

**NOTICE OF HEARING ON CITY OF MITCHELL, SOUTH DAKOTA RESOLUTION  
LEVYING THE 2021 SPECIAL ASSESSMENTS FOR BUSINESS IMPROVEMENT  
DISTRICT NO. 3 (RESOLUTION NO. R2021-48)**

PLEASE TAKE NOTICE that the City Council of the City of Mitchell, SD, shall on the date of September 7, 2021 at 6:00 P.M. at the City Council Chambers in City Hall, 612 N Main Street, Mitchell, SD 57301, hold and conduct a hearing as to the 2021 special assessments for properties included in Business Improvement District #3 of the City of Mitchell, South Dakota. The purpose of said assessments being to support public facilities, improvements, and activities which enhance and revitalize the BID #3 area. At such hearing, the City Council shall:

1. Hear any protests and receive evidence for or against the proposed action;
2. Rule upon written protests received prior to the close of the hearing, which ruling shall be final.
3. Continue the hearing from time to time as the Governing Body deems necessary.

The properties and amounts of special assessments are as shown in **Exhibit A**, attached hereto and incorporate by reference.

Dated this 17<sup>th</sup> day of July, 2021.

CITY OF MITCHELL, SD

(seal)

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Michelle Bathke – City Finance Officer

Published twice at the approximate cost of \_\_\_\_\_.

## Exhibit A

### BID #3 Properties and Assessment Amounts

<b>Business Name &amp; Address</b>	<b>Property Legal Description</b>	<b>Property Owner Name &amp; Address</b>	<b>2021 Assessment Amount</b>
The Depot Pub and Grill 112 E Railroad Mitchell, SD 57301	LOTS R-1 DEPOT ADDITION N 1/2 SW 1/4 22-103-60 DEPOT ADD'N-SW(22)	V.F. Railroad Properties LLC PO Box 1163 Mitchell, SD 57301	\$1,987.88
Tobin's Transfer Parking Lot 1st Ave and Railroad Mitchell, SD 57301	LOT R-2 DEPOT ADDN IN N1/2 SW1/4 IN 22-103-60 DEPOT ADD'N-SW(22)	Shirley Hammrich PO Box 639 Mitchell, SD 57301	\$120.00
The Window Shop 124 S Main Street Mitchell, SD 57301	LOTS 8 & 9 BLK 19 ORIGINAL MITCHELL-NE&SE(21)	Benjamin & Lori Kalovsky / Arlen Schuh 124 S Main Street Mitchell, SD 57301	\$738.88
Marilyn's Designers Den 122 S Main Street Mitchell, SD 57301	LOT 10 & S 1.5 OF LOT 11 BLOCK 19 ORIGINAL MITCHELL-NE&SE(21)	Krohmer Properties LLC PO Box 1264 Mitchell, SD 57301	\$558.60
Casey's General Store 100 S Main Street Mitchell, SD 57301	LOT 16 THRU 20 BLK 19 ORIGINAL MITCHELL-NE&SE(21)	Casey's Retail Company PO Box 54288 Lexington, KY 40555	\$1,852.30
Slate Creek Parking Lot 109 S Main Street Mitchell, SD 57301	LOT 5 BLK 18 ORIGINAL MITCHELL-NE&SE(21)	Slate Creek Properties 3612 W Teem Drive Sioux Falls, SD 57107	\$120.00
Slate Creek Parking Lot 107 S Main Street Mitchell, SD 57301	LOT 4 BLK 18 ORIGINAL MITCHELL-NE&SE(21)	Slate Creek Properties 3612 W Teem Drive Sioux Falls, SD 57107	\$120.00
Slate Creek Parking Lot 105 S Main Street Mitchell, SD 57301	LOT 3 BLK 18 ORIGINAL MITCHELL-NE&SE(21)	Slate Creek Properties 3612 W Teem Drive Sioux Falls, SD 57107	\$120.00
Navin Apartment Complex Slate Creek Properties 101 S Main Street Mitchell, SD 57301	LOTS 1 & 2 BLK 18 ORIGINAL MITCHELL-NE&SE(21)	Slate Creek Properties 3612 W Teem Drive Sioux Falls, SD 57107	\$2,743.48
Rusted WIng 100 N Main Street Mitchell, SD 57301	LOT 7 BLK 12 ORIGINAL MITCHELL-NE&SE(21)	Anisa Deinert 1301 W Birch Ave Mitchell, SD 57301	\$449.03

Dykstra Lot 102 N Main Street Mitchell, SD 57301	LOT 8 BLK 12 ORIGINAL MITCHELL- NE&SE(21)	Brandon & Rachel Dykstra 1010 S Miller Street Mitchell, SD 57301	\$120.00
Dykstra Wood Works 104 N Main Street Mitchell, SD 57301	LOT 9 BLK 12 ORIGINAL MITCHELL- NE&SE(21)	Brandon & Rachel Dykstra 1010 S Miller Street Mitchell, SD 57301	\$155.58
Jerry Carey Travel 106 N Main Street Mitchell, SD 57301	LOT 10 BLK 12 ORIGINAL MITCHELL- NE&SE(21)	Risk Management Inc PO Box 1105 Mitchell, SD 57301	\$231.33
West Coast Tacos 108 N Main Street Mitchell, SD 57301	LOT 11 BLK 12 ORIGINAL MITCHELL- NE&SE(21)	West Coast Tacos 916 N Sanborn Blvd Mitchell, SD 57301	\$500.60
Big Dummy's / The Longhorn Bar Lot 110 N Main Street Mitchell, SD 57301	LOT 12 BLK 12 ORIGINAL MITCHELL- NE&SE(21)	Bates Rentals LLC 112 N Main Street Mitchell, SD 57301	\$120.00
Big Dummy's Bar 112 N Main Street Mitchell, SD 57301	LOT 13 BLK 12 ORIGINAL MITCHELL- NE&SE(21)	Bates Rentals LLC 112 N Main Street Mitchell, SD 57301	\$266.10
Aflac 114 N Main Street Mitchell, SD 57301	LOT 14 BLK 12 ORIGINAL MITCHELL- NE&SE(21)	Eric Palmer 105 Andrews Street Mitchell, SD 57301	\$534.90
116 N Main Street Mitchell, SD 57301	LOT 15 BLK 12 ORIGINAL MITCHELL- NE&SE(21)	Megan Reimnitz 116 N Main Mitchell, SD 57301	\$229.90
Charlie's Shoe Repair 118 N Main Street Mitchell, SD 57301	LOT 16 BLK 12 ORIGINAL MITCHELL- NE&SE(21)	Gordon and Darlene Bailey 1824 E Birch Mitchell, SD 57301	\$169.53
Palace City Pawn 115 N Main Street Mitchell, SD 57301	LOT 5 EX W88' BLK 13 ORIGINAL MITCHELL- NE&SE(21)	AM & LM LLC 700 N Sanborn Blvd Mitchell, SD 57301	\$120.00
Palace City Pawn 117 N Main Street Mitchell, SD 57301	LOT 4 BLK 13 ORIGINAL MITCHELL- NE&SE(21)	AM & LM LLC 700 N Sanborn Blvd Mitchell, SD 57301	\$120.00
Ameriprise Financial 119 N Main Street Mitchell, SD 57301	LOTS 2 & 3 BLK 13 ORIGINAL MITCHELL- NE&SE(21)	KL City Properties 119 N Main Street Mitchell, SD 57301	\$861.23
Mitchell Float Spa 121 N Main Street Mitchell, SD 57301	LOTS 2 & 3 BLK 13 ORIGINAL MITCHELL- NE&SE(21)	KL City Properties 119 N Main Street Mitchell, SD 57301	include above

L L Jirsa Architect 123 N Main Street Mitchell, SD 57301	LOT 1 BLK 13 ORIGINAL MITCHELL- NE&SE(21)	Larry & Linda Jirsa 123 N Main Street Mitchell, SD 57301	\$491.00
Crane Realty 200 N Main Street Mitchell, SD 57301	LOT 7 BLK 9 ORIGINAL MITCHELL-NE&SE(21)	JX4 LLC 200 N Main Street Mitchell, SD 57301	\$233.83
Ed's Pet World 206 N Main Street Mitchell, SD 57301	LOTS 8 & 9 BLK 9 ORIGINAL MITCHELL- NE&SE(21)	Edward and Eileen Anderson 412 Wildwood Ave Mitchell, SD 57301	\$225.00
Cherrybee's Floral and Gifts 208 N Main Street Mitchell, SD 57301	LOTS 10 & 11 BLK 9 ORIGINAL MITCHELL- NE&SE(21)	John Adamo 3150 H Street Sacramento, CA 95816	\$527.70
Xtreme Dance Studio 210 N Main Street Mitchell, SD 57301	LOT 12 BLK 9 ORIGINAL MITCHELL- NE&SE(21)	John Adamo 3150 H Street Sacramento, CA 95816	\$309.10
K&B Archery 212 N Main Street Mitchell, SD 57301	LOT 13 BLK 9 ORIGINAL MITCHELL- NE&SE(21)	Struble Living Trust 400 E 1st Ave Mitchell, SD 57301	\$310.80
Vacant Building 214 N Main Street Mitchell, SD 57301	LOT 14 BLK 9 ORIGINAL MITCHELL- NE&SE(21)	Clarke Companies LLC 47035 250th Street Baltic, SD 57003	\$532.23
BR The Diamond Store 216 N Main Street Mitchell, SD 57301	LOT 15 BLK 9 ORIGINAL MITCHELL- NE&SE(21)	Jeremy Zwetzig/ Alex Smith 216 N Main Street Mitchell, SD 57301	\$396.38
BR The Diamond Store 218 N Main Street Mitchell, SD 57301	LOT 16 BLK 9 ORIGINAL MITCHELL- NE&SE(21)	Bryan & April Rickel 813 W 4 <sup>th</sup> Ave Mitchell, SD 57301	\$363.78
BR The Diamond Store 220 N Main Street Mitchell, SD 57301	LOTS 17 & 18 BLOCK 9 ORIGINAL MITCHELL-NE&SE(21)	Bryan & April Rickel 813 W 4 <sup>th</sup> Ave Mitchell, SD 57301	\$120.00
Dr Lucky's Lot 201 N Main Street Mitchell, SD 57301	LOT 12 BLK 8 ORIGINAL MITCHELL- NE&SE(21)	KCM Enterprises LLC 609 W Walnut Parkston, SD 57366	\$120.00
Dr Lucky's 205 N Main Street Mitchell, SD 57301	LOTS 10 & 11 BLK 8 ORIGINAL MITCHELL- NE&SE(21)	KCM Enterprises LLC 609 W Walnut Parkston, SD 57366	\$646.88
Geyerman's Clothing 207 N Main Street Mitchell, SD 57301	LOTS 8 & 9 BLK 8 ORIGINAL MITCHELL- NE&SE(21)	Patty Saker & Tammy Van Dyke 201 W Main Street Pipestone, MN 56164	\$697.15

Michael's Toggery 211 N Main Street Mitchell, SD 57301	LOT 7 EX N4" BLK 8 ORIGINAL MITCHELL- NE&SE(21)	Michael's Toggery 211 N Main Street Mitchell, SD 57301	\$630.25
Harve's Sports Shop 213 N Main Street Mitchell, SD 57301	LOT 6 & N4" OF LOT 7 BLK 8 ORIGINAL MITCHELL-NE&SE(21)	James Johnston 213 N Main Street Mitchell, SD 57301	\$511.80
Tickled Pink Boutique 217 N Main Street Mitchell, SD 57301	LOTS 3 & 4 BLK 8 ORIGINAL MITCHELL- NE&SE(21)	Sabers Properties LLC 27 Arrowhead Pass Mitchell, SD 57301	\$569.93
223 N Main Street Mitchell, SD 57301	LOTS 1 & 2 BLK 8 ORIGINAL MITCHELL- NE&SE(21)	City of Mitchell 612 N Main Street Mitchell, SD 57301	\$0
Country Corner Boutique 300 N Main Street Mitchell, SD 57301	LOTS 7 8 9 & 10 BLK 2 ORIGINAL MITCHELL- NE&SE(21)	Slate Creek Properties 3612 W Teem Dr Sioux Falls, SD 57107	\$1,681.18
Awaken Cryotherapy 302 N Main Street Mitchell, SD 57301	LOTS 7 8 9 & 10 BLK 2 ORIGINAL MITCHELL- NE&SE(21)	Slate Creek Properties 3612 W Teem Dr Sioux Falls, SD 57107	included above
Harve's Pro Prints 308 N Main Street Mitchell, SD 57301	SOUTH 24.5' OF LOT 11 BLK 2 ORIGINAL MITCHELL-NE&SE(21)	James Johnston 67 S Harmon Drive Mitchell, SD 57301	\$216.13
Dakota Hearing 310 N Main Street Mitchell, SD 57301	NORTH 6" OF LOT 11 & ALL OF LOT 12 BLK 2 ORIGINAL MITCHELL-NE&SE(21)	412 Investments LLC 25308 404 <sup>th</sup> Ave Mitchell, SD 57301	\$417.80
Elixir Roasterie 312 N Main Street Mitchell, SD 57301	LOT 13 BLK 2 ORIGINAL MITCHELL- NE&SE(21)	Edwin & Leona Waldner 41849 SD Hwy 38 Fulton, SD 57340	\$599.15
Q Jewelry 314 N Main Street Mitchell, SD 57301	LOT 14 BLK 2 ORIGINAL MITCHELL- NE&SE(21)	Executive Investments LLC 4832 Chalkstone Dr Rapid City, SD 57701	\$227.93
316 N Main Street Mitchell, SD 57301	S24'-8" OF LOT 15 BLK 2 ORIGINAL MITCHELL-NE&SE(21)	Fingerprint Group LLC 316 N Main Street Mitchell, SD 57301	\$557.73
Hard Drive Central 318 N Main Street Mitchell, SD 57301	NORTH 4 INCHES OF LOT 15 & ALL OF LOT 16 BLOCK 2 ORIGINAL MITCHELL-NE&SE(21)	Mark VandenHoek 3220 N Main Mitchell, SD 57301	\$803.35
Spellbound 320 N Main Street Mitchell, SD 57301	LOT 17 BLK 2 ORIGINAL MITCHELL- NE&SE(21)	David Finnell 320 N Main Street Mitchell, SD 57301	\$400.10

Browns Shoe Fit 322 N Main Street Mitchell, SD 57301	LOT 18 BLK 2 ORIGINAL MITCHELL- NE&SE(21)	David & Melissa Schwalm 711 W 16 <sup>th</sup> Ave Mitchell, SD 57301	\$733.28
301 N Main Street Mitchell, SD 57301	LOTS 11 & 12 BLK 3 ORIGINAL MITCHELL- NE&SE(21)	Mitchell Area Development Corp 601 N Main Street Mitchell, SD 57301	\$120.00
303 N Main Street Mitchell, SD 57301	LOTS 11 & 12 BLK 3 ORIGINAL MITCHELL- NE&SE(21)	Mitchell Area Development Corp 601 N Main Street Mitchell, SD 57301	included above
305 N Main Street Mitchell, SD 57301	LOT 10 BLK 3 ORIGINAL MITCHELL- NE&SE(21)	Mitchell Area Development Corp 601 N Main Street Mitchell, SD 57301	\$120.00
307 N Main Street Mitchell, SD 57301	LOT 9 BLK 3 ORIGINAL MITCHELL-NE&SE(21)	Mitchell Area Development Corp 601 N Main Street Mitchell, SD 57301	\$120.00
Einstein's Costume Shop 317 N Main Street Mitchell, SD 57301	LOTS 4 5 & N5 FT OF LOT 6 BLK 3 ORIGINAL MITCHELL-NE&SE(21)	Dan Hauser and Brenda Olesen 412 N Main Street Mitchell, SD 57301	\$1,116.55
Vacant Building / For Sale 319 N Main Street Mitchell, SD 57301	LOTS 2 & 3 EX W 50' BLK 3 ORIGINAL MITCHELL-NE&SE(21)	Edwin Waldner 41849 SD Hwy 38 Fulton, SD 57340	\$477.55
Cell Phone Repair Pro 323 N Main Street Mitchell, SD 57301	LOT 1 & W50' OF LOTS 2 & 3 IN BLK 3 ORIGINAL MITCHELL- NE&SE(21)	Kirch Real Estate 323 N Main Street Mitchell, SD 57301	\$452.98
Midtown Plaza / For Lease 400 N Main Street Mitchell, SD 57301	LOTS 5 THRU 9 BLK 110 LAWLERS 1ST ADDN-NE(21)	D&J Sabers Properties 1400 Mitchell Blvd Mitchell, SD 57301	\$2,883.80
Palace City Coin 400 N Main Street Mitchell, SD 57301	LOTS 5 THRU 9 BLK 110 LAWLERS 1ST ADDN-NE(21)	D&J Sabers Properties 1400 Mitchell Blvd Mitchell, SD 57301	included above
Second Impression Palace 412 N Main Street Mitchell, SD 57301	LOTS 2A 3 & 4 BLK 110 LAWLERS 1ST ADDN-NE(21)	Dan Hauser & Brenda Olesen 721 W Hanson Ave Mitchell, SD 57301	\$737.73
Lifequest 401 N Main Street Mitchell, SD 57301	LOTS 7 & 8 BLK 109 LAWLERS 1ST ADDN- NE(21)	Lifequest Inc 804 N Mentzer Mitchell, SD 57301	\$1,691.28

Vacant Building 403 N Main Street Mitchell, SD 57301	LOTS 5 & 6 BLK 109 LAWLERS 1ST ADDN- NE(21)	Boyd Reimnitz 817 N Sanborn Blvd Mitchell, SD 57301	\$677.90
Mid Dakota Properties 407 N Main Street Mitchell, SD 57301	LOTS 3 & 4 BLK 109 LAWLERS 1ST ADDN- NE(21)	Boyd Reimnitz 817 N Sanborn Blvd Mitchell, SD 57301	\$135.38
Vacant Building 413 N Main Street Mitchell, SD 57301	LOT 2 BLK 109 LAWLERS 1ST ADDN- NE(21)	Boyd Reimnitz 817 N Sanborn Blvd Mitchell, SD 57301	\$180.95
Fashions Unlimited 415 N Main Street Mitchell, SD 57301	LOT 1 BLK 109 LAWLERS 1ST ADDN- NE(21)	Tim & Sherry Hines / RJA Properties LLC 605 W 14th Ave Mitchell, SD 57301	\$192.85
Bread & Batter 417 N Main Street #104 Mitchell, SD 57301	LOTS 1 2 3 & 4 BLK 13 ROWLEYS 1ST ADDN- NW(22)	Slate Creek Properties 3612 W Teem Drive Sioux Falls, SD 57107	\$3,000.00
Craig Ryan Designs 417 N Main Street #100 Mitchell, SD 57301	LOTS 1 2 3 & 4 BLK 13 ROWLEYS 1ST ADDN- NW(22)	Slate Creek Properties 3612 W Teem Drive Sioux Falls, SD 57107	included above
Crazy About Cupcakes 417 N Main Street #102 Mitchell, SD 57301	LOTS 1 2 3 & 4 BLK 13 ROWLEYS 1ST ADDN- NW(22)	Slate Creek Properties 3612 W Teem Drive Sioux Falls, SD 57107	included above
Scoreboard Pub & Grill 522 N Main Street Mitchell, SD 57301	LOTS 16, 17, AND 18 BLK 11 ROWLEYS 1ST ADDN-NW(22)	Mitchell Area Chamber of Commerce 601 N Main Street Mitchell, SD 57301	\$663.05
Chris Nipe Attorney 100 W 5th Ave Mitchell, SD 57301	LOTS 11 AND 12 BLK 12 ROWLEYS 1ST ADDN-NW(22)	Menprop LLC PO Box 456 Mitchell, SD 57301	\$600.00
Yessica's / The Back 40 505 N Main Street Mitchell, SD 57301	LOT 10 BLK 12 ROWLEYS 1ST ADDN- NW(22)	Keke Leiferman 614 E 6 <sup>th</sup> Ave Mitchell, SD 57301	\$247.43
The Back 40 511 N Main Street Mitchell, SD 57301	LOTS 5 THROUGH 9 BLK 12 ROWLEYS 1ST ADDN-NW(22)	Keke Leiferman 614 E 6 <sup>th</sup> Ave Mitchell, SD 57301	\$1,434.33
Sherwin Williams 517 N Main Street Mitchell, SD 57301	LOTS 3 AND 4 BLK 12 ROWLEYS 1ST ADDN- NW(22)	Arlen & Anne Moke 519 N Main Street Mitchell, SD 57301	\$690.13
Photography Unlimited 519 N Main Street Mitchell, SD 57301	LOTS 3 AND 4 BLK 12 ROWLEYS 1ST ADDN- NW(22)	Arlen & Anne Moke 519 N Main Street Mitchell, SD 57301	included above

Jones Supply 523 N Main Street Mitchell, SD 57301	LOTS 1 AND 2 BLK 12 ROWLEYS 1ST ADDN- NW(22)	Debra Jones 521 N Main St Mitchell, SD 57301	\$762.93
Mitchell Area Chamber of Commerce 601 N Main Street Mitchell, SD 57301	LOTS 7 THRU 12 BLK 5 ROWLEYS 1ST ADDN- NW(22)	Mitchell Area Chamber of Commerce 601 N Main Street Mitchell, SD 57301	\$1,264.95
Corn Palace Gift Shop 601 N Main Street Mitchell, SD 57301	LOTS 7 THRU 12 BLK 5 ROWLEYS 1ST ADDN- NW(22)	Mitchell Area Chamber of Commerce 601 N Main Street Mitchell, SD 57301	included above
Cornerstone Too 613 N Main Street Mitchell, SD 57301	LOT 6 BLK 5 ROWLEYS 1ST ADDN-NW(22)	Terry & Gwenda Koch 1424 Park Dr Mitchell, SD 57301	\$310.80
Valtirotty Shiloh's Tabernacle 615 N Main Street Mitchell, SD 57301	LOTS 3 4 AND 5 BLK 5 ROWLEYS 1ST ADDN- NW(22)	Otinel Cornel & Denisia Iancu 43130 Christopher Lane Banning, CA 92220	\$1,124.98