



## JOINT MINNEHAHA COUNTY AND CITY OF SIOUX FALLS PLANNING COMMISSION

Regular Meeting Agenda

Monday, May 18, 2026

County Administration Building, 3<sup>rd</sup> Floor Commission Chambers

415 N. Dakota Avenue, Sioux Falls, South Dakota 57104

### County Planning Commissioners

Bonnie Duffy, Chair

Becky Randall, Vice-Chair

Adam Morhauser, Commissioner

Mike Ralston, Commissioner

Ryan VanDerVliet, Commissioner

Cindy Heiberger, Commissioner

Joe Kippley, County Commissioner

### County Planning Staff

Scott Anderson, Planning Director

Kevin Hoekman, Senior Planner

Mason Steffen, Senior Planner

### City of Sioux Falls Planning Commissioners

Bradyn Neises

Dana Fisher

Dave Van Nieuwenhuyzen

John Paulson

Erica Mullaly

Janet Kittams

Aaron Norman

Mike Gray

Erik Nyberg

### City of Sioux Falls Planning Staff

Karla Resendiz, City Planner

### Meeting Notes:

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.

### Consent Agenda Items:

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.

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## Regular Agenda Items:

Members of the public should understand that Planning Commissioners may be unable to thoroughly review and consider materials delivered the day of the hearing. The order of business for the regular agenda shall be:

- |                           |                       |                            |
|---------------------------|-----------------------|----------------------------|
| A) Staff Presentation     | C) Public Comments    | E) Public Testimony Closed |
| B) Applicant Presentation | D) Applicant Response | F) Commission Discussion   |

## Instructions For Public Comment:

Each member of the public will be limited to five minutes of public comment per item and will only be allowed to address the commission once per item, unless they are called upon to answer additional questions from the commissioners.

## Public Input On Non-Agenda Items

Members of the public who wish to speak on an item not listed on the agenda will have five minutes per person to address the Planning Commission.

## Consent Agenda:

- 1) Approval of Minutes – April 27, 2026
- 2) CONDITIONAL USE PERMIT 26 - 22 to exceed 1,600 square feet of accessory building space (requesting 2,700 square feet) on the property legally described as Tract 66 West Acres SW¼ Section 17 T101N-R50W Wayne Township.

Petitioner: Tony Bares  
Property Owner: Same  
Location: 26464 N Holland Avenue  
Staff Report: Mason Steffen

## Regular Agenda:

- 3) CONDITIONAL USE PERMIT 26 - 25 to allow Temporary Firework Sales on the property legally described as the North 285 Feet East 445 Feet West 745 Feet NE¼ NE¼ Section 21 T101N-R50W Wayne Township.

Petitioner: Mike Denning  
Property Owner: Rich Larson  
Location: 46893 265<sup>th</sup> Street  
Staff Report: Scott Anderson

- 4) REZONING 26-01 to rezone from the A-1 Agricultural District to the C Commercial District the properties legally described as Lot 1 & Lot 2 Sundermann Addition S½ SE¼ Section 26 T102N-R50W Benton Township.

Petitioner: Tad Fiegen  
Property Owner: Same  
Location: Located approximately ½ mile west of Marion Road on SD Highway 38  
Staff Report: Kevin Hoekman

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5) Old Business

6) New Business

ADJOURN.

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