



Minnehaha County
Planning Commission
Regular Meeting Agenda

Monday, July 24, 2023
Meeting starts at 7:00 p.m.

415 N. Dakota Ave. on the 3rd Floor
in the Commission Meeting Room

County Planning
Commissioners

Bonnie Duffy
Becky Randall
Adam Mohrhauser
Doug Ode
Mike Ralston
Ryan VanDerVliet
Joe Kippley

Planning Staff

Scott Anderson
Kevin Hoekman
Mason Steffen

Office of the
State's Attorney

Eric Bogue

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.

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

ITEM 1. Approval of Minutes – June 26, 2023

ITEM 2. CONDITIONAL USE PERMIT #23-30 to exceed 3,600 square feet of accessory building area (requesting 8,260 square feet) on the property legally described as Tract 1 Johnson's Addition SW¼ NW¼ & NW¼ SW¼ Section 7 T103N-R50W Lyons Township.

Petitioner: Lucas Loen

Property Owner: Same

Location: 25144 466th Avenue

Staff Report: Mason Steffen

ITEM 3. CONDITIONAL USE PERMIT #23-31 to exceed 1,600 square feet of accessory building area (requesting 3,240 square feet) on the property legally described as Lot 3A High Country Estates (Ex. N12' W99.91') Section 7 T102N-R49W Mapleton Township.

Petitioner: Matthew Leiss

Property Owner: Same

Location: 25793 Country Lane

Staff Report: Mason Steffen

ITEM 4. PRELIMINARY SUBDIVISION PLAN #23-01 to allow the subdivision of Tracts 3 & 5 Harr's Addition in Section 30-T102N-R50W.

Petitioner: Eric Willadsen

Property Owner: White Buffalo Ridge, LLC.

Location: Along SD Highway 38, approximately 1 mile southeast of Hartford

Staff Report: Kevin Hoekman

REGULAR AGENDA

ITEM 5. CONDITIONAL USE PERMIT #23-27 to allow a Short-Term Rental on the property legally described as the N25' Vacant Access Road Lying Between Tracts 6 & 33 & W½ Vacant Access Road & Tracts 5 & 6 Lot 7 Bowman's Subdivision Section 21 T101N-R51W Wall Lake Township.

Petitioner: Jaki Thoms & Christian Lauter

Property Owner: Same

Location: 26559 East Shore Place

Staff Report: Kevin Hoekman

ITEM 6. Old Business

ITEM 7. New Business

ADJOURN.