

# PLANNING COMMISSION MINUTES

## FEBRUARY 28, 2011

**PRESIDING:** Meyers

**PRESENT:** Meyers, Griffith, Schmucker, Everson, Larson, Molumby, Smith

**ABSENT:** Fergen,

**OTHERS:** McGannon, Putnam, Hegg, Johnson, Baier

**AGENDA:** Motion by Everson, seconded by Griffith to approve the agenda. All members present voting aye, motion carried.

### MINUTES:

Motion by Schmucker, seconded by Griffith to approve the minutes of the regular meeting of February 14, 2011. All members present voting aye, motion carried.

### NEXT MEETING:

Motion by Griffith, seconded by Everson to schedule the next Planning Commission meeting for March 14, 2011 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.

**VARIANCE:** Doug Molumby to construct an addition, located at 1601 E 1st Ave, legally described as E75' of Lot B, Tillotson's Addition to the City of Mitchell, Davison County, South Dakota; the request is being made because the size limitation will not be met. Zoned R-4. Applicant will provide approximately a 3416 sq footage instead of the 1050 that is required. Applicant will provide approximately a 20' height instead of the 17' that is required.

Doug Molumby excused himself from all discussion as a planning commissioner. Molumby stated this would be for his personal storage only. Baier questioned Molumby if he had checked on the snow load for that slanted roof. Molumby said he was doing that. Motion by Larson, seconded by Griffith to recommend approving this variance. Molumby abstained and all other members present voting aye, motion carried.

**PLAT:** A Plat of Lots 2, 3, 4 and 5, Block 3 of the Woods First Addition, a Subdivision of the E½ of the SW¼ of Section 23, T 103 N, R 60 W of the 5th P .M., City of Mitchell, Davison County, South Dakota.

Putnam explained this deviates a little from the master plan. Jeff Larson from Quality Homes would like to put 2 duplex on these lots. The lots 2, 3, & 4 will be a little bigger and 5 will probably be sold

with Lot 6 or Lot 4. Motion by Schmucker, seconded by Larson to recommend approving this plat. All members present voting aye, motion carried.

**PLAT:** A Plat of Lot 2-A and a portion of Nathan Ave. in the S610.49' of Lot 2 in the NE¼ of Section 33, T 103 N, R 60 W of the 5th P.M., Davison County, SD.

Jeff Heppler from James Valley stated he would like to build on this for his residence. As he understood it from the neighbors, the landowners maintain the road. Dad Sudrla said that he had nothing recorded at the court house. Schmucker questioned the drainage in that area. McGannon said the city and county teamed up to fix the tile that was broke. Motion by Larson, seconded by Griffith to recommend approving this plat. All members present voting aye, motion carried.

**PLAN:** 407 S Sanborn Gary Schlaffman Zoned HB

Gary Schlaffman said he would tear down the old garage and replace it at a new location. Motion by Molumby, seconded by Griffith. All members present voting aye, motion carried.

**PETITION FOR VACATION:** Town of Loomis

Putnam said he just wanted to bring it to the commission's attention. This is within our three mile jurisdiction. County will hear it March 15, 2011, and then the council may act on it.

**ADJOURN:**

Chairman Meyers adjourned meeting at 12:40 P.M.

Minutes submitted by Sheila Loecker