



Zoning Commission

REGULAR MEETING MINUTES

January 13, 2026 8:00 AM

Courtroom

The meeting of the Eddy County Zoning Commission was called to order at 8:00 a.m. by Stuart Richter, Zoning Chairperson. Roll Call, members present were: David Allmaras, Levi Rue, Glenda Collier, Robert Hanson, Shauna Laber, Lucas Walter and Becki Schumacher, County Auditor.

Levi Rue made a motion to approve the agenda with changes to strike the following from the agenda: the 8:20 AM. Public Hearing (as the hearing was only advertised one week in Transcript instead of two weeks), Discussion on CUP Ordinance change, the tabled item of review of the Flickertail Permit. Adding: Lisa Thompson, SB 2027 removing Floodplain from Zoning. Glenda Collier seconded the motion. All were in favor, motion carried.

Stuart Richter explained that the purposed ordinance change was only advertising for one week in the Transcript, North Dakota Century Code requires two consecutive weeks for advertising of the proposed ordinance change, therefore the Public Hearing was not noticed correctly, and therefore, was postponed until the notice was published correctly.

Becki Schumacher, Secretary asked David Allmaras to disclose any conflicts of interest he wished to disclose on the Flickertail Wind Tower Project. David Allmaras advised that there were no conflicts to disclose.

Public Comment:

Larry Danduran discussed state and zoning standards and setbacks.

David Fite discussed changes he would like to see to zoning ordinances.

Wells McGiffert discussed clarification that Flickertail Wind/PRC did not request the Ordinance change that was noticed.

Amanda Hegland discussed her reasons to support the Flickertail Wind Project.

Shauna Laber made a motion to approve the October 14, 2025 Regular Meeting minutes, Glenda Collier seconded the motion. All were in favor, motion carried. Lucas Walter made a motion to approve the November 13, 2025 Special Meeting Minutes, Shauna Laber seconded the motion. All were in favor, motion carried. Glenda Collier made a motion to approve the December 29, 2025 meeting after striking "tabled" from the review of the Flickertail Permit. Levi Rue seconded the motion, all were in favor. Motion carried.

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Old Business:

New Business: Lisa Thompson, Emergency Manager discussed SB2027 which removes Flood Plain from Zoning. A hearing will be set to accommodate these required regulations.

These meeting minutes to be approved at the next Zoning Commission meeting. The next scheduled Zoning Commission Meeting is set for April 7, 2026 at 8:00 AM.

SIGNED:

By: /s/ Stuart Richter
Its: President

ATTESTED:

By: /s/ Bobbie Indergaard
Its: Secretary