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DATE: June 10, 2021
TO: Ward County Planning Commission
FROM: Doug Diedrichsen, County Planning/ Zoning Administrator
SUBJECT: Regular Meeting 6:00PM, June 17, 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 May 20, 2021 regular meeting and June 3rd, 2021 Special Meeting.
- C. Public Hearings

- 1. Central Power Electric Cooperative, Inc.

Application for a **Special Use Permit** for the following described property:

25400 303rd Ave SW Ryder, ND 58779

The applicant is requesting a Special Use Permit for a Power infrastructure project (Power Substation). The existing sub-station needs to be expanded to increase capacity for the new grain facility project.

- D. Regular Agenda

- 1. Randy Hanson

Application for a **Special Use Permit (2nd Reading)** for the following described property:

7201 139th St. SE Norwich, ND 58768

The applicant is requesting Special Use Permit for an accessory dwelling unit on the property.

- 2. Jordan Rodgers

Application for a **Special Use Permit (2nd Reading)** for the following described property:

NE4 9-151-82 Iota Flats

The applicant is requesting Special Use Permit for an accessory dwelling unit on the property.

3. Towery's 3rd Addition to Rice Lake (2nd Reading Subdivision Plat)

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

Proposed Lot 2 Towery's third Addition to Rice Lake

The applicant is proposing to parcel a single subdivision lot. Proposed lot 1 is 51,379.75 Sq. ft. Ward County zoning applies with Rice Lake township recommending approval. The proposed lot meets the minimum zoning requirements for Rice Lake Recreational District.

4. Cody Hansen

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

Proposed Outlot 2 lying in the SE4NE4 11-156-87

The applicant is proposing to parcel Outlot 2, the proposed outlot is 2.00 acres. This outlot is for future agricultural purposes. Passport Township zoning applies with the township recommendation pending. The proposed outlot meets minimum zoning requirements for Ward County.

5. Central Power Electric Cooperative, Inc.

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

Proposed Outlot 4 being a portion of SE4SE4 4-151-86

The applicant is proposing to parcel Outlot 4, the proposed outlot is 2.13 acres. This outlot is for public utilities purposes. Ward County zoning applies with the township recommendation pending. The proposed outlot meets minimum zoning requirements for Ward County.

6. Jordan Peterson

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

Proposed Outlot 2 being a portion of Government Lots 2&3 19-153-83

The applicant is proposing to parcel an outlot, proposed outlot 2 is 5.26 acres. The outlot is for residential purposes. Freedom Township zoning applies with the township recommendation pending. The proposed outlot meets minimum 5 acre requirement for Freedom Township and meets minimum zoning requirements for Ward County.

7. Robert Barfield

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

Proposed Outlot 3 Sublot A of Outlot 1 and a portion of Outlot 1 lying in the SW4 27-154-84

The applicant is proposing to parcel Outlot 3, the proposed outlot is 3.00 acres. This outlot is for future agricultural purposes. Burt Township zoning applies with the township recommending approval with conditions. The proposed outlot meets minimum 3 acre Burt Township requirement and meets minimum zoning requirements for Ward County.

8. Norman Sollid

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

Proposed Outlot 2 being a portion of Outlot 1 SE4SW4 36-156-85

The applicant is proposing to parcel Outlot 2, the proposed outlot is 2.37 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.

9. Daniel Reishus

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

Proposed Outlot 5&6 being a portion of Outlot 4 and a portion of Outlot 3 lying in the NE4 36-153-81

The applicant is proposing to parcel two Outlots. Proposed outlot 5 is 14.80 acres, proposed outlot 6 is 2.20 acres . Outlot 5 is for future agricultural purposes Outlot 6 is for future residential purposes. Ward County zoning applies with the township recommending approval. The proposed outlots meet minimum zoning requirements for Ward County.

10. RoW Policy Discussion11. Review and Comment: Draft of Ward County Zoning Ordinance Re-write12. Other business or adjourn

cc: Ward County Commissioners
Regular Mailing List