Regular Meeting: Planning Commission Committee

Location: City Hall, Council Chambers, 515 2nd Avenue SW, City of Minot, ND

Meeting Called to Order: November 30, 2015 at 6:00 p.m.

Presiding Official: Vice-chair Pam Karpenko

Secretary: Sybil Tetteh

Members in Attendance: Vice-chair Pam Karpenko, Wallace Berning, Ryan Conklin, Jon Hanson, Todd Koop, Larry Holbach, Brenden Howe, Todd Wegenast, Kevin Mehrer, Tyler Neether, Travis Zablotney, Bob Wetzler

Members Absent: Chairman John Zimmerman

City Staff Present: Donna Bye, Chief Resilience Officer; Sybil Tetteh, Asst. City Planner; Kelly Hendershot, City Attorney; Lance Meyer, City Engineer; Jacqueline Aucker, Assistant City Engineer; Traffic Engineer, Sunil Jeboo; Mitch Flanagan, Building Official; Jason Sorenson, Asst. Public Works Director; Dan Jonasson, Public Works Director; Police Chief, Jason Olson; Brian Andersen, Fire Marshal; Bob Lindee, Public Information Officer

Others Present: Aldermen Pankow, Miller, Hatlelid, Schuler, Olson, Shomento, Berg, Isaiah Keller, Rolly Ackerman, Jake Maxson, Dennis Nussbaum, and others.

Meeting Called to order by Vice-chair Pam Karpenko

Approval of 10/26/2015 Regular Meeting Minutes
A correction was made to the voting of item 1 on the October 26th Planning Commission minute by Commissioner Wegenast to Nay.

Motion by Holbach, second by Koop, to approve the 10/26/2015 Regular Meeting Minutes, and was carried by the following roll call votes: ayes: Karpenko, Berning, Conklin, Hanson, Koop, Holbach, Howe, Wegenast, Mehrer, Neether, Zablotney, Wetzler. Nays: none.

Motion passed

RECOMMENDATIONS

Approval of Agenda Item (1, 3, 6, 7, 8, & 10) included in the Consent Agenda.
Motion by Neether, second by Koop, to approve consent items with staff finding of fact(s) and condition(s); and was carried by the following roll call votes: Karpenko, Berning, Conklin, Hanson, Koop, Holbach, Howe, Wegenast, Mehrer, Neether, Zablotney, Wetzler Nays: none

Motion passed.

Motion by Wegenast, second Koop by to move Item 13 as first discussion, and was carried by the following roll call Votes: Karpenko, Berning, Conklin, Hanson, Koop, Holbach, Howe, Wegenast, Mehrer, Neether, Zablotney, Wetzler Nays: none

Motion Passed.

Item # 1: As part of consent motion, it was recommended:
That the City Council pass a motion to approve a request by James Jensen to subdivide an unplatted portion of Section 34-155-83, NE1/2 Less Green Acres & Amended Outlot 1 and Green Acres Addition, Lot 19 into one lot to be known as Green Acres 4th Addition, Lot 1.

Also, that City Council introduce an ordinance on first reading to change the zone from R1 (Single-Family Residential) District and AG (Agricultural) District to R1 (Single-Family Residential) District on proposed Green Acres 4th Addition, Lot 1.

This property is located at 1920 Meadowlark Dr.

CONDITIONS: (if Approved)
1. Sidewalks will be required when roadways are built to urban road standards.
2. 31st Ave will continue west and any future building must be set back 40’ from south property line.
3. Driveway access to future 31st Ave will not be granted.

FINDING OF FACT:
1. Subject properties are zoned AG, Agricultural and R1, Single-Family
2. Proposed subdivision meets lot size requirements.
3. Proposed subdivision and zone change are consistent with the neighborhood and land use.

Motion by Neether, second by Koop, to approve consent items with staff finding of fact(s) and condition(s); and was carried by the following roll call votes: Karpenko, Berning, Conklin, Hanson, Koop, Holbach, Howe, Wegenast, Mehrer, Neether, Zablotney, Wetzler Nays: none

Motion passed.

Item # 2:
That the City Council introduce an ordinance on first reading, a request by Isaiah Keller, to change the zone from C2 (General Commercial) District to R1 (Single-Family Residential) District to bring home