

CITY PLANNING COMMISSION
Advisory Committee to City Council on Land Use and Zoning
Meeting Agenda
Wednesday, August 8, 2018
6:00 PM

(Public input on agenda items only)

Chair: Sean Ervin
Vice Chair: Larry Luetke
Subject: The City Planning Commission will meet at 6:00 PM on
Wednesday, August 8, 2018 at Carnegie Town Hall, 235 West 10th Street.

MEETING ASSISTANCE: UPON REQUEST, ACCOMODATIONS FOR MEETINGS WILL BE PROVIDED FOR PERSONS WITH DISABILITIES. PLEASE CONTACT THE HUMAN RELATIONS OFFICE, SECOND FLOOR, CITY HALL, 224 WEST 9TH STREET, SIOUX FALLS, SD AT 367-8888 (VOICE) OR 367-7039 (TDD) 48 HOURS IN ADVANCE OF THE MEETING.
ADDRESSING THE CITY PLANNING COMMISSION: PERSONS ADDRESSING THE SIOUX FALLS CITY PLANNING COMMISSION SHALL USE THE MICROPHONE AT THE FRONT PODIUM. PLEASE STATE YOUR NAME AND ADDRESS. PRESENTATIONS ARE LIMITED TO FIVE MINUTES.
CITY PLANNING COMMISSION MEETINGS: SIOUX FALLS CITY PLANNING COMMISSION MEETINGS AIR LIVE ON CityLink THE FIRST WEDNESDAY OF EACH MONTH AT 6:00 P.M.
CityLink REBROADCAST: Saturday 10:00 A.M. REBROADCAST OF MOST RECENT CITY PLANNING COMMISSION MEETING (first Saturday after live meeting), FRIDAY 7:00 P.M. REBROADCAST OF MOST RECENT CITY PLANNING COMMISSION MEETING (first Friday after live meeting).

CONSENT AGENDA

1. APPROVAL OF JULY 5, 2018 MINUTES OF REGULAR MEETING.
2. JULY PLATS
3. 8791-2018: REZONE from the RT-1, Single-Family Residential- Pages 1 - 6
Traditional District to the RD-1, Twin Home/Duplex Residential
District for allowed forms at 509 N. Covell Ave.
Legal Description: Coughlin & Olson s Sub Block 1 Gills
Sub Lot 1 Tract B Lakeside Addition to City of Sioux Falls,
Minnehaha County, SD
Staff Jason Bieber
Petitioner Don Barnett
Recommendation Approval
4. 8804-2018: REZONE from the RD-1, Twin Home/Duplex Pages 7 - 14
Residential- Suburban District to the LW, Live-Work District
for allowed forms at 2801 N. Career Ave.
Legal Description: Tract 3, North Ridge Addition, Sioux
Falls, Minnehaha County, SD
Staff Jason Bieber
Petitioner Dave Jibben
Recommendation Approval

5. 8879-2018: REZONE from the C-2, Commercial- Neighborhood Pages 15 - 22
and Streetcar District to the I-1, Light Industrial District
for allowed forms at 5100 N. Healy Ln.
Legal Description: Tract 2 of DMI Addition to City of
Sioux Falls, Minnehaha County, SD
Staff Maggie Squyer
Petitioner David Burwitz
Recommendation Approval

6. 8892-2018: REZONE from the C-4, Commercial- Regional Pages 23 - 28
District to the CN, Conservation District for allowed forms
located east of Interstate 29 north and north of W. 12th St.
Legal Description: Lot 7 Taylor s Addition to City of
Sioux Falls, Minnehaha County, SD
Staff Maggie Squyer
Petitioner Jeff Schmitt - City of Sioux Falls Planning Department
Recommendation Approval

7. 8904-2018: REZONE from the RS, Single-Family Pages 29 - 34
Residential Suburban District to the CN, Conservation District
for allowed forms at 5501 E. Red Oak Dr.
Legal Description: Lot 1, Block 8 Dawley Farm Village
Addition to the City of Sioux Falls, Minnehaha County, SD
Staff Maggie Squyer
Petitioner Jeff Schmitt - City of Sioux Falls Planning Department
Recommendation Approval

8. 8905-2018: REZONE from the RS, Single-Family Pages 35 - 40
Residential Suburban District to the CN, Conservation District
for allowed forms at 2513 S. Eisenhower Ave.
Legal Description: Tract 1 Roosevelt Valley Addition and
Tract 1 Roosevelt Park Addition to City of Sioux Falls,
Minnehaha County, SD
Staff Maggie Squyer
Petitioner Jeff Schmitt - City of Sioux Falls Planning Department
Recommendation Approval

9. 8906-2018: REZONE from the RA-2, Apartment Residential- Pages 41 - 48
Moderate Density District to the CN, Conservation District for
allowed forms at 5311 W. 26th St.
Legal Description: (EX Lot H1) (Michael Park) Lot 1
Block 3 Kensington Moor Addition to the City of Sioux Falls,
Minnehaha County, SD
Staff Maggie Squyer
Petitioner Jeff Schmitt - City of Sioux Falls Planning Department
Recommendation Approval

10. 8831-2018: PRELIMINARY SUBDIVISION PLAN for the Donahoe Pages 49 - 58
Farms Addition located at the southwest corner of E. 69th St.
and S. Southeastern Ave.
Legal Description: Tracts 1-3 Donahue Farms Addition
Sioux Falls, Lincoln County, SD
Staff Jason Bieber
Petitioner Brady Hyde
Recommendation Approval

CONSENT AGENDA APPROVAL

REGULAR AGENDA APPROVAL

11. 8534-2018: REZONE from the RS, Single-Family Residential Pages 59 - 74
- Suburban District to the S-1, General Institutional
District for allowed forms located south of W. 26th St. and
west of S. Elmwood Ave.
Legal Description: Lots 1-9 and Lot 17, Block 1, Howard
Wood Addition, City of Sioux Falls, Minnehaha County, SD
Staff Jason Bieber
Petitioner Richard DiSanto
Recommendation Approval with Condition

12. 8738-2018: REZONE from the S-1, General Institutional Pages 75 - 108
District to the RA-2, Apartment Residential- Moderate
Density District for allowed forms located at 6300 W. 41st
St.
Legal Description: A portion of Tract 1 of First
Assembly of God Addition as shown by exhibit City of Sioux
Falls, Minnehaha County, SD.
Staff Jason Bieber
Petitioner Gale Svenes
Recommendation Approval

13. 8881-2018: CONDITIONAL USE PERMIT for on-sale Pages 109 - 112
alcoholic beverage establishment located within 500 of a
sensitive land use located at 5239 W. 26th St.
Legal Description: Lot 1 Schwartz Addition to City of
Sioux Falls, Minnehaha County, SD
Staff Maggie Squyer
Petitioner Erica Mullaly
Recommendation Approval

14. 8899-2018: CONDITIONAL USE PERMIT for on-sale Pages 113 - 118
alcoholic beverage establishment located within 500 of a
sensitive land use located at 2209 W. 57th St.
Legal Description: SF-River Crossing Addition Lot 1A
of Block 7 Replat of Block 7 to the City of Sioux Falls,
Lincoln County, SD
Staff Maggie Squyer
Petitioner Rudy Navarrete
Recommendation Approval

15. PUBLIC INPUT ON NON-AGENDA ITEMS
(5-MINUTE COMMENT PERIOD PER INDIVIDUAL)

NEW BUSINESS

16. PRESENTATION - REQUIRED LANDSCAPE AND BUFFER YARD EFFECTIVENESS

ADJOURNMENT