

THE MINNEHAHA COUNTY COMMISSION CONVENED AT 5:00 PM on May 28, 2024, pursuant to adjournment on May 28, 2024. COMMISSIONERS PRESENT WERE: Beninga, Bleyenberg, and Karsky. Commissioners Bender and Kippely were absent. Also present were Kym Christiansen, Commission Recorder, and Maggie Gillespie, Senior Deputy State's Attorney.

City Council Members present: Barranco, Basye, Cole, Merkouris, Sigette, Spellerberg, Thomason. City Council Member Soehl and Mayor TenHaken were absent.

Chair Karsky called the meeting to order.

MOTION by Bleyenberg, seconded by Beninga, to Approve the Agenda. 3 ayes. The City concurred.

MAJOR AMENDMENT HEARING

Kevin Hoekman, Planner, was present for the public hearing to consider an amendment to the Revised Joint Zoning Ordinance for Minnehaha County and the City of Sioux Falls to amend the Mapleton Golf Planned Development District to allow two driveways onto Slip Up Creek Road on the properties legally described as the S1/2 SE1/4 (Ex. Laurel Ridge Addition & H-1) Section 23-T102N-R49W & N1/2 NE1/4 (Ex. A Triangle Section Beginning in the SW Corner Extending 680' N & 680' E) Section 26-T102N-R49W & SE1/4 NE1/4 Section 26 T102N-R49W & SW1/4 NW 1/4 Section 25-T102N-R49W all in Mapleton Township. The petitioner and property owner is Nineteen Flags, LLC and the property is located between Slip Up Creek Road & Interstate 90, approximately 1 mile north of Sioux Falls. The district was approved with a requirement of only one driveway access on to Slip Up Creek Road. The final development plan was approved with two driveways locations with the requirement that the language of the planned development be amended to allow for the second driveway. The applicant worked with the County Highway Department and the City of Sioux Falls Streets Department to find a solution where two driveways can be used for the property with the current configuration of the highway. The ordinance requires amending in order to allow the agreed second driveway. This requested major amendment will allow the second driveway as negotiated with the Highway and City Streets Department. The major amendment was heard at a Joint Planning Commission meeting on April 22, 2024. Both the Minnehaha County and the City of Sioux Falls Planning Commissions voted unanimously to approve the proposed major amendment.

Chair Karsky asked for the proponents and the opponents to speak on the topic. Danny Amundson, petitioner, and proponent, spoke in favor of the major amendment. There were no opponents in attendance to speak on the topic.

MOTION by Beninga, seconded by Bleyenberg, to Approve the Major Amendment #24-02 to amend the Mapleton Golf Planned Development District to Allow Two Driveways onto Slip Up Creek Road on the Properties Legally Described as the S½ SE¼ (Ex. Laurel Ridge Addition & H-1) Section 23 T102N-R49W & the N½ NE¼ (Ex. A Triangle Section Beginning in the SW Corner Extending 680' N & 680' E) Section 26 T102N-R49W & the SE¼ NE¼ Section 26 T102N-R49W & the SW¼ NW¼ Section 25 T102N-R49W. By roll call vote: 3 ayes. The City concurred.

OPPORTUNITY FOR PUBLIC COMMENT

Bob Kolbe, Sioux Falls, spoke about concerns with emergency response.

MOTION by Bleyenberg, seconded by Beninga, to Adjourn at 5:13 p.m. 3 ayes. The City concurred.

The Commission adjourned until 9:00 a.m. on Tuesday, June 11th, 2024.

APPROVED BY THE COMMISSION:

05/28/2024

17480

Dean Karsky
Chair

ATTEST:

Kym Christiansen
Commission Recorder