

JAZB Minutes

27 February 2023

Meeting was called to order at 1505

First order of business was to elect officers for the JAZB and organize accordingly..

Presiding officer, Mike Karvakko, called for volunteers. Craig Gassvig, Beltrami County Commissioner volunteered to be Chair. Ron Johnson, Bemidji City Counselor, was nominated and agreed to be Vice Chair. Mel Milender, Eckles Township Supervisor, was asked and agreed to be Secretary. Craig G assumed charge of the meeting.

The agenda was reviewed and approved.

The public information plan was briefed, discussed and approved. The public will be involved throughout the process.

Kelsey updated the attendees on the proposed zones with the maps prepared or updated from the previous meeting. Discussion followed regarding each end of runways as indicated below:

- a. NW end of primary runway in Eckles Twp.
 - 1) Currently 45,000 sq ft min lot size (Belt Cty min lot size)
 - 2) There are multi-family homes located in the current blue area
 - 3) County licenses day cares but neither the Twp nor County regulates locations, state has a max of 14 children for in-home situations, want to preserve ability to have in-home daycares
 - 4) Vulnerable adult homes are located in the area – need to preserve capability – 6-8 persons max.
 - 5) Small triangle near Black's residence needs to be preserved as a part of the landing zone 1.
 - 6) Recommend we expand landing zone 1 to include the entire 80-acre parcel of public land immediately west of CSAH 9 into landing zone 1.
- b. NE end runway 25 (city of Bemidji)
 - 1) Large blue area at east end of Fern St (old horse pasture) to stay in blue area
 - 2) Three lots on north end of technology park should remain totally in the blue area
 - 3) Make the entire airport lot (n of Fern St w/billboards) zone 1
- c. SE end of Primary runway (City of Bemidji)
 - 1) Prevent Gap or spot zoning by including mobile home park in zone 1. It is still zoned as a mobile home park.
 - 2) How often does the armory meet? How many persons at a time?
 - 3) County parcel south of Target wants to be able to accommodate commercial development.
 - 4) Carve out the Taylor properties (lots n of target) from the blue zone.
 - 5) Square the NE corner of the Walmart property from the current zone.
- d. SW end of runway 25 (Eckles Twp)
 - 1) Zone 1 needs to remain in RPZ
 - 2) Entire Haugen property can be in zone 1
 - 3) Need more information on the Zeman property but leave it in the blue area

Darren and Kelsey will update the map according to the above and have it available for the next meeting.

Items for discussion at the next meeting:

1. Restricting vulnerable populations from intruding into zone 1.
2. Keep lot sizes at 45,000 sq ft in all blue zone locations?
3. Have an in-depth conversation about daycare locations and sizes
4. Bemidji Twp will provide info to Mike K re: zoning restrictions/spot zoning
5. In depth conversations about zoning restrictions for each zone

Next Meeting is scheduled for Friday, 27 March 2023, at 3pm in the airport conference room.

Meeting adjourned at 1624hrs

Respectfully submitted

Mel Milender, Secretary