

The Morton County Planning & Zoning Commission

Agenda for January 24, 2024

Planning and Zoning meeting beginning at 5:30pm, located in the Morton County Commission room in the County Courthouse, 210 2nd Ave. NW, Mandan, ND. This meeting will also be available via the Go To Meeting platform via <https://www.gotomeet.me/MortonCounty/morton-county-planning--zoning-meeting> or dial +1 (646) 749-3122 and use access code: 242-435-693.

Call to Order

Pledge of Allegiance

Roll Call

Approval of Agenda

Approval of Minutes from the December 28, 2023 meeting

1. **Public Hearing:** amendments to Section 3-060 Viewshed Protection Overlay District of the Morton County Land Use Code, affecting Sections 13, 14, 23 and 24, Township 138N, Range 81W, Morton County.
2. **Public Hearing:** request from Jean Bechhold for the final plat of a subdivision known as Bechhold Subdivision and a zoning map amendment from Agricultural to Limited Industrial and Estate Districts on 30 acres in the NW $\frac{1}{4}$ of Section 8, Township 139N, Range 87W, Morton County.
3. **Public Hearing:** request from the Joseph & Jan Vogel Trust for the final plat of a short-form subdivision known as Ingalls Subdivision and a zoning map amendment from Agricultural to Residential on 19.57 acres in the SE $\frac{1}{4}$ of Section 15, Township 139N, Range 82W, Morton County.
4. **Public Hearing:** request for the final plat of a long-form subdivision known as Riverfront Estates and zoning map amendments on 30.12 acres in the W $\frac{1}{2}$ of Section 30, Township 138N, Range 80W, Morton County.
5. **Discussion:** review of Honey Hills Estates Second revised plat layout to meet newly applied ND DOT standards.
6. Annual election of officers

ISSUES MAY BE ADDED OR DELETED BY MEETING DAY

Summary of County Commission official actions since last Planning & Zoning Commission meeting.

Name	Action	Type	Location
Dallas Second Subdivision	Approve	Short-form Subdivision & Zone Change	NW $\frac{1}{4}$ of Section 29, Township 139N, Range 88W
Quam Subdivision	Approve	Short-form Subdivision & Zone Change	NW $\frac{1}{4}$ of Section 34, Township 138N, Range 81W
Sturn 3rd Subdivision	Approve	Short-form Subdivision & Zone Change	SW $\frac{1}{4}$ of Section 13 and NW $\frac{1}{4}$ Section 24, Township 139N, Range 84W

Sturn Petition	Approve	Section Line Vacation	SW ¹ / ₄ of Section 13 and NW ¹ / ₄ Section 24, Township 139N, Range 84W
Knell/Fischer Variance	Deny	Variance	N ¹ / ₂ Section 33, Township 140N, Range 81W