

<b>Planning Commission Agenda</b>
<b>Monday, April 23, 2018</b>
<b>Meeting starts immediately</b>
<b>after Joint City/County Meeting</b>
<b>at 415 N. Dakota Ave.</b>
<b>on the 2<sup>nd</sup> Floor in the</b>
<b>Commission Meeting Room</b>

**County Planning Commission**

Bonnie Duffy, Chair  
 Becky Randall, Vice-Chair  
 Adam Mohrhauser  
 Doug Ode  
 Mike Ralston  
 Paul Kostboth  
 Jeff Barth

**Planning Staff**

Scott Anderson  
 David Heinold  
 Kevin Hoekman

**Office of the State’s Attorney**

Donna Kelly

**CONSENT AGENDA**

*Items on the consent agenda are perceived to be non-controversial and meet all of the requirements of the codes and regulations. The consent agenda will be acted on in one motion with no public hearing on the items, unless a member of the public, the Commission or staff requests the item be removed from the consent agenda. The Chair will read each item and ask if there are any objections from the audience. If so, please raise your hand and ask that the item be placed on the regular agenda. Any items remaining on the Consent Agenda will be **approved** by the Planning Commission, with the conditions recommended by staff.*

**ITEM 1. Approval of Minutes** – March 26, 2018.

**ITEM 2. CONDITIONAL USE PERMIT #18-17 to allow Contractor’s Outdoor Storage on the property legally described as Lot 3B and Lot 3, Block 1; all in Green Valley Addition, NE1/4, Section 12-T102N-R50W.**

Petitioner: I-29 Brick Company Inc. (George Birmingham)

Property Owner: TFR Leasing (Tim Ramstad)

Location: 47167 Haylie St.

Approximately 1.5 miles east of Crooks

Staff Report: David Heinold

This would allow Contractor’s Outdoor Storage.

**ITEM 3. CONDITIONAL USE PERMIT #18-18 to amend CUP #16-56 to exceed 5,000 square feet of total accessory building area – requesting 5,550 sq. ft. on the property legally described as Tract 3 (Ex. Lot 1) Sherry Acres Addition, SE1/4 NE1/4, Section 12-T101N-R51W.**

Petitioner: Rich Leafstedt

Property Owner: Todd Olson

Location: 26333 466<sup>th</sup> Ave.

Approximately 4 miles west of Sioux Falls

Staff Report: David Heinold

This would amend CUP #16-56 to allow 5,550 square feet of total accessory building area.



**ITEM 4. CONDITIONAL USE PERMIT #18-19 to amend CUP #06-04 to allow Treatment of Trace Chemotherapy & Pathological Materials on the property legally described as Lot 10, Haug's Addition, S1/2 SE1/4, Section 12-T102N-R50W.**

Petitioner: Bob Vanderlinde

Property Owner: same

Location: 25784 Cottonwood Ave.

Approximately 2 miles north of Sioux Falls

Staff Report: David Heinold

This would amend CUP #06-04 to allow Treatment of Trace Chemotherapy & Pathological Materials.

**ITEM 5. CONDITIONAL USE PERMIT #18-20 to allow a Telecommunications Tower on the property legally described as W1/2 N1/2, Lying North of RR & West of River & NW1/4 (Ex. That Part E915' Lying North of RR ROW But Including N380' Thereof); all in Section 33-T102N-R48W.**

Petitioner: Xcell Towers II, LLC

Property Owner: Daniel Risty

Location: 808 W. Holly Blvd.

Approximately 1 miles west of Brandon

Staff Report: Kevin Hoekman

This would allow a Telecommunications Tower.

**ITEM 6. CONDITIONAL USE PERMIT #18-22 to exceed 3,600 square feet of total accessory building area – requesting 6,816 sq. ft. on the property legally described as Tract 1, Jones Addition, NE1/4, Section 10-T102N-R52W.**

Petitioner: Steven Jones

Property Owner: same

Location: 45769 257<sup>th</sup> St.

Approximately 1 mile northeast of Humboldt

Staff Report: David Heinold

This would allow 6,816 square feet of total accessory building area.

**ITEM 7. CONDITIONAL USE PERMIT #18-23 to allow a Telecommunications Tower on the property legally described as Tract 1 Bunde's Addition, SE1/4 NE1/4, Section 13-T103N-R51W.**

Petitioner: Curt Walter for Verizon Wireless

Property Owner: Todd Bunde

Location: SW portion of 252<sup>nd</sup> St. & 466<sup>th</sup> Ave. intersection

Approximately 4 miles southeast of Colton

Staff Report: Kevin Hoekman

This would allow a Telecommunications Tower.





**ITEM 12. CONDITIONAL USE PERMIT #18-21 to allow a Class B, Cattle CAFO (1,999 AU) on the property legally described as W1/2 NE1/4 (Ex. H-1), Section 18-T102N-R50W.**

Petitioner: Tyler Klein

Property Owner: Terry Klein

Location: 46661 258<sup>th</sup> St.

Staff Report: Kevin Hoekman

Approximately 3 miles northeast of Hartford

This would allow a Class B, Cattle CAFO (1,999 AU).

**Old Business**

None.

**New Business**

None.

Individuals needing assistance, pursuant to the Americans with Disabilities Act, should contact the Minnehaha County Planning Office at 367-4204 or TDD 367-4220 by 10:00 am Friday preceding the meeting to make any necessary arrangements.