

## BEACH ZONING BOARD PROCEEDINGS

A meeting of the Beach Zoning Board was called to order by Chairperson Al Begger on September 19, 2011 at 8:00 a.m. Present when the meeting was called to order was Jim Harchenko, Tama Smith, Tom Marman, Tony Wanner, City Auditor Kimberly Nunberg, guests Tim Marman and Stephen Eskew.

Nunberg read minutes from the meeting held on August 15, 2011. Wanner moved to approve the minutes as read, second by Harchenko. Motion carried unanimously.

Nunberg provided information from the City's of Killdeer, Richardton, Bowman and Dickinson regarding height restrictions on fences in Residential Zoning. Discussion. Marman moved to add a 6.5 foot height restriction on fences in Residential Zoning, second by Wanner. Motion carried unanimously.

Stephen Eskew representing Precision Drilling attended the meeting to request either a Variance or Conditional Use Permit for the workforce housing unit that was moved into the mobile home park owned by Richard Moll. Nunberg explained the housing unit does not currently meet set back restrictions. Eskew stated another space would be available in the mobile home park within the next two months and they would be willing to move the housing unit at that time. Discussion. Marman moved to grant a Conditional Use Permit for 2 months to Precision Drilling for this housing unit, second by Smith. Motion carried unanimously. Marman suggested contacting the other mobile home park owners to make them aware of the time frame necessary to obtain a Conditional Use Permit and also to recommend the mobile home parks accommodate either workforce housing units or recreational vehicles not a mixture of both. Nunberg provided the City of Dickinson's Man Camp Ordinance for informational purposes.

Nunberg shared information on Wingfoot Truck Care Center which will be submitting an application for building in the near future. Paul Lautenschlager, Manager of Beach Co-op Grain Company joined the meeting to provide information on an expansion project the elevator is planning. The new building would be used for storage of frac sand for oil wells, fertilizer, and equipment. Due to frac sand not being an ag related product a Conditional Use Permit would be required. Concerns of increased semi traffic on Main Street were mentioned. The Zoning Board will hold a public hearing on October 10<sup>th</sup> at 8am to address the request for Conditional Use. There was discussion of possible stipulations to attach to the Conditional Use Permit.

Wanner moved to adjourn, second by Marman. Motion carried unanimously. Meeting adjourned at 9:30 a.m.

ATTEST:

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Al Begger, Chairperson

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Kimberly Nunberg, City Auditor