

# PLANNING COMMISSION MINUTES

Regular Meeting

July 07, 2021

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**Regular Meeting:** Planning Commission

**Location:** City Hall, Council Chambers, 515 2<sup>nd</sup> Avenue SW., City of Minot, N.D.

**Meeting Called to Order:** Wednesday, July 07, 2021, 5:30 p.m.

**Presiding Official:** Chairman Charles DeMakis

**Members in Attendance:** Tim Baumann, Charles DeMakis, Aaron Faken, Shane Lider, Tammy Nesdahl, Dustin Offerdahl, Cynthia Sessions

**Members Absent:** Kelly Barnett, Elisha Gates, Justin Hochhalter, Todd Koop, Todd Wegenast

**City Staff Present:** Principal Planner Van Dyke, Planner I Baumgartner, Assistant City Attorney Stalheim, Asst. City Engineer, Emily Huettl, Zoning/Code Enforcement Inspector Jamison Baier

**Others Present:** Rusten Roteliuk, representative of Case # 2021-07.04; Patricia Lucier, citizen attending for Case # 2021-07.03

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**Meeting Called to Order by Chairman DeMakis at 5:30 p.m.**

**Item #1 Roll Call**

**Item #2 Pledge of Allegiance**

**Item #3 Planning Commission Intro and Public Hearing Decorum**

**Item #4 Approval of Minutes**

Motion by Commissioner Offerdahl to approve the June 01, 2021 Planning Commission Meeting Minutes, second by Baumann, and was carried by the following roll call vote: ayes: Baumann, DeMakis, Faken, Lider, Nesdahl, Offerdahl, Sessions nays: none

**Motion Carries to waive staff presentations in the Abbreviated Process:**

Motion by Commissioner Offerdahl to waive staff oral presentation on items of 5, 6, 7, second by Lider, and was carried by the following roll call vote: ayes Baumann, DeMakis, Faken, Lider, Nesdahl, Offerdahl, Sessions nays: none

**The following are the recommendations of the Planning Commission:**

**Item #5: Case #2021-07-01 – Subdivision**

Planning Commission recommends City Council approve a subdivision plat to create Pendleton Estates 2nd Addition subdivision, being Lots 9 & 10, Block 2, Pendleton Estates Addition.

The properties are located at 501 and 701 83rd St. NE.

**Planning Commission waived staff's oral report on this item. Below is a summary of staff's written report that is attached to the Planning Commission Agenda.**

Public hearing request on an application from Monique Jensen of Nedrose Holdings, LLP, owner for a subdivision to be known as Pendleton Estates 2nd Addition. The property owner seeks to adjust the location of a shared property boundary.

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The proposed subdivision will create no additional lots. The properties are legally known as Lots 9 & 10, Block 2 of Pendleton Estates Addition to the City of Minot, North Dakota.

The properties are located at 501 and 701 83rd St. NE. An aerial view of the property is provided in **Exhibit 1** of staff's written report.

The properties are both presently vacant and owned by the applicant, Nedrose Holdings, LLP. There exists a flowage easement/no-build zone that lies between the two subject properties. The applicant wishes to shift the boundary so that the majority of the flowage easement/no-build zone lies on proposed Lot 1 of Pendleton Estates 2nd Addition.

The preliminary plat for the proposed Pendleton Estates 2nd Addition is provided in **Exhibit 2** of staff's written report. The proposed lots meet the bulk lot and area requirements per Chapters 2.6 for "R1" Single-Family Residential zoning.

The property is within the extra-territorial jurisdiction of the City of Minot.

### **FINDINGS OF FACT:**

The Minot Planning Commission should accept the following findings of facts:

- 1) The applicants have submitted a complete application.
- 2) The properties are both zoned "R1" Single-Family Residential District on the zoning map.
- 3) The applicant's request is consistent with the bulk requirements of the Minot Land Development Ordinance.
- 4) The Minot Planning Commission has the authority to hear this case and recommend that it be approved or denied. The public notice requirements were met, the hearing was legally noticed and posted and the hearing was held and conducted under the requirements of North Dakota Century Code and Minot City ordinances.

### **RECOMMENDATION:**

Staff recommends the Planning Commission adopt staff findings of fact and recommend approval to City Council of the Pendleton Estates 2nd Addition plat, subject to the following conditions:

- 1) Final plat shall show all existing easements, including flowage easement and no build zone.
- 2) No later than six months after a subdivision design has been approved by the City Council, the applicant for design approval may submit the final form of the instrument or document to the City Engineer which is to be recorded in the office of the County Recorder in order to accomplish the subdivision or to establish the necessary predicate for the later accomplishment of the subdivision. That is, the subdivider shall submit the final form of the original of the appropriate instrument of conveyance, auditor's outlot plat, or plat, and the necessary copies thereof required by ordinance or by way of regulation. The City Engineer shall indicate his approval on the original by signing his name under a suitable statement or legend that expresses approval. However, if the documents or instrument for which approval is sought is a plat, then before the City Engineer approves it he shall first satisfy himself that the technical requirements of Section 10.2-5 have been complied with and that monuments have been placed at all block corners, lot corners, angle points, points of curves in streets which are depicted in the plat, and at such intermediate points as may be required.

**Chairman DeMakis opened the meeting for comments from the public.**

No one from the public came forward with any questions or comments.

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## **Chairman DeMakis asked for a motion from the commissioners.**

Motion by Commissioner Baumann to recommend approval per staff recommendations with conditions based on findings of fact, second by Commissioner Offerdahl, and was carried by the following roll call vote: ayes: Baumann, DeMakis, Faken, Lider, Nesdahl, Sessions, Offerdahl nays: none

## **Motion Passes**

### **Item #6 Case #2021-07-02 – Subdivision**

Planning Commission recommends City Council approve a subdivision plat to create Urban 15<sup>th</sup> addition, being Lots 2, 3, & 4, Urban Fifth Addition to the City of Minot, North Dakota.

The property is located at 900 37<sup>th</sup> Ave. SW.

### **Planning Commission waived staff's oral report on this item. Below is a summary of staff's written report that is attached to the Planning Commission Agenda.**

Public hearing request on an application from Randy Conway of Southside Holdings, LLP, owner for a subdivision to be known as Urban 15th Addition. The property owner seeks to establish two lots for the purpose of commercial development. The property is legally known as Lots 2, 3, & 4, Urban Fifth Addition to the City of Minot, North Dakota. The property is located at 4260 27th St. SE. An aerial view of the property is provided in **Exhibit 1** of staff's written report.

The property is owned by the applicant, Southside Holdings, LLP. The applicant wishes to divide the property into two lots for the purposes of constructing a drive thru restaurant.

The preliminary plat for the proposed Urban 15th Addition is provided in **Exhibit 2** of staff's written report. The proposed lots meet the bulk lot and area requirements per Chapters 2.6 for "C2" General Commercial zoning.

### **FINDINGS OF FACT:** The Minot Planning Commission should accept the following findings of facts:

- 1) The applicants have submitted a complete application.
- 2) The subject area is designated as "Commercial" on the Future Land Use (FLU) Map of the City of Minot 2012 Comprehensive Plan.
- 3) The property is zoned as "C2" General Commercial District on the zoning map.
- 4) The applicant's request is consistent with the bulk requirements of the Minot Land Development Ordinance.
- 5) The Minot Planning Commission has the authority to hear this case and recommend that it be approved or denied. The public notice requirements were met, the hearing was legally noticed and posted and the hearing was held and conducted under the requirements of North Dakota Century Code and Minot City ordinances.

### **RECOMMENDATION:**

Staff recommends the Planning Commission adopt staff findings of fact and recommend approval to City Council of the Urban 15th Addition plat, subject to the following conditions:

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- 1) A storm water management plan or storm water masterplan compliance letter is required for future development.
- 2) A site plan is required for development.
- 3) Connection fees are required for future development.
- 4) Access easements required to provide ingress/egress from shared right of way access points to each parcel.
- 5) No later than six months after a subdivision design has been approved by the City Council, the applicant for design approval may submit the final form of the instrument or document to the City Engineer which is to be recorded in the office of the County Recorder in order to accomplish the subdivision or to establish the necessary predicate for the later accomplishment of the subdivision. That is, the subdivider shall submit the final form of the original of the appropriate instrument of conveyance, auditor's outlot plat, or plat, and the necessary copies thereof required by ordinance or by way of regulation. The City Engineer shall indicate his approval on the original by signing his name under a suitable statement or legend that expresses approval. However, if the documents or instrument for which approval is sought is a plat, then before the City Engineer approves it he shall first satisfy himself that the technical 4 requirements of Section 10.2-5 have been complied with and that monuments have been placed at all block corners, lot corners, angle points, points of curves in streets which are depicted in the plat, and at such intermediate points as may be required.

### **Chairman DeMakis opened the meeting for comments from the public.**

No one from the public came forward with questions or comment on the item. With no public comment, Chairman DeMakis closed the public hearing.

Commissioner Baumann then asked if this was the appropriate time to ask questions. To which Chairman DeMakis confirmed that this was in fact the time to ask questions. Commissioner Baumann started by saying he likes the project, and the infill of the existing development rather than continuing to expand further outward towards the edges of the community. He then asked about the layout of drive through element, specifically about how it would be affecting the homes on 10<sup>th</sup> St SW & Blue Belt Drive, and if the normal screening/existing screening be adequate to protect those homes from headlights? Principal Planner Van Dyke specified the subdivision/properties that would be possibly affected. Van Dyke also mentioned that staff has had prior meetings with the property owners and has seen several iterations of their site plans thus far, and that what is before Planning Commission is just "preliminary" and a "proof of concept" thus far. Commissioner Baumann then asked if staff felt they had the tools to make this an "everyone can win" situation where the property owner can do what they need to do to ensure the residential areas will be protected. Principal Planner Van Dyke stated that he was confident that the current rules and regulations were enough to ensure that the residential neighbors would be unaffected by the proposed development. Commissioner Baumann indicated he was satisfied and had confidence to make the situation acceptable for all going forward.

### **Chairman DeMakis asked for a motion from the commissioners.**

Motion by Commissioner Lider to recommend approval per staff recommendations with conditions based on findings of fact, second by Commissioner Baumann, and was carried by the following roll call vote: ayes: Baumann, DeMakis, Faken, Lider, Nesdahl, Offerdahl, Sessions nays: none

### **Motion passes**

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## **Item #7 Case#2021-07-04 Subdivision**

Planning Commission recommends City Council approve a subdivision plat to create 3 separate lots know as Southwest Business Park 3<sup>rd</sup> Addition from Lot 2, Block 1 of Southwest Business Park Second Addition, Section 32, Township 155 North, Range 83 West, Ward County, North Dakota.

The property address is 36th Ave SW.

**Planning Commission waived staff's oral report on this item. Below is a summary of staff's written report that is attached to the Planning Commission Agenda.**

Public hearing request on an application from Rusten Roteliuk of Houston Engineering representing Bremmer Bank, National Association, owner for a Subdivision of Lot 2, Block 1 of Southwest Business Park Second Addition, Section 32, Township 155 North, Range 83 West, Ward County, North Dakota. The purpose of the subdivision is to divide one lot into three lots to be known as Southwest Business Park 3<sup>rd</sup> Addition. The property is located at 1615 36th Ave. SW. An aerial view of the property is provided in **Exhibit 1** of staff's written report.

The property is owned by the applicant, Bremer Bank, National Association. The applicant wishes to divide the property into three lots for the purposes of commercial development.

The preliminary plat for the proposed Southwest Business Park 3<sup>rd</sup> Addition is provided in **Exhibit 2** of staff's written report. The proposed lots meet the bulk lot and area requirements per Chapters 2.14 for the "C2" General Commercial District.

### **FINDINGS OF FACT:**

The Minot Planning Commission should accept the following findings of facts:

- 1) The applicants have submitted a complete application.
- 2) The subject area is designated as "General Mixed Use" on the Future Land Use (FLU) Map of the City of Minot 2012 Comprehensive Plan.
- 3) The property is zoned as "C2" General Commercial District on the zoning map.
- 4) The applicant's request is consistent with the bulk requirements of the Minot Land Development Ordinance.
- 5) The Minot Planning Commission has the authority to hear this case and recommend that it be approved or denied. The public notice requirements were met, the hearing was legally noticed and posted and the hearing was held and conducted under the requirements of North Dakota Century Code and Minot City ordinances.

### **Recommendations:**

Staff recommends the Planning Commission adopt staff findings of fact and recommend approval to City Council of the Southwest Business Park 3<sup>rd</sup> Addition plat, subject to the following conditions:

- 1) A storm water management plan or storm water masterplan compliance letter is required for future development.
- 2) A site plan is required for development.
- 3) Connection fees are required for future development.
- 4) Commercial covenants required for utility maintenance if there are common service lines.

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- 5) Each parcel is required to have independent domestic and fire (if applicable) service valves.
- 6) Easements required for water and sewer infrastructure.
- 7) Access easements and/or recorded access agreements are required to provide ingress/egress from the single shared right of way access point to each parcel.
- 8) Final plat shall show all new and existing easements.
- 9) Sidewalks required on 36th Ave and 16th St.
- 10) No later than six months after a subdivision design has been approved by the City Council, the applicant for design approval may submit the final form of the instrument or document to the City Engineer which is to be recorded in the office of the County Recorder in order to accomplish the subdivision or to establish the necessary predicate for the later accomplishment of the subdivision. That is, the subdivider shall submit the final form of the original of the appropriate instrument of conveyance, auditor's outlot plat, or plat, and the necessary copies thereof required by ordinance or by way of regulation. The City Engineer shall indicate his approval on the original by signing his name under a suitable statement or legend that expresses approval. However, if the documents or instrument for which approval is sought is a plat, then before the City Engineer approves it he shall first satisfy himself that the technical requirements of Section 10.2-5 have been complied with and that monuments have been placed at all block corners, lot corners, angle points, points of curves in streets which are depicted in the plat, and at such intermediate points as may be required.

**Chairman DeMakis opened the meeting for comments from the public.**

No one from the public came forward with questions or comment on the item.

**Chairman DeMakis asked for a motion from the commissioners.**

Motion by Commissioner Baumann to recommend approval per staff recommendations with conditions based on findings of fact, second by Commissioner Offerdahl.

**Chairman DeMakis opened the motion up for discussion:**

Commissioner Baumann thanks the planning department for their work, and is happy it's being done within the city rather than further expansion outward.

With no further discussion, the motion was carried by the following roll call vote: ayes: Baumann, DeMakis, Faken, Lider, Nesdahl, Sessions, Offerdahl nays: none

**Motion passes**

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## **Item #8 Case #2021-06-03 Zoning Map Amendment And Annexation**

Planning Commission recommends City Council approve and pass an ordinance on the first reading to change the zoning designation of Outlot 35 of Section 29-155N-82W from "AG" Agricultural District to "M1" Light Industrial District, and to also pass an ordinance on first reading to annex the same property into city limits.

Property is located at 1613 27<sup>th</sup> St SE.

### **Chairman DeMakis asked Planner I Baumgartner for his report.**

Public hearing request on an application from Loren Klein, owner, for annexation and a zoning map amendment from "AG" Agricultural District to "M1" Light Industrial District. The property is legally known as Outlot 35 of Section 29, Township 155 North, Range 82 West, Ward County, North Dakota. The property is located at 1613 27<sup>th</sup> St SE. An aerial view of the property is provided in **Exhibit 1** of staff's written report.

The request by Loren Klein, property owner, surrounds the construction of a mail truck storage building on the subject property. The 13.13 acre property is adjacent to city limits and abuts 27<sup>th</sup> St. SE. a roadway maintained by the City of Minot. This is the basis for the request for annexation by the property owner and an annexation **exhibit** is included in **Exhibit 2** of staff's written report.

A zoning map and future land use map of the area is provided in **Exhibits 3. & 4** of staff's written report respectively. A site photo is provided in **Exhibit 5** of staff's written report.

### **FINDINGS OF FACT:**

The Minot Planning Commission should accept the following findings of facts:

- 1) The applicants have submitted a complete application.
- 2) The property is zoned "AG" Agricultural District.
- 3) The Future Land Use Map designation for the property is Industrial.
- 4) The requested zone change is justified by a change in conditions stemming from the proposed development of a mail truck storage building and to resolve a discrepancy between the present zoning of "AG" Agricultural District and the Future Land Use Map designation of Industrial.
- 5) The City or other agencies will be able to provide necessary public services and facilities to serve planned or potential development allowed by the new zoning classification of "M1" Light Industrial District.
- 6) There exists no evidence the approval of a zone change will substantially diminish the condition or value of property in the vicinity.
- 7) The applicants' request is consistent with the City of Minot 2012 Comprehensive Plan Land Use Goal #2, Policy #2 and Economic Development Goal #2.
- 8) The applicant's request is consistent with the bulk requirements of the Minot's Land Development Ordinance.
- 9) The property owner has requested annexation and an annexation **exhibit** is provided in **Exhibit 2**.

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- 10) The Minot Planning Commission has the authority to hear this case and recommend that it be approved or denied. The public notice requirements were met, the hearing was legally noticed and posted, and the hearing was held and conducted under the requirements of North Dakota Century Code and Minot City ordinances.

### **RECOMMENDATION:**

Staff recommends the Planning Commission adopt staff findings of fact and recommend approval to City Council of the Annexation and Zoning Map Amendment request, subject to the following conditions:

- 1) Site plan review and storm water management plan are required for future development
- 2) Structure(s) shall be built one foot above the proposed floodplain

### **Chairman DeMakis opened the meeting for questions from the Commissioners.**

Commissioner Baumann was curious about the mobile home's situation regarding a M1 zone abutting a MH zone. Planner 1 Baumgartner responded that the applicant would be required to put a 20' wide buffer yard along the north side of the property and that it must contain 1 tree per 20 lineal feet, 50% of which must be evergreen conifers. Baumgartner then concluded that they would have to be entirely on the applicant's side of the property line. Commissioner Baumann inquired surrounding any potential sound issues with the MH zoned homes. Planner 1 Baumgartner noted that additional sound and truck traffic is expected via the trucks in the area, and mentioned that noise limits would be found in the municipal code and enforced by the City Police Department. Principal Planner Van Dyke spoke of annexation, and the benefits of binding them to some noise restrictions that apply to all industrial properties. Commissioner Baumann asked if there are any issues regarding costs to the taxpayer with annexed properties? Planner 1 Baumgartner mentioned that the additional truck traffic is expected so that would require more upkeep naturally, but the applicants would also be paying taxes to maintain the road, and that soft utilities such as police and fire would be required to respond to any emergencies.

Commissioner Sessions asked about the 300ft notification area and who would have been notified as part of it. Planner 1 Baumgartner responded that a letter would have only gone to the owner of the mobile home park, as notifications are sent to property owners. Commissioner Sessions was curious about the facilities truck volume, and the hours of operation at the facility. Planner 1 Baumgartner mentioned that at a previous meeting with staff had touched on the issue, and that he was unable to cite the specific findings of such. Commissioner Sessions then asked about the ingress and egress location for the facilities trucks? Planner 1 Baumgartner referenced the map that showed existing access on 27<sup>th</sup> in approximately the middle of that roadway along the property. Commissioner Sessions thanks staff for the answers provided.

### **Chairman DeMakis opened the meeting for comments from the public.**

No one from the public came forward to comment either for or against the item.

### **Chairman DeMakis asked for a motion from the commissioners.**

Motion by Commissioner Offerdahl to recommend approval per staff recommendations with conditions based on findings of fact, second by Commissioner Lider, and was carried by the following roll call vote: ayes: Baumann, DeMakis, Faken, Lider, Nesdahl, Sessions, Offerdahl nays: none

### **Motion Passes**



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### **Item #9 Case #2021-07-03 Outlot and Zoning Amendment**

Planning Commission recommends City Council approve an outlot plat to create Outlot 23 and pass an ordinance on the first reading to change the zoning designation of the property from "C2" General Commercial District to "AG" Agricultural District.

The proposed outlot is currently unaddressed and lies immediately west of 6020 County Rd 12 W.

#### **Chairman DeMakis asked Principal Planner Van Dyke for his report.**

Public hearing request on an application from Ethan and Courtney Erickson representing Darla and Donald Erickson, owners for a zoning map amendment from "C2" General Commercial to "AG" Agricultural District for a 10-acre portion of their property. Also considered at this hearing will be an outlot plat to create the respective 10-acre property to be known as Outlot 23. The property is legally known as an unplatted portion of the NE ¼ of the SE 1/4, Section 19, Township 155 North, Range 83 West, Ward County, North Dakota. The proposed outlot is currently unaddressed and lies immediately west of 6020 County Rd 12 W. An aerial view of the property is provided in **Exhibit 1** of staff's written report.

The Outlot Plat is being requested by the applicants, Ethan and Courtney Erickson, on behalf of Darla and Donald Erickson, owners, to split off a 10-acre portion of Darla and Donald's land for the purpose of single-family dwelling construction.

According to the historic zoning map for the area that Minot received from Ward County, the majority of Section 19-155N-83W was zoned as "C-2" as illustrated in **Exhibit 2** of staff's written report. When the property was brought into Minot's Two-Mile Extraterritorial Jurisdiction (ETJ) the zoning was changed to the equivalent in the city's zoning code, which was determined to be "C2" General Commercial District at the time. In order to construct a single-family dwelling on the 10-acre property, the applicant is proposing to extend the existing adjacent "AG" Agricultural District to the east to encompass the 10-acre proposed Outlot 23.

**Exhibit 3** of staff's written report includes the Outlot Plat for proposed Outlot 23. The proposed Outlot Plat meets the minimum size requirements within the "AG" Agricultural District of ten (10) acres.

A zoning map and future land use map of the area is provided in **Exhibits 4. and 5** of staff's written report respectively.

A photo of the site is shown in **Exhibit 6** of staff's written report.

#### **FINDINGS OF FACT:**

The Minot Planning Commission should accept the following findings of facts:

- 1) The applicants have submitted a complete application.
- 2) The property was originally zoned as "C-2" by Ward County in 1962. When it was included within Minot's extraterritorial jurisdiction it was changed to "C2" General Commercial District.
- 3) No Future Land Use Map designation is assigned to the subject property.
- 4) The requested zone change is justified by a change in conditions stemming from the proposed plat to create Outlot 23.
- 5) The City or other agencies will be able to provide necessary public services and facilities to serve planned or potential development allowed by the new zoning classification from "C2" General Commercial to "AG" Agricultural District.

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- 6) There exists no evidence the approval of a zone change will substantially diminish the condition or value of property in the vicinity.
- 7) The applicants' request is consistent with the City of Minot 2012 Comprehensive Plan Land Use Goal #2, Policy #2.
- 8) The applicant's request is consistent with the bulk requirements of the Minot's Land Development Ordinance.
- 9) The Minot Planning Commission has the authority to hear this case and recommend that it be approved or denied. The public notice requirements were met, the hearing was legally noticed and posted and the hearing was held and conducted under the requirements of North Dakota Century Code and Minot City ordinances.

### **RECOMMENDATION:**

Staff recommends the Planning Commission adopt the staff findings of fact and recommend approval to City Council of the Outlot Plat and Zoning Map Amendment application, subject to the following condition:

- 1) No later than six months after a subdivision design has been approved by the City Council, the applicant for design approval may submit the final form of the instrument or document to the City Engineer which is to be recorded in the office of the County Recorder in order to accomplish the subdivision or to establish the necessary predicate for the later accomplishment of the subdivision. That is, the subdivider shall submit the final form of the original of the appropriate instrument of conveyance, auditor's outlot plat, or plat, and the necessary copies thereof required by ordinance or by way of regulation. The City 5 Engineer shall indicate his approval on the original by signing his name under a suitable statement or legend that expresses approval. However, if the documents or instrument for which approval is sought is a plat, then before the City Engineer approves it he shall first satisfy himself that the technical requirements of Section 10.2-5 have been complied with and that monuments have been placed at all block corners, lot corners, angle points, points of curves in streets which are depicted in the plat, and at such intermediate points as may be required

### **Chairman DeMakis opened the meeting for questions from the Commissioners.**

Commissioner Baumann asked if the proposed property was within the City limits or the ETJ. Principal Planner Van Dyke clarified that it was the ETJ. Commissioner Baumann thanked the staff for the clarification.

### **Chairman DeMakis opened the meeting for comments from the public.**

Patricia L., a neighbor to the property in question was curious about the purpose of a rezone if it's already farm land. Principal planner Van Dyke said the land is currently zoned commercial, and a request is for it to be rezoned to agricultural, and that it will remain essentially the same to what is found now, but with the addition of a single-family dwelling. Patricia L. mentioned her lack of clarification presented within the letter that was sent, and that the clarification is appreciated and of no serious concern following the clarification from Principal Planner Van Dyke.

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### **Chairman DeMakis asked for a motion from the commissioners.**

Motion by Commissioner Offerdahl to recommend approval per staff recommendations with conditions based on findings of fact, second by Commissioner Lider, and was carried by the following roll call vote: ayes: Baumann, DeMakis, Faken, Lider, Nesdahl, Sessions, Offerdahl nays: none

### **Motion passes**

### **Other Business**

Principal Planner Van Dyke reminded the commission of nomination and selection of "New Chair" and "Vice Chair" to occur in August.

### **Adjournment**

With no further business, Chairman DeMakis adjourned the meeting at 5:58.