

THE MORTON COUNTY PLANNING AND ZONING COMMISSION MINUTES

Chairman Kist called the Morton County Planning and Zoning Commission meeting to order at 5:30 P.M. June 23, 2022, in the Morton County Commission Room, 210 2nd Ave NW, Mandan, North Dakota. Commissioners present were Zachmeier, Buckley, Braun, Wald, Rohr, Tomac, and Laber (virtually) also present were County Planner Natalie Pierce and Deputy Auditor Eckroth. Absent Selzler

Buckley moved and Rohr seconded to approve the agenda. All voting aye, motion carried.

Braun moved and Buckley seconded to approve the minutes of May 26, 2022. All voting aye, motion carried.

Chairman Kist opened the Public Hearing – request from Mark Elhardt for the final plat of a short-form subdivision known as Elhardt Subdivision on 2.37 acres in the NE ¼ of Section 7, Township 136N, Range 79W, Morton County.

Braun moved and Tomac seconded to recommend approval of the final plat of the short-form subdivision known as Elhardt Subdivision as the subdivision conforms to the regulations established in Article 7 of the Morton County Land Use Code and is not in violation of Policy 1.1.2 of the 2045 Comprehensive Plan.

All voting aye, motion carried.

Chairman Kist opened the Public Hearing – request from Kevin & Lynette Thompson for the final plat of a short-form subdivision known as Paradise Subdivision and a zoning map amendment from Agricultural to Residential on 3.95 acres in the SW ¼ of Section 22, Township 137N, Range 86W, Morton County.

Buckley moved and Laber seconded to recommend approval of the final plat of the short-form subdivision known as Paradise Subdivision and a zoning map amendment from Agricultural to Residential district and including a 40' Utility Easement as the subdivision conforms to the regulations established in Article 7 of the Morton County Land Use Code and is not in violation of Policy 1.1.2 of the 2045 Comprehensive Plan.

All voting aye, motion carried.

Chairman Kist opened the Public Hearing – request from Carol Carlson for the final plat of a short-form subdivision known as Rosemary Subdivision and a zoning map amendment from Agricultural to Residential on 20.46 acres in the NE ¼ of Section 8, Township 139N, Range 82W, Morton County.

Rohr moved and Laber seconded to recommend approval of the final plat of the short-form subdivision known as Rosemary Subdivision and a zoning map amendment from Agricultural to Residential district, as the subdivision conforms to the regulations established in Article 7 of the Morton County Land Use Code and reasonably conforms to the land use priorities established in the 2045 Comprehensive Plan, with the condition that only the easternmost 40 feet of Rosemary Drive be vacated and included within the subdivision boundary. All voting aye, motion carried

Chairman Kist opened the Public Hearing – request from Donald & Debra Giesler for the preliminary plat of a long-form subdivision known as Giesler Subdivision on 15.17 acres in the NW ¼ of Section 6, Township 137N Range 80W, Morton County.

Laber moved and Rohr seconded to provisionally approve the preliminary plat of the long-form subdivision, with the following conditions:

- The plat is reconfigured to have two lots instead of 3 lots.
- The applicants will discontinue the RV Campground use.

Laber, Zachmeier, Braun, Wald and Buckley voting aye, Rohr, Tomac and Kist voting nay, motion carried.

Chairman Kist opened the Public Hearing – amendments to Article 12 of the Morton County Land Use Code regarding definition of “dwelling” and “recreational vehicle.”

Discussion. No action taken.

Rohr moved and Buckley seconded to adjourn the meeting at 7:06 pm. All voting aye, motion carried.