



**MINNEHAHA COUNTY & CITY OF HARTFORD  
PLANNING COMMISSION  
MEETING MINUTES**

**JUNE 24, 2019**

**MINUTES OF THE JOINT MEETING  
MINNEHAHA COUNTY & HARTFORD PLANNING COMMISSIONS  
June 24, 2019**

A joint meeting of the County and City Planning Commissions was scheduled on June 24, 2019 at 7:00 p.m. in the Commission Room of the Minnehaha County Administration Building.

COUNTY PLANNING COMMISSION MEMBERS PRESENT: Bonnie Duffy, Becky Randall, Doug Ode, Adam Mohrhauser, Ryan VanDerVliet, Mike Ralston, and Jeff Barth.

CITY PLANNING COMMISSION MEMBERS PRESENT: Eric Bartmann, Stephanie Olson-Voth, Brad Miles, and Mark Anderson.

**STAFF PRESENT:**

Scott Anderson, David Heinold, and Kevin Hoekman - County Planning  
Maggie Gillespie – States Attorney  
Teresa Sidel – City Administration

The County Planning Commission was presided over by Commissioner Bonnie Duffy. The City Planning Commission was chaired by Eric Bartmann.

Chair Duffy called the joint City of Hartford and Minnehaha County Planning Commission meeting to order at 7:17 p.m.

**PUBLIC COMMENT.**

Commissioner Duffy opened the floor for public comment and nobody moved to speak.

**Consent Agenda**

**There were no items on the consent agenda.**



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Regular Agenda

**STAFF REPORT**

To: Minnehaha County & City of Hartford Planning Commission  
 From: Teresa Sidel, Hartford Planning Staff  
 Subject: Consider Adoption of Hartford Comprehensive Plan 2017-2037

**BRIEFING MEMO**

**BACKGROUND:**

The City of Hartford has been discussing the possibility of Joint Jurisdiction with Minnehaha County since 2012. At that time, we reached out to the Southeast Council of Governments (SECOG) to get more information on the process and find out both the advantages and disadvantages of joint jurisdiction. Advantages would encourage responsible, compact and orderly growth; promote a cooperative approach to land use decision-making; minimize potential rural/urban fringe land use conflicts; respects comprehensive planning boundaries of municipalities by working together to accommodate anticipated future growth; and avoids scattered, unnecessary and premature development by demanding cooperative planning efforts. Disadvantages would be an additional layer of regulations; potential scheduling conflicts; and public backlash. After many meetings and discussions over the years, the City has decided that the advantages far outweigh the disadvantages. We are a growing city and we know that in order to have orderly growth we need to work with the county and the landowners within our growth area to make development and conversion to the city services more efficient and less expensive. To achieve this, we need to have joint standards in place within a joint jurisdiction area.

**INTENTIONS:**

The City of Hartford would like to see a joint jurisdiction area established that would follow the Major Street Plan Map that is within the City's 2017-2037 Comprehensive Plan. This joint jurisdiction area already mimics our growth area and our platting jurisdiction area, which is already established with the county. This area does not exceed the six-mile distance and does not extend beyond any line equidistant from the corporate limits of Hartford to any other community. We believe this to be a conservative distance and very realistic representation of area that may be annexed into the city within a few years. Since land within this area is at a higher risk of being annexed, it is a responsible approach to set standards that would allow the conversion to city facilities more efficient and less expensive for properties. We understand that joint jurisdiction may not be popular with property owners within this area but if allowed to move forward with this process, the city would hold a couple of meeting for property owners within this area and the general public to explain any proposed regulation changes, how these changes may affect them, how the joint jurisdiction process will work in regards to permits, and how this can be beneficial for the entire area in the long term. With these meetings, we can listen to and address any concerns presented by the public and answer any questions. Both the City Council and our Planning and Zoning Board have not only discussed the need for joint jurisdiction but also the need and importance for ensuring a quorum from the city for any joint meetings. We understand that this is a commitment by both the city and county and if we propose implementing new regulations upon property owners, we must be sensitive and respectful of their time and requests. Also, if allowed to move forward, I am advocating that we closely follow the joint zoning regulations established between the City of Dell Rapids and Minnehaha County in order to keep continuity in regulations and make it easier on the county boards.

**REQUEST:**

In order to begin the joint jurisdiction process, the City of Hartford's 2017-2037 Comprehensive Plan needs to be approved first by both the City and County Planning Commissions, with a recommendation to each Governing Board for approval as well. On behalf of the City of Hartford, I would like to request adoption and approval of the Hartford Comprehensive Plan 2017-2037.



### Public Testimony

Teresa Sidel, Hartford City Administrator, presented a brief summary of the recommendation for adoption of the Hartford Comprehensive Plan to start the process of establishing a joint jurisdiction zoning ordinance between the City of Hartford and Minnehaha County.

Commissioner Barth asked the City of Hartford Planning Commissioners if they had any input on the requested action. The Hartford Planning Commission didn't have any more comments.

Scott Anderson, County Planning Director, explained that the Planning Commissions need to recommend approval of a Resolution to adopt the Hartford Comprehensive Plan 2017-2037. He read the resolution, and explained that adopting the resolution will start the process of establishing the joint jurisdiction zoning ordinance between Minnehaha County and the City of Hartford.

Commissioner Randall asked staff to present a map of the joint jurisdiction area. Scott Anderson explained that the Comprehensive plan was provided as an electronic link, and Teresa Sidel provided a map for viewing.

Commissioner Duffy called for public testimony but there was no answer.

Commissioner Duffy closed the floor to public testimony.

### Action

A motion was made for the County to **recommend approval** of a Resolution adopting the Hartford Comprehensive Plan 2017-2037 by Commissioner Barth and seconded by Commissioner Ralston. The motion passed unanimously.



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**Old Business**

None.

**New Business**

None.

**Adjourn**

A motion was made for the County to **adjourn** by Commissioner Ode and seconded by Commissioner VanDerVliet. The motion passed unanimously. The same motion was made for the City to **adjourn** by Commissioner Anderson and seconded by Commissioner Olson-Voth. The motion passed unanimously.

The meeting was **adjourned** at 7:33 pm.