

City of Minot
Regular Planning Commission Meeting
Tuesday, October 06, 2020 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. Approval Of September 1, 2020 Regular Meeting Minutes

Documents:

[09 \(SEP\) RECOMMENDATIONS 2020.PDF](#)

4. Rezoning – Chaparelle Subdivision, Less Lots 1 & 2, Sundre Valley Addition, Lots 1-15, And Outlots 27 & 47 Of Section 4-155N-82W
Public hearing request on an application from Dave Lakefield and the City of Minot, applicants, to rezone the entire Chaparelle Subdivision, Less Lots 1 & 2, Sundre Valley Addition, Block 1, Lots 1- 7, & Block 2, Lots 1-15, and Outlots 27 of Section 4-155N-82W from M1, "Light Industrial District" and C2, "General Commercial District" to R1, "Single-Family Residential District." Outlot 47 of Section 4-154N-82W will be rezoned from M1, "Light Industrial District" to RA, "Agricultural Residential District."

These properties are located at 3821, 3901, 3911, 4001, 4111, 4121, 4221, 4301, 4311, 4321, 4401, 4411, 4421, 4501, 4511, 4515, 4601, 4621, 4701, 4801, 4811, 4821, 4901, 4911, 4921, 5001, 5011, 5021, 5101, and 5111 County RD 19 S & at 4600 Highway 52, Lots 14-38.

Documents:

[REZONE-CHAPARELLE SUBDIVISION.PDF](#)

5. Subdivision – Ramstad Heights 10th Addition, Lots 1 & 2
A request from Matt Gregoire, Owner, to create a new subdivision by consolidating the following properties from Ramstad Heights 2nd Addition, Lot 4, Ramstad Heights 3rd Addition, Lot 6, and a vacated portion of Kodiak Street Northwest, to be known as Ramstad Heights 10th Addition, Lots 1 & 2.
These properties are located at 3421 15th St NW and 1421 35th Ave NW.

Documents:

[SUBDIVISION-RAMSTAD HEIGHTS 10TH.PDF](#)

6. Subdivision, Rezoning, Comprehensive Plan Map Amendment, And A Conditional Use Permit– Southeast Ridge Business Park 2nd Addition, Lots 1-24
Public hearing request on an application from Schatz Properties, LLC, Owner, to rezone a portion of the property described as Outlot 19, Less Lots A, B, and C, Section 29-155N-82W and the Feist S/D of Pro Gold Nugget Addition, Block 2, Less E197.45' plus vacated 13th and all of vacated 15th Ave SE from MH, "Manufactured Home District" to M1, "Light Industrial District," and to amend the Future Land Use Map of the Minot Comprehensive Plan from "Medium Density Residential" to "Industrial", and also to create

a new 24-lot subdivision from the above described properties to be known as Southeast Ridge Business Park 2nd Addition, Lots 1-24. The applicant is also seeking a Conditional Use Permit to place bulk propane storage tanks on one of the lots that will be zoned M1.

These properties are going to be located at the approximate intersection of 35th Street and 13th Ave SE extending south.

Documents:

[ZONE CHANGE, SUBDIVISION PLAT, COMP PLAN AMENDMENT AND CUP-SOUTHEAST RIDGE BUSINESS 2ND ADDITION.PDF](#)

7. Other Business

1. Discuss 2021 Planning Commission meeting schedule.
2. The November Planning Commission meeting has been moved to November 4th.

8. Adjournment