

**Lincoln County Planning and Zoning**  
**March 20<sup>th</sup>, 2006 Minutes**  
**7:00 p.m. at the Lincoln County Extension Office**

The Lincoln County Planning and Zoning Commission met at 7:00p.m on Monday March 20<sup>th</sup>, 2006 at the Lincoln County Extension Office, 200 East 5<sup>th</sup> Street, Canton, SD.

Meeting brought to order by Chairman Molstad with members Portz, Hoffman (Alternate for District #5), Andersen, Nusz, and Coplan present for duty. Quorum present. Evanson Absent.

Item: **Agenda:** Motion to approve by Hoffman, 2<sup>nd</sup> by Portz. All members voted to approve.

- a) **Minutes:** Motion to approve minutes for March 6<sup>th</sup>, 2006 meeting by Coplan, 2<sup>nd</sup> by Portz. All members voted to approve. Motion to approve minutes from February 21, 2006 meeting by Hoffman, 2<sup>nd</sup> by Coplan. All members voted to approve.
- b) **Zoning Initiatives/Hearings: None**
- c) **Rezoning Petitions:**
  - 1) **06-REZ-003** Petitioner is Eric Willadsen to rezone from "A" Ag Public Use District to "C" Commercial and "RR" Rural Residential for commercial development and single family development at a legal description of Tract 1 & 2 in Cinkle's Addition of the NE1/4 of Section 34, Township 100, Range 50. Date/Time set for April 17<sup>th</sup>, 2006 at 7:30p.m. Motion to approve by Hoffman, 2<sup>nd</sup> by Portz. All members voted to approve.
- d) **Rezoning Hearings:**
  - 1) **06-REZ-002** Petitioner is Wade Greenwood for Lamar Outdoor to rezone from "A" Ag Public Use District to "C" Commercial District for placement of billboards at a legal description of N2000' of the E50' of Fogelman's 2<sup>nd</sup> Addition in the E1/2 of the NW1/4 of Section 31, Township 100, Range 50. Date/Time set for March 20<sup>th</sup>, 2006 at 7:30p.m. Motion to recommend approval with stipulation of 1 side used for Lincoln County advertisement by Portz, 2<sup>nd</sup> by Nusz. All members voted to approve.
- e) **Conditional Use Permit Applications:**
  - 1) **06-CUP-007** Petitioner is Jeremiah Top to operate a auto body shop at a legal description of Suite A, Lot 3, Blk 1 of Lavalley Business Park of Section 5, Township 99, Range 50. "C" Commercial District. General address of 47101 Homefield Place, Harrisburg, SD. Motion to approve by Nusz, 2<sup>nd</sup> by Coplan. All members voted to approve.
  - 2) **06-CUP-014** Petitioner is Louis Vanderlaan to get classified as a Class A Confinement at a legal description of NE1/4 of Section 26, Township 97, Range 51. "A" Ag Public Use District. General address of 28931 469<sup>th</sup> Avenue, Beresford, SD. Date/Time set for March 20<sup>th</sup>, 2006 at 8:30p.m. Motion to approve by Andersen, 2<sup>nd</sup> by Portz. All members voted to approve.
  - 3) **06-CUP-015** Petitioner is Deanna Hanson to move in modular to replace existing trailer at a legal description of Tract 2 Kwallek's Addition in the NW1/4 of Section 32, Township 100, Range 50. "A" Ag Public Use District. General address of 47123 272<sup>nd</sup> Street, Sioux Falls, SD. Motion to approve by Coplan, 2<sup>nd</sup> by Portz. All members voted to approve.
  - 4) **06-CUP-016** Petitioner is Lyle Knutson to move in a building at a legal description of Carlson Tract 3 of the S1/2 of the SW1/4 of Section 31, Township 96, Range 50. "C" Commercial District. General address of 47022 SD Hwy 46, Beresford, SD. Motion to approve by Coplan, 2<sup>nd</sup> by Andersen. All members voted to approve.
  - 5) **06-CUP-017** Petitioner is Todd Dathe to construct storage buildings at a legal description of S1/2 Lot 2 Blk 4 of Kerslake 2<sup>nd</sup> Addition of Section 24, Township 100, Range 51. "C" Commercial District. General address of 27066 Kerslake Place, Tea, SD. Motion to approve by Portz, 2<sup>nd</sup> by Hoffman. All members voted to approve.

- 6) **06-CUP-018** Petitioner is Lynn Eining to operate an existing business for car, truck, trailers and boat sales at a legal description of the W500' of the S1/2 of the SW1/4 except for H-1&2 & part sold of Section 4, Township 98, Range 51. "A" Ag Public Use District. General address of 27980 SD Hwy 17, Lennox, SD. Motion to approve with a maximum of 5 vehicles by Coplan, 2<sup>nd</sup> by Portz. All members voted to approve.
- 7) **06-CUP-019** Petitioner is Tom Rhead to move (1) single family dwelling eligibility to existing farmstead at a legal description of the NE1/4 of Section 27, Township 98, Range 49. "A" Ag Public Use District. General address of 28311 480<sup>th</sup> Avenue, Canton, SD. Motion to approve by Portz, 2<sup>nd</sup> by Coplan. All members voted to approve.
- 8) **06-CUP-020** Petitioner is Ken Hillman, structure over 10,000 square feet, for Interstate Auto Center at a legal description of Lot 1 Blk 1 Smith's 3<sup>rd</sup> Addition of Section 31, Township 100, Range 50. "C" Commercial District. General address of 47078 273<sup>rd</sup> Street, Harrisburg, SD. Motion to approve by Nusz, 2<sup>nd</sup> by Portz. All members voted to approve.
- 9) **06-CUP-021** Petitioner is Donald Hoffman, for Dakota Gold Soccer Club to place a concrete sign at a legal description of the E1/2 of Lots 1&2 in the NW1/4 ex. Hoffman's Addition of Section 3, Township 99, Range 50. "A" Ag Public Use District. General address of 47349 273<sup>rd</sup> Street, Harrisburg, SD. Motion to approve with stipulation by Coplan, 2<sup>nd</sup> by Andersen. All members voted to approve.
  - a) Speak with County Highway Superintendent about setbacks for sign.
- f) **Conditional Use Revocation Petitions: None**
- g) **Conditional Use Revocation Hearing:**
  - 1) **04-CUP-084** Lot 5 Blk 4 of Kerslake 2<sup>nd</sup> Addition in the S1/2 of Section 24, Township 100, Range 51. Date/Time set for March 20<sup>th</sup>, 2006 at 8:00 p.m. Motion to revoke Conditional Use Permit by Portz, 2<sup>nd</sup> by Coplan. All members voted to approve.
- h) **Site Plan Review: None**
- i) **Variance:**
  - 1) **06-VAR-002** Petitioner is Daniel D Kuchta to build storage building 1920 square feet instead of 1200 square feet defined by Ordinance at a legal description of Lot 33 Blue Spruce Addition in the S1/2 of the SW1/4 of Section 36, Township 100, Range 51. "RR" Rural Residential District. General address of 27297 Sequoia Avenue, Tea, SD. Motion to move to Board of Adjustment by Hoffman, 2<sup>nd</sup> by Portz. All members voted to approve. Motion to approve variance petition with stipulation by Nusz, 2<sup>nd</sup> by Portz. All members voted to approve. Motion to move out of Board of Adjustment by Andersen, 2<sup>nd</sup> by Portz. All members voted to approve.
    - a) Must meet 120' set back from center of road or line up with the house off of Hwy 110.
  - 2) **06-Var-003** Petitioner is Donald Hoffman to place a larger sign than Ordinance calls for at a legal description of the E1/2 of Lots 1&2 in the NW1/4 except Hoffman's Addition of Section 3, Township 99, Range 50. "A" Ag Public Use District. General address of 47349 273<sup>rd</sup> Street, Harrisburg, SD. Motion to remove from agenda by Hoffman, 2<sup>nd</sup> by Portz. All members voted to approve.
- j) **Preliminary Plans: None**
- k) **Final Plan:**
  - 1) 18/29 Commerce Park Phase 1 Final Plan. Motion to approve by Hoffman, 2<sup>nd</sup> by Andersen. All members voted to approve.
  - 2) Homestead Acres 3<sup>rd</sup> Addition in the NE1/4 of Section 33, Township 100, Range 51. Motion to approve by Portz, 2<sup>nd</sup> by Coplan. All members voted to approve.
- l) **Plats:**
  - 1) Lots 5, 6, 7, 8, 9, and 10 in Homestead Acres 3<sup>rd</sup> Addition in the NE1/4 of Section 33, Township 100, Range 51. Motion to approve by Nusz, 2<sup>nd</sup> by Coplan. All members voted to approve.

- 2) Lot A & B of Ruckelshausen's Tract No. 4 in the W1/2 of Section 12, Township 100, Range 51. Motion to remove from agenda by Coplan, 2<sup>nd</sup> by Hoffman. All members voted to approve.
- 3) Tract 1 of Fischer Addition in the NW1/4 of Section 5, Township 97, Range 50. Motion to approve by Hoffman, 2<sup>nd</sup> by Andersen. All members voted to approve.

m) **Additional Items:**

- 1) Work session planned for March 27<sup>th</sup>, 2006 at 6:00p.m.

Motion to adjourn by Coplan, 2<sup>nd</sup> by Hoffman. All members voted to approve.