

Planning & Zoning Commission Proceedings
Monday, May 18, 2020

Chairperson Richard Hultberg opened the meeting at 1:30 p.m. Present were Commissioners Hultberg, Noelle Kroll, Darwin Saari, Steve Cottingham, and John Matthews. Also present were Land Use Administrator Todd Schreiner and Secretary Nancy Leidholm. Absent were Commissioners Roger Britton and Don Flinn.

Moved by Matthews, seconded by Cottingham, to approve the minutes from the previous meeting as submitted. Roll Call Vote: Aye: Kroll, Saari, Cottingham, Matthews, and Hultberg. Nay: None. Absent and not voting: Britton and Flinn. Motion carried.

Logan Roller of Bismarck was present by telephone to request approval of a conditional use permit for land located in the NE¼ of Section 33, Township 143 North, Range 81 West, known as Lot 2 of Outlot A, containing 2.07 acres, to construct a non-farm structure on agricultural land. Roller explained that the existing approach is adequate, rural water and electricity still need to be stubbed in, and First District Health has been contacted in regard to a septic system. He plans to build a 50' x 60' building with 1,440 square feet of living quarters.

Moved by Kroll, seconded by Matthews, to recommend approval of the conditional use permit to the Board of County Commissioners requested by Logan Roller of Bismarck for land described as the NE¼ of Section 33, Township 143 North, Range 81 West, known as Lot 2 of Outlot A, to construct a non-farm structure on agricultural land. Roll Call Vote: Aye: Kroll, Saari, Cottingham, Matthews, and Hultberg. Nay: None. Absent and not voting: Britton and Flinn. Motion carried.

McLean-Sheridan Rural Water District Manager Ann Oberg was present by telephone to request a variance of the setback requirements of the McLean County Zoning Ordinance for land described as Auditor's Lot A in the SE¼ of Section 34, Township 147 North, Range 79 West, Wise Township, to allow the construction of a structure closer than the required 200-foot setback from Highway 33 as proclaimed in Subsection 4 of Section 5.2.4 of the revised McLean County Zoning Ordinance as adopted on September 1, 1982, and as amended on January 1, 2019. Schreiner stated that Highway Superintendent Jim Grey has no concerns regarding the requested 180-foot setback from the highway. Oberg explained that a 20' x 30' range booster station is planned for the site.

Moved by Matthews, seconded by Kroll, to recommend approval of the variance request to the Board of County Commissioners requested by McLean Sheridan Rural Water District Manager Ann Oberg for land described as Auditors Lot A in the SE¼ of Section 34, Township 147 North, Range 79 West, to allow the construction of a range booster station closer than the 200-foot setback from Highway 33 required by the McLean County Zoning Ordinance. Roll Call Vote: Aye: Kroll, Saari, Cottingham, Matthews, and Hultberg. Nay: None. Absent and not voting: Britton and Flinn. Motion carried.

There being no further business the chairperson declared the meeting adjourned at 1:40 p.m.

Richard Hultberg, Chairperson

Nancy Leidholm, Secretary