



## **Horace Planning Commission Meeting Minutes – January 12, 2021**

The Regular Meeting of the Board of Planning Commissioners of the City of Horace, North Dakota, was online via Zoom at 6:00 p.m., Tuesday, January 12, 2021.

### **The Horace Planning Commissioner present and absent were as follows:**

Present: Russell Sahr, Julie Hochhalter, Amy Beaton, and Kim Stokes.

Chair Sahr called the meeting to order.

### **Business Items:**

#### **Item B: Minutes: Regular Meeting of December 22, 2020**

Commissioner Hochhalter moved the minutes of the December 22, 2020 Planning Commission meeting be approved. Second by Commissioner Beaton. All Commissioners present voted aye and the motion was declared carried.

#### **Item C: Approve Order of Agenda**

Commissioner Beaton moved the Order of Agenda be approved as presented. Second by Commissioner Hochhalter. All Commissioners present voted aye and the motion was declared carried.

#### **Item D: Public Hearing Items**

##### **Item 1: Lakeview Addition – Final Plat and Zoning Change**

Barrett Voigt, Community Development Director, presented the staff report for a final plat and zone change from A Agricultural to R-6 High Density Residential, C-2 Town Center Commercial, MU Mixed Use and PF Public Facilities for the proposed final plat of Lakeview Addition. Mr. Voigt recommended approval with a condition that the city council find half streets necessary for the practicable to the reasonable development of a subdivision.

Applicant Jon Lowry spoke on behalf of the application.

Discussion was held on half streets and fire access. Chairman Sahr stated that he did not think the plat proposal would facilitate traffic flow and had concerns about creating half streets that would result in the city being a mediator between two developers which would require the city to utilize valuable resources, including staff time, legal fees, and engineering fees, to resolve the dispute.



Commissioner Sahr moved to deny the proposed Final Plat and Zone Change. Seconded by Commissioner Beaton. Commissioner Stokes abstained from the vote. All Commissioners voted aye and the motion was declared carried by a vote of 3-0.

#### **Item E: Other Items**

##### **A. New Zoning Ordinance Update**

Barrett Voigt, Community Development Director, provided an update on the RFP process for the anticipated new zoning ordinance.

##### **B. Proposed 2021 Planning Commission Meeting Schedule**

Barrett Voigt, Community Development Director, provided a table showing the proposed 2021 Planning Commission Meeting Schedule. No proposed changes were provided.

#### **Adjournment**