



West Fargo Planning & Zoning Commission Meeting Minutes
Tuesday, June 9th, 2026 - 5:30 p.m.

Members Present: Kathi Schwan, Morgan Forness, Chris Wehri, Mike Thorstad, Dave Gust, Joseph Haj, Matt Kopp

Members Absent: Alyssa Ommen

Others Present: Aaron Nelson, Lisa Sankey, Katie Schmidt, Jerry Wallace, Breanna Siegler

Minutes Submitted by: Breanna Siegler, Office Coordinator

The meeting was called to order by Chair Thorstad at 5:30pm. Chair Thorstad asked for approval of the order of the agenda. Commissioner Gust motioned to approve; Commissioner Schwan seconded. No opposition. Motion passed.

Chair Thorstad asked for a motion to approve the meeting minutes from May 13, 2026. Commissioner Wehri moved and Commissioner Forness seconded the motion to approve the meeting minutes from May 13, 2026. No opposition. Motion passed.

Chair Thorstad opened a public hearing for A26-7 Sheyenne Riverside 1st Addition, a request for subdivision and zoning change from R-1A: Single Family Dwelling to R-3: Multiple Dwelling at 1114 Sheyenne St (Lot 17, Block 3 Lepird's Sub & Lot 9, Block 1 Lepird's 2nd Addition). Chair Thorstad opened the floor for public comment.

The applicant representative gave an update on the proposed plans and how they are addressing concerns that have been brought up so far. 26 residents spoke in opposition to the application. Reasons for opposition included; traffic, snow removal, crime, safety, and taxes. Chair Thorstad closed the public hearing. Discussion held. Commissioner Gust motioned to deny the zone change. Commissioner Kopp seconded. Commissioners expressed concern regarding the intensity of the proposal, neighborhood opposition, and traffic safety. Roll call vote 7-0 to recommend denial of the zone change. Motion to deny passed.

Chair Thorstad opened a public hearing for A26-8 Offices at the Preserve Addition, a request for subdivision at 2320 Bluestem Dr. E and 2380, 2463, 2501, 2585, 2550, & 2400 Alexander Way E (Lots 1-7, Block 1 North Pond at the Preserve 18th Addition). Chair Thorstad opened the floor for public comments. One resident questioned why Alexander Way was chosen as the name. Way is the designation used for private drives. Chair Thorstad closed the public hearing. Commissioner Kopp motioned to approve the application. Commissioner Forness seconded. Roll call vote 7-0 in favor. Motion passed.

Chair Thorstad opened a public hearing for A26-9 Growth Area Plan, request for continuation of consideration of approval and adoption. Director Nelson gave a short update on the status of the Growth



Area Plan and requested that the Planning & Zoning Commission continue this item until the July 14, 2026 meeting.

Chair Thorstad opened the floor for public comments. No comments were made. The public hearing is continued until the July 14th meeting. Discussion held. Commissioner Gust motioned to approve the continuation of this item until the July 14th meeting. Commissioner Schwan seconded. Roll call vote 7-0 to approve continuation of this item.

Chair Thorstad opened the floor for non-agenda items. No items were brought forth.

Chair Thorstad asked for a motion to adjourn from the regular agenda. Commissioner Schwan moved to adjourn. Commissioner Kopp seconded. No opposition. Motion passed. Chair Thorstad adjourned from the regular agenda at 7:04pm.