

City Planning Commission
Minutes
Carnegie Town Hall, 235 West 10th Street
Wednesday, April 4, 2012 at 5:30 PM

ROLL CALL

Members Present:

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

Members Absent:

Planning Commissioner Meredith Larson

CONSENT AGENDA

1. APPROVAL OF MARCH 7, 2012 MINUTES OF REGULAR MEETING.

2. PLATS

3. 2012-03-12: REZONE from the AG, Agricultural District to the RS-2 and RD, Residential District to allow residential development at W. 77th St. and S. Beal Ave.

Legal Description: Tract 4A, Beal Addition,
Lincoln County
Recommendation Approval

4. 2012-03-18: MAJOR AMENDMENT to Subareas A-E of the Village at Sycamore and 57th Street Planned Development District to amend subarea regulations and boundaries at SW Corner of E. 57th St. & S. Sycamore Ave.

Legal Description: Tract 2, Stern's Addition,
Lincoln County
Recommendation Approval

5. 2012-03-04: CONDITIONAL USE PERMIT in the RD, Residential District to construct a four-unit residential building at 6808 S. Witzke Ave.

Legal Description: Lot 8 & 9, Block 21, Platinum
Valley Addition, Lincoln County
Recommendation Approval

6. 2012-03-09: CONDITIONAL USE PERMIT in the RD, Residential District to construct 4-unit residential buildings at E. 73rd St. & S. El Dorado Ave.

Legal Description: Approx. 10.32 acres located in
the SE1/4 of the NE1/4 of Section 14, Township 100 North, Range 50 West of
the 5th P.M., Lincoln County
Recommendation Approval

7. 2012-03-11: CONDITIONAL USE PERMIT in the C-3, Central Business District to allow an on-sale alcohol establishment at 524 N. Main Ave.

Legal Description: S 1/2 Vac. W. 4th St. lying

adjacent and Lot 1, Block 32, Brookings and Edmunds Addition, Minnehaha County

Recommendation Approval

8. 2012-03-19: FINAL DEVELOPMENT PLAN in Subarea B of the Interstate Crossing Business Park to construct a recreation business facility at S. Solberg Ave. & W. 58th St.

Legal Description: To be platted as Lot 8, Block 2, Interstate Crossing Business Park Addition, Lincoln County

Recommendation Approval

9. 2012-03-03: FINAL DEVELOPMENT PLAN in Subarea E of the Granite Valley Planned Development District to construct a warehouse/office building at E. Dike Dr.

Legal Description: Lot 12 & 13, Block 1, Granite Valley Addition, Minnehaha County

Recommendation Approval

10. 2012-03-06: FINAL DEVELOPMENT PLAN in Subarea E of the Marion Place Planned Development District to allow construction of a convenience store at SW Corner of W. 26th St. & S. Edna Ave.

Legal Description: Lot 2, Schwartz Addition, Minnehaha County

Recommendation Approval

11. 2012-03-08: PRELIMINARY SUBDIVISION PLAN for the Whispering Woods Addition, Phase 2 to develop a residential subdivision at E. 57th St. & S. Southeastern Ave.

Legal Description: A portion of Government Lots 2 & 3, Section 7-100-49 and a portion of Tract 2, Shields 2nd Addition, Lincoln County

Recommendation Approval

CONSENT AGENDA APPROVAL

A motion was made by Commissioner Steve Gaspar and seconded by Commissioner Jessie Schmidt to approve CONSENT AGENDA APPROVAL.

For: Nick Sershen, Denny Pierson, Jessie Schmidt, Steve Gaspar, Darla Erb, 5.

Against: , 0.

Motion Passed

REGULAR AGENDA APPROVAL

A motion was made by Commissioner Nick Sershen and seconded by Commissioner Jessie Schmidt to approve REGULAR AGENDA APPROVAL.

For: Nick Sershen, Andi Anderson, Denny Pierson, Jessie Schmidt, Steve Gaspar, Darla Erb, 6. Against: , 0.

Motion Passed

12. 2012-03-10: CONDITIONAL USE PERMIT in the C-2, General Commercial District to allow motor vehicle repair at 2110 W. Burnside St., Ste. 2.

Legal Description: E 83' N 25' Lot 7, W 1/2 of vac. Holly Avenue adjacent; the E 83' of Lot 6; all of Lot 5; and the W 1/2 of vac. Holly Avenue adjacent; and Lots 9-11, Block 23, Airport Addition, Minnehaha County

Recommendation Approval

A motion was made by Commissioner Nick Sershen and seconded by Commissioner Denny Pierson to approve 12. 2012-03-10: CONDITIONAL USE PERMIT in the C-2, General Commercial District to allow motor vehicle repair at 2110 W. Burnside St., Ste. 2. Legal Description: E 83' N 25' Lot 7, W 1/2 of vac. Holly Avenue adjacent; the E 83' of Lot 6; all of Lot 5; and the W 1/2 of vac. Holly Avenue adjacent; and Lots 9-11, Block 23, Airport Addition, Minnehaha County.

For: Nick Sershen, Andi Anderson, Denny Pierson, Jessie Schmidt, Steve Gaspar, Darla Erb, 6. Against: , 0.

Motion Passed

13. 2012-03-13: CONDITIONAL USE PERMIT in the C-2, General Commercial District to allow motor vehicle sales and display at 4610 W. 12th St.

Legal Description: Tract 12 (except the S 2') SE 1/4 SW 1/4 of Section 13-101-50, Minnehaha County

Recommendation Approval

A motion was made by Commissioner Denny Pierson and seconded by Commissioner Andi Anderson to approve 13. 2012-03-13: CONDITIONAL USE PERMIT in the C-2, General Commercial District to allow motor vehicle sales and display at 4610 W. 12th St. Legal Description: Tract 12 (except the S 2') SE 1/4 SW 1/4 of Section 13-101-50, Minnehaha County.

For: Nick Sershen, Andi Anderson, Denny Pierson, Jessie Schmidt, Steve Gaspar, Darla Erb, 6. Against: , 0.

Motion Passed

BREAK UNTIL 7:00 PM

A motion was made by Commissioner Jessie Schmidt and seconded by Commissioner Steve Gaspar to continue BREAK UNTIL 7:00 PM.

For: Nick Sershen, Andi Anderson, Denny Pierson, Jessie Schmidt, Steve Gaspar, Darla Erb, 6. Against: , 0.

Motion Passed

14. 2012-03-05: FINAL DEVELOPMENT PLAN in Subarea B of the Prairie Hills North Planned Development District to allow construction of a truck wash at E. Granite Lane - north of 60th St. N.

Legal Description: Lot 1, Block 1, Roeman Addition, Minnehaha County

Recommendation Approval

A motion was made by Commissioner Nick Sershen and seconded by Commissioner Darla Erb to APPROVE W/CONDITIONS 14. 2012-03-05: FINAL DEVELOPMENT PLAN in Subarea B of the Prairie Hills North Planned Development District to allow construction of a truck wash at E. Granite Lane - north of 60th St. N. Legal Description: Lot 1, Block 1, Roeman Addition, Minnehaha County.

For: Nick Sershen, Andi Anderson, Denny Pierson, Jessie Schmidt, Steve Gaspar, Darla Erb, 6. Against: , 0.
Motion Passed

15. 2012-02-04: REZONE from the O, Office District to the C-4, Planned Commercial District and the RC, Recreation/Conservation District for allowed uses at NE Corner of E. 69th Street and S. Cliff Avenue.
Legal Description: A portion of the S 1/2 of the SW1/4 of the SW 1/4, Section 12-100-50, Lincoln County (as shown by exhibit)
Recommendation Approval

A motion was made by Commissioner Steve Gaspar and seconded by Commissioner Jessie Schmidt to approve 15. 2012-02-04: REZONE from the O, Office District to the C-4, Planned Commercial District and the RC, Recreation/Conservation District for allowed uses at NE Corner of E. 69th Street and S. Cliff Avenue. Legal Description: A portion of the S 1/2 of the SW1/4 of the SW 1/4, Section 12-100-50, Lincoln County (as shown by exhibit).

For: Nick Sershen, Andi Anderson, Jessie Schmidt, Darla Erb, 4. Against:
Denny Pierson, Steve Gaspar, 2.
Motion Passed

16. 2012-03-16: PRELIMINARY SUBDIVISION PLAN for the Dakota Crossing Addition in the C-4, O, RA-1, RC, RD and RS-2 Districts for a multiple use subdivision at NE Corner of W. 85th St. and S. Minnesota Ave.
Legal Description: S 1/2 of the SW 1/4 (Except Tract 1 Springdale Addition and except Lot H-1), Section 14-100-50, Lincoln County
Recommendation Approval

17. 2012-03-15: CONDITIONAL USE PERMIT in the RS-2, Residential District to allow construction of two-family residential buildings at W. 81st St. & S. Minnesota Ave.
Legal Description: To be platted as Lots 1-5, Block 2; Lots 1-9, Block 4, Dakota Crossings Addition, Lincoln County
Recommendation Approval

18. 2012-03-17: CONDITIONAL USE PERMIT in the RD, Residential District to allow construction of townhome buildings at NE Corner of W. 85th St. & S. Minnesota Ave.
Legal Description: To be platted as Lots 1-7, Block 3; Lots 1-4, Block 5; Lots 11-17, Block 4, Dakota Crossings Addition, Lincoln County

Recommendation Approval

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, Jessie Schmidt, Steve Gaspar, Darla Erb, 6. Against: , 0.
Motion Passed