



Regular Planning Commission Meeting

Tuesday, January 7, 2025, 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 DECEMBER 2024 REGULAR MEETING MINUTES
5. PUBLIC HEARING
 - 5.1. CASE #2024-11-02 - HOMES ACRES 3RD ADDITION - CONDITIONAL USE PERMIT

Public hearing request by Devashri Rathod, representing Amerco Real Estate Company, owner for a request of a conditional use permit on a property zoned "C2" General Commercial District to construct additional commercial self-storage on a property currently used for commercial self-storage and general merchandise retail sales. The legal description for the property is an unplatted portion of the S 1/2 SW 1/4 SW1/4, Section 25, Township 155, Range 83 including Home Acres 3rd Addition to the City of Minot and Outlot 11 Less Outlots 2, 3, 4, 6 and 7 Ward County, North Dakota.

The subject property address is 1 20th Ave SE.

- 5.2. CASE #2024-11-03 - EHC MINOT ADDITION - FUTURE LAND USE MAP AMENDMENT, ZONING MAP AMENDMENT, PRELIMINARY PLAT, AND ANNEXATION

Public hearing request by Daniel Stewart of Development Engineering Consultants LLC, representing Jared Lochthowe, owner for a request of a future land use map amendment, zoning map amendment, preliminary plat and annexation on a property zoned "AG" Agricultural District with the

requested rezoning to “C2” General Commercial District with a future land use map amendment from “Light Industrial” to “Gateway Commercial”. The legal description for the property is the SE ¼, Section 35, Township 156, Range 83 less Highway and Don’s Addition to the City of Minot, Ward County, North Dakota.

The subject property’s address is unassigned.

5.3. CASE #2024-11-05 - OUR LADY GRACE ADDITION - ZONING MAP AMENDMENT, AND PRELIMINARY PLAT

Public hearing request by Sean Weeks of Ackerman-Esvtold, representing Our Lady of Grace Catholic Church, owner for a request of a zoning map amendment and preliminary plat on a property zoned “R1” Single Family Residential District with the requested rezoning to “P” Public District. The legal description for the property is Subdivision Lot 17 of Blocks 10 & 11 Amended Roosevelt Heights Addition Blocks 3-13 Inclusive Lots 1-7 to the City of Minot, Ward County, North Dakota.

The subject property address is 707 16th Ave SW.

5.4. CASE #2024-11-06 - RAMSTADS FIRST ADDITION - ZONING MAP AMENDMENT

Public hearing request by Jonathan Layne, representing Providence Holdings Minot, LLC, owner for a request of a zoning map amendment on a property zoned “C1” Neighborhood Commercial District with the requested rezoning to “CBD” Central Business District. The legal description for the property is Lots 13, 14 and 15, Block 2 Ramstads First Addition to the City of Minot, Ward County, North Dakota.

The subject property address is 423 Main St. S.

6. MISCELLANEOUS AND DISCUSSION ITEMS

7. ADJOURNMENT