

TO: City Planning Commission
FROM: Mike Cooper, Director of Planning and Building Services
SUBJECT: The City Planning Commission will meet at 7:00 p.m. on Wednesday,
August 4, 2010 at Carnegie Town Hall, 235 West 10th Street.

MEETING ASSISTANCE: UPON REQUEST, ACCOMMODATIONS 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

CHANNEL 16 THE FIRST, WEDNESDAY OF EACH MONTH AT 7:00 P.M. CHANNEL 16 REBROADCAST: SATURDAY 10:30 A.M. REBROADCAST OF MOST RECENT CITY PLANNING COMMISSION MEETING (first Saturday after live meeting). TUESDAY 7:00 P.M. REBROADCAST OF MOST RECENT CITY PLANNING COMMISSION MEETING (first Tuesday after live meeting).

ITEMS RECEIVED AND FILED

1. APPROVAL OF JULY 1, 2009 MINUTES OF REGULAR MEETING.
2. PLATS.
3. 2009-03-26: REZONE from the O, Office District to the 57th Street East Planned Development District for allowed uses at 3500 W. 59th St. RECOMMENDATION: Approval STAFF: Steve Randall PETITIONER: Bruce Eide
4. 2009-07-02: MINOR AMENDMENT in Subarea C of the Diamond Valley Planned Development District to allow a rear-yard setback reduction from 25 feet to 21'10" at 1105 E. 73rd St. RECOMENDATION: Approval STAFF: Dave Loveland PETITIONER: Bonnie Mogen, DUNHAM COMPANIES
5. 2009-07-01: FINAL DEVELOPMENT PLAN in Subarea C of the Diamond Valley Planned Development District to construct and eight-plex residential apartment building and eight-stall garage at 1105 E. 73rd St. RECOMMENDATION: Approval of the Final Development Plan with the following stipulations:
 1. A sod and irrigation system shall be provided for all unpaved areas of the site. The plans shall be included as part

of the building plan check for permits.
STAFF: Dave Loveland
PETITIONER: Bonnie Mogen, DUNHAM COMPANIES

6. 2009-07-04: CONDITIONAL USE PERMIT in the C-2, General Commercial District to allow unscreened outdoor storage for a contractor storage yard at 105 N. Fairfax Ave. and 106 N. Indiana Ave.
RECOMMENDATION: Approval STAFF: Steve Randall PETITIONER: Robert Jarding, ELECTRIC SUPPLY CO.
7. APPROVAL OF CONSENT AGENDA

REGULAR AGENDA

8. 2009-07-03: REZONE from the MH, Manufacture Home District to the C-2, General Commercial District for allowed uses at 6701 W. 12th St. RECOMMENDATION: Approval STAFF: Steve Randall PETITIONER: William Hinks
9. 2009-07-07: REZONE from the RA-2, Residential District and the O, Office District to the Pettigrew Heights Planned Development District for allowed uses at 600 W. 12th St., 616 W. 12th St., and 322 S. Duluth Ave.
RECOMMENDATION: Approval STAFF: Steve Randall
PETITIONER: Dave Erickson, VAN DE WALLE ASSOCIATES
10. 2009-03-14: MAJOR AMENDMENT to Subarea E of the Dawley Farm Village Planned Development District to allow C-4, Planned Commercial District uses as permitted and to conduct minor subarea boundary line adjustments throughout the Planned Development District at E. 18th St. and SD Hwy 11.
RECOMMENDATION: Approval
STAFF: Dave Loveland PETITIONER: Dick Dempster, ARCH INC.
11. 2009-06-17: MAJOR AMENDMENT to Bentwood Place Planned Development District to realign subarea boundaries and change the name to the Bentwood Village Planned Development District at SE Corner of W. 69th St. and S. Tallgrass Ave. RECOMMENDATION: Approval STAFF: Dave Loveland
PETITIONER: Jason Benson, BENTWOOD PLACE INC.
12. 2009-07-06: MAJOR AMENDMENT to the PRELIMINARY SUBDIVISION PLAN for Bentwood Village Addition for the development of residential, office, commercial and open space land uses at W. 69th St. & S. Tallgrass Ave.
RECOMMENDATION: Approval with the following stipulations: 1. Security management plan approved by Sioux Falls Crime Prevention Officer. 2. Approved for this Applicant only. 3. Lighting, signage and landscaping plans as reviewed and approved by staff for the 1996 Conditional Use Permit for

Dan Nelsen. STAFF: Dave Loveland PETITIONER: Jason Benson, BENTWOOD PLACE INC.

13. 2009-07-05: CONDITIONAL USE PERMIT in the C-4, Planned Commercial District to allow an on-sale alcohol establishment with video lottery at 2900 W. 12th St. RECOMMENDATION: Approval of the Final Development Plan and Minor Amendment with the following stipulations:
Security management plan approved by Sioux Falls Crime Prevention Officer.
Approved for this Applicant only.
Lighting, signage and landscaping plans as reviewed and approved by staff for the 1996 Conditional Use Permit for Dan Nelsen.
STAFF: Steve Randall PETITIONER: Dwight Duimstra