



# Commonwealth Zoning Board Meeting

Thursday, December 4, 2025 | 2:00 PM

Multipurpose Center • Susupe, Saipan

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## AGENDA

### A. Preliminary Matters

1. Call to Order
2. Adoption of 12/04/25 Agenda
3. Adoption of 10/10/25 and 11/06/25 Meeting Minutes
4. Communications
5. Public Comments (*Not for items to be discussed in item B. Public Hearings*)

### B. Public Hearings:

1. **Conditional Use Application #2025-2053: Rigel Corporation:** Proposes to occupy and utilize an existing building measuring **60' (L) x 37'.11" (W) x 12'.9" (H)** for its "*Vehicle Repair, General*" Use. This use is classified as "*Vehicle Repair, General*". The site is located on Lot 011 D 24 in the village of **Garapan**. This area is zoned as **Mixed Commercial**.
2. **Conditional Use Application #2025-3279: Top Shelf, LLC:** Proposes to utilize an existing altered Ocean Freight Shipping Container measuring **40'.11" (L) x 8' (W) x 9' (H)** with the amenities of a Washing area, Cooling area, Smashing area, Heating area, Storage/ & Packing area, and a Security booth for its "*Cannabis Processing*" Use. This site is located on Lot 053 E 04 in the village of **As Teo**. This area is zoned as **Rural**.

### C. Old Business.

### D. New Business.

### E. Report from Zoning Administrator

1. Operations (Permitting and Enforcement)
2. Office Updates

### F. Report from Legal Counsel.

### G. Executive Session.

### H. Announcements.

### I. Adjournment.

/s/Michael N. Evangelista, Acting Chairman