

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

A: Approve Order of Agenda

B: Minutes: Regular Meeting of November 5, 2024

C: Public Hearing Items:

- 1a. Continued 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 **Broadway Commons Addition**. (Located at 1004, 1014, and 1024 Broadway North; 1013 and 1017 7th Street North) (Silver Leaf Properties/MBN Engineering, Inc/Gleason Companies) (dk): CONTINUED TO FEBRUARY 4, 2025
- 1b. Continued hearing on an application requesting a PUD, Planned Unit Development Master Land Use Plan on the proposed **Broadway Commons Addition**. (Located at 1004, 1014, and 1024 Broadway North; 1013 and 1017 7th Street North) (Silver Leaf Properties/MBN Engineering, Inc/Gleason Companies) (dk): CONTINUED TO FEBRUARY 4, 2025
- 1c. Continued hearing on an application requesting a Plat of **Broadway Commons Addition** (Minor Subdivision) a replat of all of Lot 1, all of Auditor's Lots A, B, E, F, and G and a portion of Lot 6 of Marelius' Subdivision of Block 18 of Chapin's Addition and part of Auditor's Lot C of Block 17 of Chapin's Addition to the City of Fargo, Cass County, North Dakota. (Located at 1004, 1014, and 1024 Broadway North; 1013 and 1017 7th Street North) (Silver Leaf Properties/MBN Engineering, Inc/Gleason Companies) (dk): CONTINUED TO FEBRUARY 4, 2025
2. Hearing on an application requesting a Plat of **Prairie Farms Third Addition** (Minor Subdivision) a replat of Lots 1-3, Block 6, Prairie Farms Addition, to the City of Fargo, Cass County, North Dakota. (Located at 5897, 5923, and 5945 31st Street South) (Prairie Grove, Inc./Houston Engineering) (dk)
- 3a. Hearing on an application requesting a Zoning Change from AG, Agricultural to LI, Limited Industrial and AG, Agricultural on the proposed **Grafstrom First Addition**. (Located at 5401 and 5617 19th Avenue North and 2101 57th Street North) (Just North of the Horse Park, LLC/Christianson Companies) (dk)
- 3b. Hearing on an application requesting a Plat of **Grafstrom First Addition** (Major Subdivision) a plat of an unplatted portion of the Southwest Quarter of Section 28, Township 140 North, Range 49 West, of the Fifth Principal Meridian, Cass County, North Dakota. (Located at 5401 and 5617 19th Avenue North and 2101 57th Street North) (Just North of the Horse Park, LLC/Christianson Companies) (dk)

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People with disabilities who plan to attend the meeting and need special accommodations should contact the Planning Office at 701.241.1474. Please contact us at least 48 hours before the meeting to give our staff adequate time to make arrangements.

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4. Hearing on an application requesting a Conditional Use Permit (CUP) to reduce Telecommunications Support Structure (TSS) setback requirements and to allow the TSS to exceed the maximum height requirements in the LC, Limited Commercial zoning district on Lots 23, 24, and 25, Block 14, **Morton & Doty's Addition**. (Located at 1417 University Drive South) (McAllister Real Estate, LLLP/Buell Consulting) (dk)
5. Hearing on an application requesting a Zoning Change to repeal and reestablish a C-O, Conditional Overlay on Lot 1, Block 1, **The District at Fargo Fifth Addition**. (Located at 3788 55th Avenue South) (Nathan Skaff/Nicholas Qualley) (lm)
6. Hearing on an application requesting a Plat of **Avery Commons Addition** (Minor Subdivision) a replat of Lots 5-9, Block 5, Cottagewood First Addition, to the City of Fargo, Cass County, North Dakota. (Located at 4931, 4943, 4949, 4955, and 4967 Avery Lane South) (Heritage Homes/Houston Engineering) (dk)
7. Hearing on an application requesting a Zoning Change from LC, Limited Commercial with a C-O, Conditional Overlay to SR-5, Single-Dwelling Residential on Lot 1, Block 1, **Eagle Valley Fifth Addition**. (Located at 7475 24th Street South) (Eagle Ridge Development) (dk)
8. Hearing on an application requesting a Conditional Use Permit to allow household living in the LC, Limited Commercial zoning district on Lot 4, Block 1, **Osgood Townsite 15th Addition**. (Located at 5100 47th Street South) (Grand 52, LLC/EagleRidge Development) (dk)

D: Other Items:

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