

PLANNING COMMISSION MINUTES

AUGUST 10, 2009

PRESIDING: Meyers

PRESENT: Meyers, Schmucker, Everson, Larson, Smith

ABSENT: Griffith, Fergen, Molumby

OTHERS: Putnam, Hegg, Overweg

AGENDA: Putnam the plat on the agenda has been changed and we have added another plat. Motion by Everson, seconded by Larson to approve the agenda with the addendum. All members present voting aye, motion carried.

MINUTES:

Motion by Schmucker, seconded by Larson to approve the minutes of the regular meeting of July 27, 2009. All members present voting aye, motion carried.

NEXT MEETING:

Motion by Everson, seconded by Schmucker to schedule the next Planning Commission meeting for August 24, 2009 at 12:00 p.m. subject to chair for hearings on petitions for rezoning and applications for variances and conditional use permits for publication and Finance Officer be directed to give notice according to statute. All members present voting aye, motion carried.

CONDITIONAL USE: Candi Blasius to operate a dog grooming business, located at 809 E. Hanson Ave, legally described as Lot 4 & W½ Lot 3, Block 5, Applegate Addition to the City of Mitchell, Davison County, South Dakota. Zoned R-2.

Motion by Larson, seconded by Everson to recommend tabling this once more but this may be the last time. All members present voting aye, motion carried.

CONDITIONAL USE: Jennifer Steen for a Conditional Use Permit to operate a Day Care Center in her home located at 1017 W. Birch, legally described as Lot 5, Block 3, GardenView Addition to the City of Mitchell, Davison County, South Dakota. Zoned R-2.

Jennifer Steen said she passed fire inspection and was planning to put in a fence but she wasn't sure if she was going to get state licensed. Motion by Larson, seconded by Everson to recommend approving this conditional use with the following conditions: Non transferable and the permit will expire if the daycare is not operating in a six month period, and a fence installed within 90 days. All members present voting aye, motion carried.

CONDITIONAL USE: Heidi Jarding for a Conditional Use Permit to operate a personal training business located at 1527 Pebble Beach Rd, legally described as Lot 1 & W 17' Lot 2, Block 5, Lakeview 1st Addition to the City of Mitchell, Davison County, SD. Zoned R-2. A personal training business requires a Conditional Use permit within the said District.

Putnam explained that Heidi was unable to attend the meeting. Putnam reviewed a neighbor's opposition. Motion by Larson, seconded by Everson to recommend approving this conditional use permit and if she wants a yard sign, she will have to come back to planning. All members present voting aye, motion carried.

REZONE: Loren Machovsky on the matter of rezoning property described by Lot B, JA Harris 1st Addition, which shall be known as the 24934 406th Ave from its present use and now designated UD Urban Development District to R-4 High Density Residential District as defined by the ordinances of the City of Mitchell, South Dakota.

Putnam explained that there were two ways to work this manufactured home in this area. To save time we are having the commission to act on both of them. Jeff Harris and Wayne Lyons were present to give their support for an R-4 rezone with the conditional use. Motion by Larson, seconded by Schmucker to recommend rezoning to an R-4. All members present voting aye, motion carried.

CONDITIONAL USE: Loren Machovsky to construct a manufacturing housing located at 24934 406th Ave, legally described as Lot B, JA Harris 1st Addition to the City of Mitchell, Davison County, South Dakota. A manufacturing housing community requires a conditional use in a R-4 District.

Motion by Schmucker, seconded by Larson to recommend approving this conditional use for a single unit manufactured house. All members present voting aye, motion carried.

REZONE: Loren Machovsky on the matter of rezoning property described by Lot B, JA Harris 1st Addition, which shall be known as the 24934 406th Ave from its present use and now designated UD Urban Development District to R-5 Single Family and Manufacturing Housing Residential District as defined by the ordinances of the City of Mitchell, South Dakota.

Motion by Larson, seconded by Schmucker to recommend denying this rezone. All members present voting aye, motion carried.

PLAT: A Plat of Lot 7, Block 1, Woodland Heights 1st Addition, A Subdivision of Lot 2, Crane's Addition in the SE¼ of Section 34, T 103 N, R 60 W of the 5th P.M., City of Mitchell, Davison County, SD.

Putnam said this follows the master plan. Motion by Everson, seconded by Larson to recommend approving this plat. All members present voting aye, motion carried.

PLAT: Plat of Lot 13 and 13A, Block 1 of Westwood 1st Add., A Subdivision of the SW¼ of Section 16, T103N, R60, W of the 5th P.M., City of Mitchell, Davison County, SD
Chuck Mauszycki stated that on Lot 14 they already started a 100 x 100 building and now has a request for 2 more buildings and maybe a 4th building east to the By Pass. Motion by Larson, seconded by Everson to recommend approving this plat. All members present voting aye, motion carried.

OTHER BUSINESS: Putnam wanted the commission to be aware of a special meeting the 31st of August.

ADJOURN:
Chairman Meyers adjourned meeting at 12:35 P.M.

Minutes submitted by Sheila Loecker