

**Billings County Planning and Zoning Committee**

**August 25, 2011**

**1:00 P.M.**

Members present: Anita Kessel, Connie Kasian, Paul Krush, John Tczap, Cathy Cerkoney, Don Heiser. Members absent: Jim Arthaud

Others present: Rodney Syminow, Jim Ramsey, Roger Cymbaluk, Jason Kastrow, Pat Rummel, Lyle Whitcomb, Karen May, Pat Hedstrup, Alicia Redmond, Perry Redmond, Rich Voss, Neal Messer, Steven Griesse, Julie Reis, Keri Klang, Mitch Gilseth, Morey Bang, Brad Skachenko

Chairman Tczap called the meeting to order. Don Heiser moved to approve the minutes of July 14, 2011. Cathy Cerkoney seconded. All voted aye.

Donald and Andrew Majeres submitted an application to rezone Lot 2, 6-142-100 from agricultural to recreational and an application to construct a 12' x 24' cabin. Don Heiser moved to approve the zoning change and construction. Connie Kasian seconded. All voted aye.

Charles and Lynn Safford submitted an application to construct a 20' x 28' addition to an existing residence in the SE1/4SE1/4 30-142-98. Anita Kessel moved to approve the application. Cathy Cerkoney seconded. All voted aye.

James Haag submitted an application for a manufactured home in the SE1/4SE1/4 23-144-99. Don Heiser moved to approve the application. Cathy Cerkoney seconded. All voted aye.

Larry and Olga Heiser submitted an application for a variance to allow RVs as temporary housing in the NW1/4NE1/4 1-139-100. This is an existing trailer court, but it's not permanently zoned for RV's. The temporary housing is for contractors constructing Billings County fire halls and maintenance shop. Connie Kasian moved to approve the variance. Anita Kessel seconded. All voted aye.

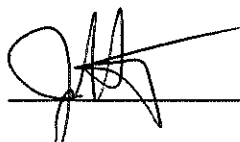
Great Northern Midstream, LLC submitted a request to rezone +/- 270 acres from agricultural to industrial for a truck yard and a crude oil rail loading terminal "Rail Facility" located approximately one mile east of Fryburg in Section 10-139-100. Concerns were expressed about the dust and truck traffic. Air quality is regulated by the State of North Dakota. Cathy Cerkoney moved to approve the application. Paul Krush seconded. All voted aye.

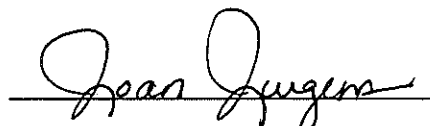
Nabors Trucking requested a conditional use permit for a truck yard and proposed 26 person temporary crew housing facility in the NW1/4NW1/4 14-142-99. A Nabors representative stated that it will be strictly monitored and there will be no alcohol, drugs or firearms allowed. This facility is meant to only house Nabors employees until they find permanent housing. Don Heiser moved to approve the application. Cathy Cerkoney seconded. All voted aye.

MBC Properties, Morey Bang and Brad Skachenko, met with the board concerning their previously approved building application. They are requesting a slightly larger building than was in their previous plan submitted. Don Heiser moved to approve the expansion of the building provided that the setback requirements are met. Anita Kessel seconded. They are also requesting a variance for the 103' setback from the county road. The board tabled this issue until the next meeting when the proper application for a variance is submitted.

The board received a letter from Bridger Pipeline concerning a garbage complaint from a county resident. The letter states that Bridger Pipeline will be constructing a snow fence around the facility in 16-141-98 to keep blowing items inside the area.

With there being no further business, Don Heiser moved to adjourn the meeting at 2:25 P.M. Anita Kessel seconded. All voted aye.

  
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John Tczap, Chairman

  
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Joan Jurgens, Secretary

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