

FARGO PLANNING COMMISSION AGENDA
Tuesday, June 4, 2024 at 3:00 p.m.

A: Approve Order of Agenda

B: Minutes: Regular Meeting of May 7, 2024

C: Public Hearing Items:

1. Continued hearing on an application requesting a Plat of **Urban Plains by Brandt Eighth Addition** (Minor Subdivision) a replat of Lot 3, Block 1, Urban Plains by Brandt Seventh Addition, to the City of Fargo, Cass County, North Dakota. (Located at 2975 Seter Parkway South) (Urban Plains Land Company, LLC/Gleason Companies/Lowry Engineering) (dk): WITHDRAWN
- 2a. Hearing on an application requesting a Planned Unit Development Master Land Use Plan on the proposed Lot 1, Block 1, **Schatz Fifth Addition**. (Located at 5671 34th Avenue South) (Cedars South, LLC/Eagle Ridge Development) (me)
- 2b. Hearing on an application requesting a Zoning Change from MR-3, Multi-Dwelling Residential to MR-3, Multi-Dwelling Residential with a PUD, Planned Unit Development overlay on the proposed Lot 1, Block 1, **Schatz Fifth Addition**. (Located at 5671 34th Avenue South) (Cedars South, LLC/Eagle Ridge Development) (me)
- 2c. Hearing on an application requesting a Plat of **Schatz Fifth Addition** (Minor Subdivision) a replat of Auditor's Lot 1 of Schatz Third Addition and Lot 1, Block 2, Schatz Third Addition to the City of Fargo, Cass County, North Dakota. (Located at 5601 and 5671 34th Avenue South) (Cedars South, LLC/Eagle Ridge Development/The Haven on Veterans LLC) (me)
- 3a. Hearing on an application requesting a Zoning Change from AG, Agricultural and GC, General Commercial to MR-3, Multi-Dwelling Residential with C-O, Conditional Overlay, and SR-4, Single-Dwelling Residential, and SR-5, Single Dwelling Residential on the proposed **Selkirk Place Second Addition**. (Located at 6655 Selkirk Drive South) (Eagle Ridge Development) (dk)
- 3b. Hearing on an application requesting a Plat of **Selkirk Place Second Addition** (Major Subdivision) a plat of a part of the North Half of Section 11, Township 138 North, Range 49 West of the Fifth Principal Meridian, to the City of Fargo, Cass County, North Dakota. (Located at 6655 Selkirk Drive South) (Eagle Ridge Development) (dk)
4. Hearing on an application requesting a Plat of **Edgewood Estates Third Addition** (Minor Subdivision) a replat of Lot 1, Block 1, Edgewood Estates Second Addition, to the City of Fargo, Cass County, North Dakota. (Located at 3619 Parker Place North) (Jon Schilling/Houston Engineering) (dk)

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- 5a. Hearing on an application requesting a Zoning Change from LC, Limited Commercial with a C-O, Conditional Overlay to LC, Limited Commercial with a C-O, Conditional Overlay and MR-3, Multi-Dwelling Residential with a C-O, Conditional Overlay on the proposed **The Pines at the District Seventh Addition**. (Located at 5461 38th Street South) (Gitty-Up, LLC/Houston Engineering) (lm)
- 5b. Hearing on an application requesting a Plat of **The Pines at the District Seventh Addition** (Minor Subdivision) a replat of Lot 1, Block 1, The Pines at the District Sixth Addition, to the City of Fargo, Cass County, North Dakota. (Located at 5461 38th Street South) (Gitty-Up, LLC/Houston Engineering) (lm)
- 6a. Hearing on an application requesting a Zoning Change from GO, General Office to GO, General Office and SR-5, Single-Dwelling Residential on the proposed **Legacy I Eighth Addition**. (Located at 6155 24th Street South) (ProCore Development, LLC/Brandon Raboin) (lm)
- 6b. Hearing on an application requesting a Plat of **Legacy I Eighth Addition** (Minor Subdivision) a replat of Lot 1, Block 1, Legacy I Seventh Addition to the City of Fargo, Cass County, North Dakota. (Located at 6155 24th Street South) (ProCore Development, LLC/Brandon Raboin) (lm)
7. Hearing on an application requesting a Vacation Plat of portions of 22nd Street North, the remainder of 8th Avenue North lying West of 21st Street North, and the Block 34 East-West alley, all originally dedicated with **Beardsley's Addition**, lying between 7th and 8th Avenues North as currently located, City of Fargo, Cass County, North Dakota. (Located at 2105 and 2115 7th Avenue North; 706, 716, 718, 724, and 737 21st Street North; 705 22nd Street North) (John T. Jones Construction/Neset Surveying) (dk)
- 8a. Hearing on an application requesting a Conditional Use Permit to allow an Alternative Access Plan for a parking reduction on Lots 12-13, Block S, **Chas A. Roberts Addition**. (Located at 901 9th Street South) (Brian Walker) (lm)
- 8b. Hearing on an application requesting a Zoning Change to repeal and reestablish a C-O, Conditional Overlay on Lots 12-13, Block S, **Chas A. Roberts Addition**. (Located at 901 9th Street South) (Brian Walker) (lm)
9. Hearing on an application requesting a Plat of **Westrac Fifth Addition** (Minor Subdivision) a replat of Lots 2-3, Block 1, Westrac Third Addition, to the City of Fargo, Cass County, North Dakota. (Located at 3315 Westrac Drive South and 624 34th Street South) (SoFar Properties, LLP/JWPT, LLC/MBN Engineering, Inc.) (ae)
10. Hearing on an application requesting a Vacation Plat of a portion of 5th Avenue North right-of-way adjacent to Block 23, **Leach and Wells Subdivision**. (Located at 421 4th Street North adjacent to 415 4th Street North) (City of Fargo/Houston Engineering/Fargo Public School District) (ae)

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D: Other Items:

1. Review of proposed Renewal Plan 2024-01 for consistency with the GO2030 Comprehensive Plan. (jg)
2. Update to Planning Commission Rules of Internal Procedures and Operations.

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