



<u>Minnehaha County Planning Commission Regular Meeting Agenda</u>
<u>Monday, March 25, 2019</u> <u>Meeting starts immediately</u> <u>following the Joint County & City</u> <u>Planning Commission meeting</u>
<u>415 N. Dakota Ave. on the 2nd Floor</u> <u>in the Commission Meeting Room</u>

**County Planning
Commissioners**

Bonnie Duffy, Chair
Becky Randall, Vice-Chair
Adam Mohrhauser
Doug Ode
Mike Ralston
Ryan VanDerVliet
Jeff Barth

Planning Staff

Scott Anderson
David Heinold
Kevin Hoekman

**Office of the
State's Attorney**

Donna Kelly

MEETING NOTES:

Individuals needing assistance, pursuant to the Americans with Disabilities Act, should contact the Minnehaha County Planning Office at 367-4204 or TDD 367-4220 by 10:00 am Friday preceding the meeting to make any necessary arrangements.

Consent Agenda Items:

Items on the consent agenda are perceived to be non-controversial and meet all of the requirements of the codes and regulations. The consent agenda will be acted on in one motion with no public hearing on the items, unless a member of the public, the Commission or staff requests the item be removed from the consent agenda. The Chair will read each item and ask if there are any objections from the audience. If so, please raise your hand and ask that the item be placed on the regular agenda. Any items remaining on the Consent Agenda will be approved by the Planning Commission, with the conditions recommended by staff.

Regular Agenda Items:

Members of the public should understand that Planning Commissioners may be unable to thoroughly review and consider materials delivered the day of the hearing. The order of business for the regular agenda shall be:

- | | | |
|---------------------------|-----------------------|----------------------------|
| A) Staff Presentation | C) Public Comments | E) Public Testimony Closed |
| B) Applicant Presentation | D) Applicant Response | F) Commission Discussion |



PUBLIC INPUT ON NON-AGENDA ITEMS

Members of the public who wish to speak on an item not listed on the agenda will have five minutes per person to address the Planning Commission.

CONSENT AGENDA

ITEM 1. Approval of Minutes - February 25, 2019.

ITEM 2. CONDITIONAL USE PERMIT #19-13 to allow a Class B, Hog CAFO (1,500 Animal Units) on the property legally described as SW1/4 SW1/4 (Ex Stoterau's Addn.) and SE1/4 SW1/4, Section 13-T104N-R48W.

Petitioner: Chad Stoterau

Property Owner: Terry Stoterau

Location: 48320 247th St.

Located approximately 4 miles northwest of Sherman

Staff Report: Kevin Hoekman

ITEM 3. REZONING #19-04 to rezone from the A-1 Agricultural District to the C Commercial District property legally described as a Portion of Eggen's Tract 1B (Except N8'), N1/2 SW1/4, Section 27-T103N-R49W

Petitioner: Mark Crisp

Property Owner: same

Location: 25472 475th Ave.

Located approximately 5 miles south of Baltic

Staff Report: Scott Anderson

ITEM 4. CONDITIONAL USE PERMIT #19-14 to allow a Motor Vehicle Repair Shop on the property legally described as Lot 4, Block 4, Brower Addition, SW1/4, Section 27-T101N-R51W.

Petitioner: Joshua Dean Hamann

Property Owner: Dean Stockwell

Location: 26062 Ashley St.

Located approximately 0.5 mile south of Hartford

Staff Report: David Heinold

ITEM 5. CONDITIONAL USE PERMIT #19-16 to allow a Small Dog Breeding Kennel on the property legally described as NW1/4 NW1/4 NW1/4, Section 23-T101N-R48W.

Petitioner: Steve Kielman

Property Owner: Steven & Amber Kielman

Location: 48209 265th St.

Located approximately 3 miles east of Sioux Falls

Staff Report: David Heinold

REGULAR AGENDA

- ITEM 6. REZONING #19-01 to rezone from the I-1 Light Industrial District to the R-1 Residential District on the property legally described as Lots 1-6, Block 5, Rowena Original, Section 26,- T101N-R48W.
Petitioner: Deb Larson
Property Owner: same
Location: 48272 South Dakota State Highway 42 Located approximately 4 miles east of Sioux Falls
Staff Report: David Heinold
- ITEM 7. CONDITIONAL USE PERMIT #19-15 to amend CUP #06-20 to amend condition #1 to allow 8,000 animal units on the property legally described as Lot 1, Moody County Dairy Subd., Gov't Lots 1 & 2, SE1/4, Section 10-T104N-R47W.
Petitioner: Lynn Boadwine
Property Owner: same
Location: 48772 246th St. Located approximately 4 miles north of Sherman
Staff Report: Kevin Hoekman
- ITEM 8. **Old Business** - Discussion Regarding the Sign Ordinance
- ITEM 9. **New Business** - None

ADJOURN.