

City Planning Commission
Minutes
Carnegie Town Hall, 235 West 10th Street
Wednesday, February 1, 2012 at 7:00 PM

ROLL CALL

Members Present:

Planning Commissioner Nick Sershen
Planning Commissioner Andi Anderson
Planning Commissioner Denny Pierson
Planning Commissioner Steve Gaspar
Planning Commissioner Ken Dunlap
Planning Commissioner Darla Erb

Members Absent:

Planning Commissioner Meredith Larson
Planning Commissioner Jessie Schmidt

CONSENT AGENDA

1. APPROVAL OF JANUARY 4, 2012 MINUTES OF REGULAR MEETING.

2. PLATS

3. 2011-12-02: REZONE from the Westwood Valley Planned Development District to the RA-1, Residential District for allowed uses at W. 32nd Street and W. Broek Dr.

Legal Description: A portion of the SW 1/4 NE 1/4 and the NW 1/4 of the SE 1/4 of Section 28-101-50, Minnehaha County (as shown by exhibit)

Recommendation Approval

DEFERRED

4. 2012-01-05: REZONE from the AG, Agricultural District to the C-4, Planned Commercial District for allowed uses at E. Arrowhead Parkway and S. Powderhouse Road.

Legal Description: Tracts 1, 2 & 5, Hein's Addition, SW 1/4, Section 18-101-48; Remaining portion of Oliver's Tract No. 3, SW 1/4 SW 1/4 Section 18-101-48; Oliver's Tract No. 1 SW 1/4, SW 1/4, Section 18-101-48; That portion of abandoned Illinois Central Gulf Railroad Right-of-way, 100 feet in width, Lying within Government Lot 2, SW 1/4 Section 18-101-48; and the S 1/2 of Government Lot 2, SW 1/4 Section 18-101-48 (Ex. Tracts 1-5, Hein's Addition and except remaining portion of Oliver's Tract 3); all in Minnehaha County (as shown by exhibit)

Recommendation Approval

5. 2012-01-11: REZONE from the O, Office District and RC, Recreation/Conservation District to the O, Office District and RC, Recreation Conservation District to allow minor boundary adjustments for allowed uses at E. 10th St. & Six Mile Road.

Legal Description: Remaining portions of Lots 3A, 4, 5 & 6, Fred Assam Memorial Addition (excluding Willow Run Addition), Minnehaha County

Recommendation Approval

6. 2012-01-02: CONDITIONAL USE PERMIT in the C-4, Planned Commercial District to allow an on-sale alcohol establishment at 3400 W. 49th St.
 Legal Description: S 317' (Ex. W110') Block 6,
 New Town West Addition, Minnehaha County
 Recommendation Approval

7. 2012-01-04: CONDITIONAL USE PERMIT in the C-2, General Commercial District to develop a site greater than an acre at 2401 E. 10th St.
 Legal Description: CAS SE 1/4 (Ex. Lots H-1, Lots
 51, 53, 54), N 20' Lots 55 & 66 & all of Lots 51-54 Unplatted in Section 15-
 101-49, Minnehaha County
 Recommendation Approval

8. 2012-01-07: CONDITIONAL USE PERMIT in the RC, Recreation/Conservation District to allow a commercial recreation facility at N. Bobhalla Dr. & W. Benson Rd.
 Legal Description: Lot 4, Block 1, Sanford Sports
 Complex Addition, Minnehaha County
 Recommendation Approval

9. 2012-01-09: CONDITIONAL USE PERMIT in C-4, Planned Commercial District to allow an on-sale alcohol establishment at 1914 S. Sycamore Ave.
 Legal Description: Lot 3 & N. 30.4' Lot 4, Tract
 1, Golden Valley Addition, Minnehaha County
 Recommendation Approval

10. 2012-01-10: CONDITIONAL USE PERMIT in the C-2, General Commercial District to allow a church and day care center at 506 N. Kiwanis Ave.
 Legal Description: Lot 26, Tract 1, Parkland
 Addition, Minnehaha County
 Recommendation Approval

11. 2012-01-06: FINAL DEVELOPMENT PLAN and MINOR AMENDMENT in Subarea A of the Sanford Sports Complex Addition to develop a commercial recreation facility/arena and reduce side and rear yard setbacks to 0 at N. Bobhalla Dr. & W. 51st St. N.
 Legal Description: Lot 4, Block 1, Sanford
 Sports Complex Addition, Minnehaha County
 Recommendation Approval

12. 2012-01-08: FINAL DEVELOPMENT PLAN in Subarea D, Westwood Valley Planned Development District to allow construction of office and personal storage units at 2201 S. Ellis Rd.
 Legal Description: Part of Tract A, Westwood Valley Addition, Minnehaha
 County
 Recommendation Approval

DEFERRED

CONSENT AGENDA APPROVAL

With Items 3 and 12 Deferred

A motion was made by Commissioner Steve Gaspar and seconded by Commissioner Nick Sershen to approve CONSENT AGENDA with Items 3 and 12 DEFERRED.

For: Nick Sershen, Andi Anderson, Denny Pierson, Steve Gaspar, Darla Erb, 5.
Against: 0.
Motion Passed

REGULAR AGENDA APPROVAL

13. 2012-01-12: REZONE from the RS-2 Residential District to the RD, Residential District for allowed uses at S. Audie Ave. & W. 81st St.
Legal Description: To be platted as Tract 3A, Fischenich Addition, Lincoln County
Recommendation Approval

WITHDRAWN

14. 2012-01-01: CONDITIONAL USE PERMIT in the C-2, General Commercial District to allow motor vehicle sales & display at 601 W. 10th St.
Legal Description: Lots 1 & 2, Block 17, Bennett's 1st Addition, Minnehaha County
Recommendation Approval

A motion was made by Commissioner Steve Gaspar and seconded by Commissioner Nick Sershen to APPROVE W/CONDITIONS 14. 2012-01-01: CONDITIONAL USE PERMIT in the C-2, General Commercial District to allow motor vehicle sales & display at 601 W. 10th St. Legal Description: Lots 1 & 2, Block 17, Bennett's 1st Addition, Minnehaha County.

For: Nick Sershen, Andi Anderson, Denny Pierson, Steve Gaspar, Darla Erb, 5.
Against: 0.
Motion Passed

15. 2012-01-03: CONDITIONAL USE PERMIT in the RS-2, Residential District to construct two-family residential structures at W. Lobelia St. & S. Purdue Ave.
Legal Description: Lots 1-8, Block 5, Elrods Addition, Minnehaha County
Recommendation Approval

A motion was made by Commissioner Denny Pierson and seconded by Commissioner Darla Erb to approve 15. 2012-01-03: CONDITIONAL USE PERMIT in the RS-2, Residential District to construct two-family residential structures at W. Lobelia St. & S. Purdue Ave. Legal Description: Lots 1-8, Block 5, Elrods Addition, Minnehaha County.

For: Nick Sershen, Andi Anderson, Denny Pierson, Steve Gaspar, Darla Erb, 5.
Against: 0.
Motion Passed

16. 2012-01-15: CONDITIONAL USE PERMIT in the C-3, Central Business District to allow an on-sale alcohol establishment at 330 S. 1st Ave.
Legal Description: The S 10' of Lot 1, and all of Lots 2 & 3, Block 5, Gales Addition, Minnehaha County
Recommendation Approval

A motion was made by Commissioner Nick Sershen and seconded by Commissioner Darla Erb to APPROVE W/CONDITIONS 16. 2012-01-15: CONDITIONAL USE PERMIT in the C-3, Central Business District to allow an on-sale alcohol establishment at 330 S. 1st Ave. Legal Description: The S 10' of Lot 1, and all of Lots 2 & 3, Block 5, Gales Addition, Minnehaha County.

For: Nick Sershen, Andi Anderson, Denny Pierson, Steve Gaspar, Darla Erb, 5.
Against: 0.
Motion Passed

ADJOURNMENT

A motion was made by Commissioner Steve Gaspar and seconded by Commissioner Nick Sershen to adjourn ADJOURNMENT.

For: Nick Sershen, Andi Anderson, Denny Pierson, Steve Gaspar, Darla Erb, 5.
Against: 0.
Motion Passed Meeting adjourned at 8:10 PM