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DATE: March 11, 2021
TO: Ward County Planning Commission
FROM Doug Diedrichsen, County Planning/ Zoning Administrator
SUBJECT: Regular Meeting 6:00PM, March 18, 2021, Room 108, Ward County Administration Building

AGENDA

- A. Call to order, roll call and determination of quorum.
- B. Review and approval of the minutes from February 18, 2021 regular meeting, and March 4th, 2021 Special Meeting
- C. Public Hearings
 - 1. Clarence & Nichole Lundeen

Application for a **Variance** for the following described property:

487 N Rice Lake Road Douglas, ND 58735
NORTH SHORE ADDN LOT 15 RICE LAKE

The applicant is requesting variance for the front yard setback off the property line for a garage to be constructed on to the property. The owner is requesting to build 0 ft. from the property line with a 18 ft. setback requirement. This would be 18 ft. of setback relief directly abutting the road RoW.

- 2. Matthew Morelli

Application for a **Variance** for the following described property:

190 Rice Lake Rd S. Douglas, ND 58735,
SANDY BEACH ADDN TO RICE LAKE PARK LOT 2 PLUS THE
EAST 15' OF LOT 3 BLK 2 RICE LAKE

The applicant is requesting variance for the side yard setback off the east property line for a garage addition to be constructed on to the property. The owner is requesting to build 5 ft. from the property line with a 7.5 ft. setback requirement. This would be 2.5 ft. of setback relief.

D. Regular Agenda

1. Ryan's 2nd Subdivision to Rice Lake (2nd Reading Final Plat)

Application for a **Subdivision Plat** for the following described property:

Proposed Lot 1 Ryan's 2nd Subdivision to Rice Lake

The applicant is proposing to parcel a single subdivision lot. Proposed lot 1 is 2.09 acres. Ward County zoning applies with Rice Lake township recommending approval. The proposed lot meets the minimum zoning requirements for Ward County.

2. St. Anthony's Cemetery (Subdivision 2nd Reading Final Plat)

Application for a **Subdivision Plat** for the following described property:

Proposed Lot 1 of the Replat of St. Anthony's Cemetery

The applicant is proposing a single subdivision lot. Lot 1 is 2.25 acres. This lot is an existing cemetery that requires a boundary adjustment. Carbondale Township zoning applies with the township recommending approval. The proposed lot meets minimum zoning requirements for Carbondale Township and Ward County.

3. Kelsey Meredith

Application for a **Plat** for the following described property:

Proposed Outlot 2 being a portion of Outlot 1 16-157-85

The applicant is proposing to parcel Outlot 2, the proposed outlot is 10.49 acres. This outlot is for future residential purposes. Ward County zoning applies with the township recommendation pending. The proposed outlot meets minimum zoning requirements for Ward County.

4. Jerald & Sheila Schoenwald

Application for a **Plat** for the following described property:

Proposed Outlot 2 NE4 32-152-81

The applicant is proposing to parcel Outlot 2, the proposed outlot is 9.38 acres. This outlot is for future residential purposes. Brilliant Township zoning applies with the township recommending approval. The proposed outlot meets minimum zoning requirements for Ward County and Brilliant Township.

5. Ordinance Draft Presentation

- a. Planning and Zoning Administrator presenting update for each Zoning District.

6. Other business or adjourn

cc: Ward County Commissioners
Regular Mailing List