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*Tim Solberg, AICP, Director of Planning and Zoning*  
*Larry M. Weil, Community Development Director*  
*Lisa Sankey, Planner*  
*Malachi Petersen, Planner*

West Fargo Planning and Zoning Commission  
Tuesday, June 11, 2019 at 5:30pm  
West Fargo City Hall

Members Present: Joe Kolb, April Walker, Tom McDougall, Shane LeBahn, Eric Dodds, Jana Reinke, Dave Gust, Megan Huffman

Others Present: Tim Solberg, Lisa Sankey, Malachi Petersen, John Shockley, Dustin Scott, Lukas Croaker, Ohnstad Twichell, Mike Graham, Art Goldhammer, Camille Kaster, Tanner Brandt, Diana Lamont, Kathy Kelly, Don & Jackie Bruenjes

Minutes Submitted By: Courtney Williams, Executive Assistant

The meeting was called to order by Chair McDougall at 5:30pm.

Tim introduced the newest Planner, Malachi Petersen.

Commissioner Kolb made a motion to approve the May 14, 2019 meeting minutes as printed and mailed. Commissioner LeBahn seconded the motion. No opposition. Motion carried.

Commissioner McDougall opened Public Hearing A19-22 Conditional Use Permit for construction of accessory building for a non-farm residential use in an A: Agricultural zoning district at 906 19<sup>th</sup> Ave NW (Auditor's Lot 1 in the NW ¼ of Section 31, T140N, R49W [Reed Township]), Cass County, North Dakota – Kaster. After discussion, Commissioner Walker moved and Commissioner Reinke seconded to deny the application as presented. Commissioners Kolb and Gust voted in opposition. the majority having voted in favor, the motion passed.

Commissioner McDougall opened Public Hearing A19-23 Heritage at the Wilds Addition, a replat of Lots 8-12, Block 3 of the Wilds 9<sup>th</sup> Addition, City of West Fargo, North Dakota – Vollmuth. The Public Hearing was opened. There was no Public Comment. The Public Hearing was closed. After discussion, Commissioner Dodds moved and Commissioner Kolb seconded to approve the application with the conditions listed in the staff report. No opposition. Motion carried.

Commissioner McDougall opened Public Hearing A19-24 Highland Meadows 4<sup>th</sup> Addition, a replat and rezoning from R-1: One & Two Family Dwellings to R-ISM: Mixed One & Two Family Dwelling of lots within Highland Meadows 1<sup>st</sup> and 3<sup>rd</sup> Additions, City of West Fargo, North Dakota – HM Development. The Public Hearing was opened. There was No Public Comment. The Public Hearing was closed. After discussion, Commissioner Gust moved and Commissioner Huffman

seconded to approve the application with the six conditions listed in the staff report. No opposition. Motion carried.

Commissioner McDougall opened Continued Public Hearing A19-20 Oak Ridge 18<sup>th</sup> Addition, Replat and Planned Unit Development Amendment of Lots 1-38, Block 3 of Oak Ridge 10<sup>th</sup> Addition and Lot 10, Block 1 of Oak Ridge 11<sup>th</sup> Addition, City of West Fargo, North Dakota. The Public Hearing was opened. The following individuals appeared before the Planning & Zoning Commission and spoke in opposition to the application:

- Kathy Kelly 545 34<sup>th</sup> Way E
- Diane Lamont 545 34<sup>th</sup> Way E
- Don & Jackie Bruenjes 607 34<sup>th</sup> Way E

Tanner Brandt, 3313 5th Way E, spoke in support of the application.

There was no other Public Comment. The Public Hearing was closed. After discussion, Commissioner Walker moved and Commissioner Dodds seconded to table the discussion for 30 days to allow the developer to meet with homeowners. Commissioner Kolb voted in opposition. The majority having voted in favor, the motion passed.

Commissioner McDougall opened continued Public Hearing – A18-2 Tehar 2nd Addition, Replat of Lot 1, Block 1 of Tehar Subdivision, Subdivision property in the SE¼ of Section 18, T139N, R49W, City of West Fargo, North Dakota and Rezoning from A: Agricultural to PUD: Planned Unit Development. The application was withdrawn; no action was requested of the Commission.

There were no non-agenda items.

Commissioner Kolb moved and Commissioner Dodds seconded to adjourn No opposition. Meeting adjourned.