

FARGO PLANNING COMMISSION AGENDA  
Tuesday, August 2, 2016 at 3:00 P.M.

- A: Approve Order of Agenda.
- B: Minutes: Regular Meeting of July 5, 2016.
- C: Brown Bag Luncheon - Wednesday, August 17, 2016.
- D: Resolution Acknowledging Kristy Fremstad
- E: Public Hearing Items:
1. Continued Hearing on an application requesting a Plat of **Osgood Estates Fourth Addition** (Minor Subdivision) a replat of Lots 38 and 39, Block 1, Osgood Estates Addition to the City of Fargo, Cass County, North Dakota. (Located at 5060 and 5072 43rd Avenue South) (Milestone Properties LLC) (dl): WITHDRAWN
  2. Hearing on an application requesting a Street Vacation of 22nd Street North between Block 11 and Block 12, **Tyler's Addition**. (Located between the 300 and 400 Blocks of 22nd Street North) (Fabricators Unlimited) (an): CONTINUED TO SEPTEMBER 6, 2016
  3. Hearing on an application requesting a Plat of **Bentley Square Second Addition** (Minor Subdivision) a replat of Lot 1, Block 4, Brandt Crossing 1st Addition to the City of Fargo, Cass County, North Dakota. (Located at 4609 33rd Avenue South) (PACES Lodging) (me):
  4. Continued Hearing on an application requesting a Conditional Use Permit to allow Community Service use and an Alternative Access Plan in an SR-3, Single-Dwelling Residential zoning district on Lots 1-4 and 16-18, Block 30, **College 2nd Addition**. (Located 724 and 728 27th Street North, and 725 28th Street North) (Legacy Children's Foundation) (me):
  5. Hearing on an application requesting a Conditional Use Permit to allow Manufacturing and Production, and Industrial Services uses in a GC, General Commercial zoning district on Lot 4, Block 1, **Rocking Horse East Second Addition**. (Located at 5475 51st Avenue South) (NAI North Central) (me):
  6. Hearing on an application requesting a Conditional Use Permit to allow Household Living in a GC, General Commercial zoning district on Lot 4, Block 2, **Dakota Land Second Addition**. (Located at 1825 35th Street South) (Houston Engineering, Inc.) (an):
  7. Hearing on an application requesting a Plat of **Ed Clapp Park Second Addition** (Major Subdivision) a replat of part of Lot 2, Block 2, Bluemont Park First Addition, to the City of Fargo,

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Cass County, North Dakota. (Located at 2751 32nd Avenue South and 3131 28th Street South)  
(Fargo Park District) (dk):

8. Hearing on an application requesting a Zoning Change from GC, General Commercial to DMU, Downtown Mixed-Use on Lot 5, Block 1, **Fargo Park District North Maintenance Addition**. (Located at 1202 7th Avenue North) (Fargo Park District) (dl):
- 9a. Hearing on an application requesting a Growth Plan Amendment within the boundaries of the proposed **DK First Addition**. (Located at 3475 39th Street South and 4001 36th Avenue South) (SoFar Properties, LLP) (dl):
- 9b. Hearing on an application requesting a Zoning Change from AG, Agricultural to LI, Limited Industrial on Lots 1-14, and LI, Limited Industrial with a C-O, Conditional Overlay on Lots 1-7, within the boundaries of the proposed **DK First Addition**. (Located at 3475 39th Street South and 4001 36th Avenue South) (SoFar Properties, LLP) (dl):
- 9c. Hearing on an application requesting a Plat of **DK First Addition** (Minor Subdivision) of part of the Northeast Quarter of Section 27, Township 139 North, Range 49 West of the 5th Principal Meridian, Cass County, North Dakota. (Located at 3475 39th Street South and 4001 36th Avenue South) (SoFar Properties, LLP) (dl):
- 10a. Hearing on an application requesting a Zoning Change from AG, Agricultural, GC, General Commercial, and LI, Limited Industrial with a C-O, Conditional Overlay to GC, General Commercial, LI, Limited Industrial, and P/I, Public and Institutional within the boundaries of the proposed **45th Street Park Fifth Addition**. (Located at 307 43-1/2 Street South, 401 43-1/2 Street South, 445 43-1/2 Street South, 400 45th Street South, and 474 45th Street South) (West 45th Business Center, LLC) (an):
- 10b. Hearing on an application requesting a Plat of **45th Street Park Fifth Addition** (Major Subdivision) a replat of Lot 1 and part of Lot 2, Block 1, 45th Street Park Third Addition; Lot 3, Block 1, 45th Street Park Fourth Addition; and part of the Northwest Quarter of Section 10, Township 139 North, Range 49 West of the 5th Principal Meridian, Cass County, North Dakota. (Located at 307 43-1/2 Street South, 401 43-1/2 Street South, 445 43-1/2 Street South, 400 45th Street South, and 474 45th Street South) (West 45th Business Center, LLC) (an):
- 10c. Hearing on an application requesting a Street Vacation of part of 43-1/2 Street South contained within the boundaries of the proposed **45th Street Park Fifth Addition** to the City of Fargo, Cass County, North Dakota. (Located at 307 43-1/2 Street South, 401 43-1/2 Street South, 445 43-1/2 Street South, 400 45th Street South, and 474 45th Street South) (West 45th Business Center, LLC) (an): WITHDRAWN
- 11a. Hearing on an application requesting a Zoning Change from AG, Agricultural to SR-4, Single-Dwelling Residential and P/I, Public and Institutional within the boundaries of the proposed

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**Bison Meadows Addition.** (Located at 6811 and 6875 University Drive and 1804-1848 67th Avenue South) (Crofton Coves, LLC) (dk):

- 11b. Hearing on an application requesting a Plat of **Bison Meadows Addition** (Major Subdivision) a replat of Lot 53, Block 4 and Lots 13-16, Block 6, Crofton Coves First Addition; and part of the South Half of the Northeast Quarter of Section 12, Township 138 North, Range 49 West of the 5th Principal Meridian, Cass County, North Dakota. (Located at 6811 and 6875 University Drive and 1804-1848 67th Avenue South) (Crofton Coves, LLC) (dk):
- 12a. Hearing on an application requesting a Zoning Change from LI, Limited Industrial to LI, Limited Industrial with a PUD, Planned Unit Development Overlay on Lots 7-8, and the East 10 feet of Lot 9, Block 34, **Beardsleys Addition.** (Located at 2105 7th Avenue North) (Accel Mechanical, LLC) (an): CONTINUED TO OCTOBER 4, 2016
- 12b. Hearing on an application requesting a Planned Unit Development Master Land Use Plan on Lots 7-8, and the East 10 feet of Lot 9, Block 34, **Beardsleys Addition.** (Located at 2105 7th Avenue North) (Accel Mechanical, LLC) (an): CONTINUED TO OCTOBER 4, 2016
- 13a. Hearing on an application requesting a Zoning Change from AG, Agricultural to GC, General Commercial within the boundaries of the proposed **Interstate Business Park Addition.** (Located at 3801 26th Avenue South and 2852 Thunder Road South) (Kjos Investments, LLC) (dk): CONTINUED TO SEPTEMBER 6, 2016
- 13b. Hearing on an application requesting a Plat of **Interstate Business Park Addition** (Major Subdivision) a replat of Lot 1, Block 1, Adams 7th Addition, and part of the Northeast Quarter of Section 22, Township 139 North, Range 49 West to the City of the 5th Principal Meridian, Cass County, North Dakota. (Located at 3801 26th Avenue South and 2852 Thunder Road South) (Kjos Investments, LLC) (dk): CONTINUED TO SEPTEMBER 6, 2016
- 14a. Hearing on an application requesting a Growth Plan Amendment within the boundaries of the proposed **Golden Valley Second Addition.** (Located at 6737 25th Street South) (Eagle Ridge Development) (dk): CONTINUED TO SEPTEMBER 6, 2016
- 14b. Hearing on an application requesting a Zoning Change from AG, Agricultural to SR-4, Single-Dwelling Residential with a C-O, Conditional Overlay and MR-1, Multi-Dwelling Residential, within the boundaries of the proposed **Golden Valley Second Addition.** (Located at 6737 25th Street South) (Eagle Ridge Development) (dk): CONTINUED TO SEPTEMBER 6, 2016
- 14c. Hearing on an application requesting a Plat of **Golden Valley Second Addition** (Major Subdivision) of part of the Northeast Quarter of Section 11, Township 138 North, Range 49 West of the 5th Principal Meridian, Cass County, North Dakota. (Located at 6737 25th Street South) (Eagle Ridge Development) (dk): CONTINUED TO SEPTEMBER 6, 2016

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15. Hearing on an application requesting a Conditional Use Permit to allow an Alternative Access Plan on Lots 1 and part of 2, Block 4, **Westrac Second Addition**. (Located at 801 Page Drive South) (Jeremiah Program) (km): WITHDRAWN

F: Other Items:

1. Review of the proposed annexation of portions of Sections 12 and 13, Township 138 North, Range 49 West; and a portion of Section 7, Township 138 North, Range 48 West. (dk)

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