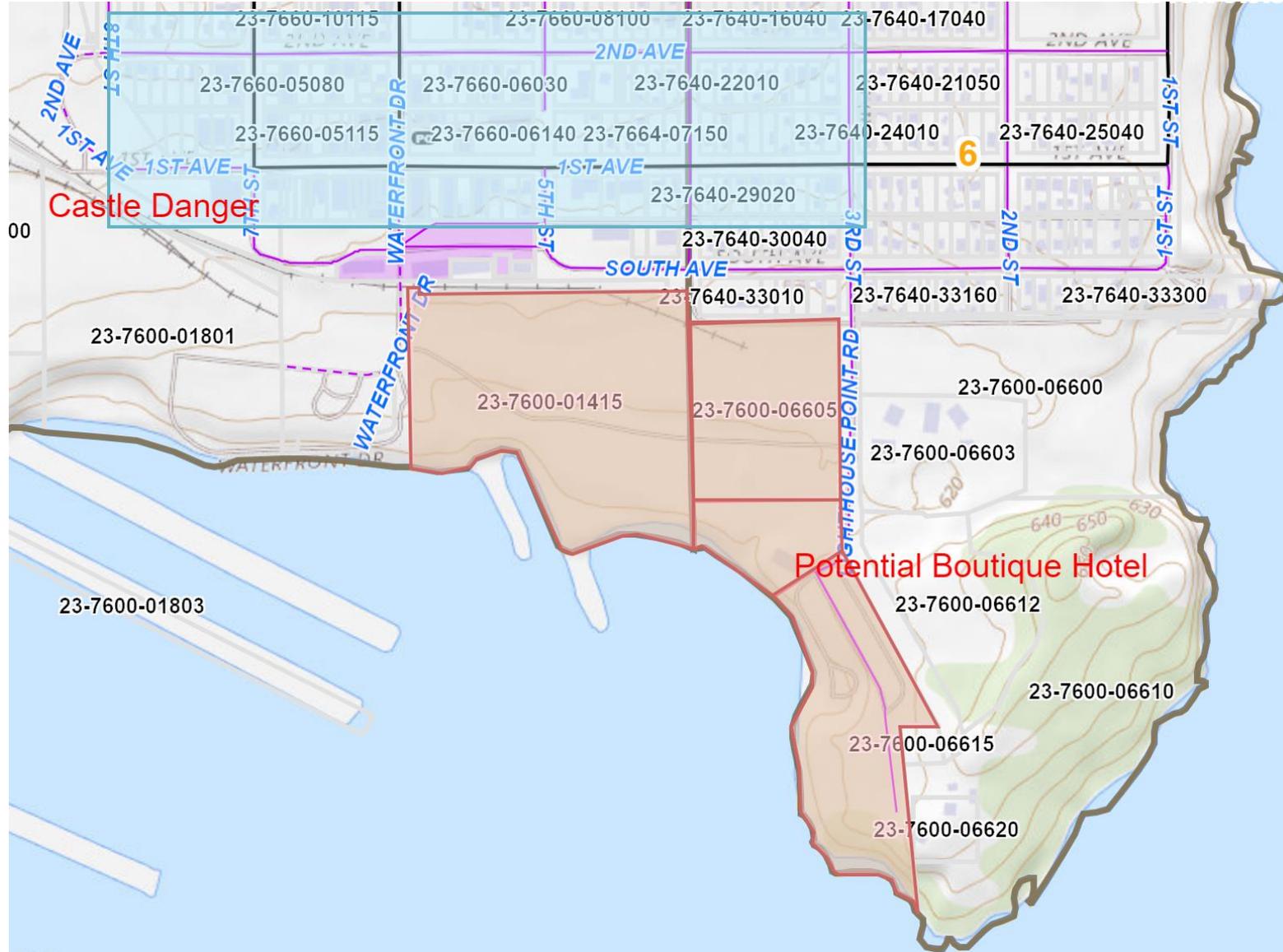
The traditional downtown of Two Harbors developed north of Agate Bay. Many businesses are still located there, and many buildings remain available for businesses. Revitalization of this area has been a concern for many years.

The vision for the Waterfront District creates a critical connection between historic downtown and the waterfront to create a hotspot hub for dining, entertainment, lodging, recreation and attractions – all with fantastic views of Lake Superior.

Current Layout



The blue highlighted area is the Downtown District



The four parcels highlighted in red are the parcels included in S.F. No. 3268

Castle Danger Brewery

Two Harbors is home to the famous Castle Danger Brewery.

Located on the very west edge of the historic downtown waterfront district, the brewery's outdoor patio overlooks Lake Superior.

The brewery has been a key component to bridging downtown to the waterfront as well as evoking tourism and generating revenue for the City.









Waterfront Development

1. Comprehensive Plan – The City’s Comprehensive Plan details revitalization of the Waterfront Business District with a goal of entertainment, hospitality, retail, and employment center capitalizing on Lake Superior’s natural aesthetics and resources and the development of Agate Bay and Lighthouse Point as a regional recreational destination that enhances the public’s access to the lake, open space, and natural aspects of publicly owned land.
2. Transportation Plan – Adopted in 2019.
3. Trails Plan – Adopted in 2018.
4. Capital Improvement Plan – The Council allocated \$75,000 for waterfront planning for 2022. Two Harbors was also one of 6 recipients of a Brownfield Grant administered through ARDC. A portion of the funding will be available after the phase I and phase II environmental testing at the waterfront for design planning. The City will also make application for LCCMR funding.

City of Two Harbors City Plans

(relating to the waterfront development)



2,540 miles of Lake Superior

150 miles of shoreline

19 unites of government

5 cities, including Two Harbors

Minnesota's Statewide Shoreland Management Program was conceived by the Legislature in 1969 as a cooperative effort of the Minnesota Department of Natural Resources (MN DNR) and local units of government.

In 1981, the Legislative Commission on Minnesota Resources (LCMR) funded a program evaluation that identified Lake Superior as a distinctive management unit, not adequately addressed by the existing Statewide Shoreland Management Program.

Recommendations from this evaluation called for the initiation and support of a local government effort to develop a shoreland management plan for the North Shore of Lake Superior. Two Harbors falls under this jurisdiction.

All development near the waterfront will follow the North Shore Management Board Regulations to provide strategies for environmental protection and orderly growth along the North Shore of Lake Superior.