

**CITY OF JAMESTOWN  
102 3<sup>rd</sup> Ave SE  
Jamestown, ND 58401  
701-252-5900  
Minutes  
Planning Commission  
June 14, 2010 - 8:00 a.m.**

Present: Trefz, Trautman, Ritter, Purdy, Tressler, Schmidt, Bensch  
Others Present: Kourajian, Reuther, Klundt, Weight

1. Chairman Trefz called the meeting to order. Purdy made a motion to approve minutes from the May 10, 2010 meeting. Seconded by Ritter. Unanimous voice vote. Motion Carried.
2. Public hearing for zone change of:
  - The north 243' of Lot 1, Forrest Addition from R-M (Residential Mobile Home District) to R-1 (One Family Residential District).

The Public Hearing was opened. No one appeared. The Public hearing was closed. Weight reviewed the area of the zone change and explained that the owner is proposing to build a new home on the re-zoned property. Chairman Trefz called for a motion. Bensch made a motion to grant, Trautman seconded. Motion Carried. Roll call showed all ayes. Motion Carried.

3. Public hearing for zone change of:
  - Curtin's Addition to Jamestown, Lots 1-3, Block 15 – Replat of Block 15 from C-1 (Local Commercial District) to C-2 (General Commercial District).

The Public hearing was opened. No one appeared. The Public hearing was closed. Weight reviewed the area of the zone change and explained the owner is proposing to facilitate a business allowed only under C-2 zoning. Trefz explained that the Commission's goal is always to try to maintain some buffer between residential and commercial zones. Discussion was held relating to the uses allowed in C-1 and C-2 and the policy of notifying surrounding property owners of zone changes. Weight related that several phone calls were received regarding this zone change and most people were concerned about their property taxes being affected.

Trefz explained the differences between the uses allowed for C-1 and C-2 zoning. Weight explained the reason for the zone change is that C-1 does not allow the specific use intended by the owner which is to use the building for a small animal veterinary clinic.

Chairman Trefz called for a motion. Bensch made a motion to grant the zone change request. Ritter Seconded. Trautman disagreed with motion made stating she would not want to live near a zoned area that could allow a large business. Weight explained that there is an off street parking requirement for large businesses so a larger business wouldn't be allowed due to the limited parking area.

Tressler made the point that the Planning Commission should make a decision not only by what the intended use will be, but to keep in mind the zoning regulations and uses permitted. Roll call showed 3 ayes, 4 nays. Motion failed.

4. Motion made by Schmidt to adjourn. Seconded by Tressler. Meeting Adjourned.