

City of Minot
Regular Planning Commission Meeting
Wednesday, July 6, 2022 at 5:30 PM
City Council Chambers, City Hall

This meeting will be conducted with social distancing modifications consistent with the recommendations of the CDC. Members of the public may attend but are encouraged to view the live airing of the Planning Commission meeting on Channel 19 or streamed through the City's YouTube channel.

1. Roll Call
2. Pledge Of Allegiance
3. Intro & Decorum

Documents:

[PLANNING COMMISSION INTRO AND PUBLIC HEARING DECORUM.PDF](#)

4. Approval Of June 7, 2022 Regular Meeting Minutes

Documents:

[06 \(JUNE\) RECOMMENDATIONS 2022.PDF](#)

5. Case #2022-07-02. Zoning And Future Land Use Map Amendments, And Variance
Public hearing request on an application from Curtis Latendresse on behalf of Latendresse Rental Properties LLP, owner for a future land use map amendment from Commercial to Low Density Residential, a zoning map amendment from "C2" General Commercial to "R1" Single-Family Residential for the purpose of facilitating an adjustment of the shared property boundaries between two residential dwellings. The application also includes a variance to Table 2.6-3. surrounding minimum lot dimensions for an interior lot from 7,500 s.f. to 5,829.33 s.f. and for a corner lot from 9,500 s.f. to 9,035.28 s.f. The application is accompanied by a Minor Subdivision Plat to be known as Keyes 3rd Addition. The legal description for the properties is Lots 7 & 8, Block 2, Keyes Amended Plat to the City of Minot, North Dakota.

The property addresses are 3823 9th Ave. SE and 816 39th St. SE.

Documents:

[2022-07-02 KEYS AMENDED PLAT - REZONING, FLU, AND VARIANCE WITH EXHIBITS.PDF](#)

6. Case #2022-07-04. Zoning Map Amendment
Public hearing request on an application from Metro Developers LLC, owner for a zoning map amendment from "C-4" Planned Commercial District to "C2" General Commercial District for the purpose of facilitating the use of the structure as an Oil Change Facility. The legal description for the property is Southwest Knolls Addition Sublots B & C of Lot 1.

The property addresses are 1115 16th St. SW and 1400 11 ½ Ave. SW.

Documents:

[2022-07-04 - SOUTHWEST KNOLLS ADDITION, LOT 1 - ZONING MAP AMENDMENT - WITH EXHIBITS.PDF](#)

7. Case #2022-07-05. Conditional Use Permit

Public hearing request on an application from Sean Weeks, representing Minot Public School District, owner, for a conditional use permit for an expansion of the Magic City Campus. The expansion will include a gym, locker room, and related site improvements.

The legal description for the property is Outlots 18 & 19 Less the South 7' and All of Outlots 20-29 in the W 1/2 of the SE 1/4 of Section 23, Township 155N, Range 83W.

The property address is 1100 11th Ave. SW.

Documents:

[2022-07-05 - MAGIC CITY HIGH SCHOOL CUP WITH EXHIBITS.PDF](#)

8. Adjournment