



Regular Planning Commission Meeting

Tuesday, July 2, 2024, at 5:30 PM

City Council Chambers, City Hall (10 3rd Ave SW)

Any person needing special accommodation for the meeting is requested to notify the City Clerk's office at 857-4752.

1. ROLL CALL
2. PLEDGE OF ALLEGIANCE
3. INTRODUCTIONS AND DECORUM
 - 3.1. INTRODUCTIONS AND DECORUM HANDOUT
4. PLANNING COMMISSION
 - 4.1. APPROVAL OF THE JUNE 2024 REGULAR MEETING MINUTES
5. PUBLIC HEARING
 - 5.1. CASE #2024-05-01 - THOMPSON'S FIFTH ADDITION - ZONE CHANGE

Public hearing request by Scott Louser representing Henslayer, LLC., owner for a request of a zone change for an apartment complex located on a property zoned "C2" General Commercial. The applicant is requesting a zone change to "RH" High Density Residential District bringing current zoning into alignment with the City of Minot's 2040 Comprehensive Plan's Future Land Use Map's designation of "Urban Residential" and to better reflect the existing development on the property. The legal description for the property is Thompson's Fifth Addition Lots 13, 14 and Sublot A of Lot 15, Section 35, Township 155 North, Range 83 West, Ward County, North Dakota. The subject property address is 3205 4th Street SW

- 5.2. CASE #2024-05-04 - HIGHALNDS AT NORTH HILL 3RD ADDITION - VARIANCE

Public hearing request by Brian Billingsley, Community and Economic Development Director representing 701 Development LLP., owner for a request of a variance for side-yard setback requirements on an "R2" Two-Family Residential District with a PUD overlay district. The legal description for the property is Highlands at North Hill 3rd Addition to the City of Minot, North

Dakota, Block 3 Lot 10 B.

The subject property address is 2532 Landmark Dr.

5.3. CASE #2024-03-01 - POPEYES - VARIANCE

Motion made to table this item until July 2nd, 2024 at 5:30pm in the City Council Chambers of City Hall.

6. MISCELLANEOUS AND DISCUSSION ITEMS

6.1. 2025 COMPREHENSIVE PLAN GOALS

7. ADJOURNMENT