

City Planning Commission
Minutes
Carnegie Town Hall, 235 West 10th Street
Wednesday, February 5, 2014 at 6:00 PM

ROLL CALL

Members Present:

Planning Commissioner Ken Dunlap
Planning Commissioner Jessie Schmidt
Planning Commissioner Nick Sershen
Planning Commissioner Andi Anderson
Planning Commissioner Steve Gaspar
Planning Commissioner Sean Ervin
Planning Commissioner Kurt Johnson

Members Absent:

Planning Commissioner Denny Pierson
Planning Commissioner Larry Luetke

INFORMATIONAL ITEM

Planning Commissioner Sean Ervin gave special recognition to The University Center.

CONSENT AGENDA

1. APPROVAL OF JANUARY 8, 2014 MINUTES OF REGULAR MEETING.

Approved 6-0 (Anderson Abstained)

2. PLATS

Approved 6-0 (Anderson Abstained)

CONSENT AGENDA APPROVAL

3. 2014-01-05: REZONE from the RS-2, Residential District to the RD, Residential District for allowed uses, located at east of N. Pennsylvania Ave. and south of W. 54th St. N.
Legal Description: Lots 1-5, Block 7, Green Hills Addition, Minnehaha County
Recommendation Approval

Approved 6-0 (Anderson Abstained)

4. 2014-01-13: MAJOR AMENDMENT in Subarea A, Red Rock Park West Planned Development District to add antenna support structure and telecommunication tower as allowed uses, located at 5309 E. Ryan Place.
Legal Description: Lot 3, Red Rock Park First Addition, Minnehaha County
Recommendation Approval

Approved 6-0 (Anderson Abstained)

5. 2014-01-02: CONDITIONAL USE PERMIT in the C-3, Central Business District to allow an on-sale alcoholic beverage establishment, located at 221 S. Phillips Ave.
Legal Description: Lots 13-15, Block 17, JL Phillips Addition, Minnehaha County
Recommendation Approval

Approved 6-0 (Anderson Abstained), with the following stipulation;

1.For this applicant only.

6. 2014-01-06: CONDITIONAL USE PERMIT in the C-4, Planned Commercial District to allow an on-sale alcoholic beverage establishment, located at 923 S. Marion Rd.
Legal Description: Tract 2, Dunham Addition, Minnehaha County
Recommendation Approval

Approved 6-0 (Anderson Abstained), with the following stipulation;

1.For this applicant only.

7. 2014-01-07: CONDITIONAL USE PERMIT in C-2, General Commercial District to construct a telecommunications tower, located at 2210 W. 50th St.
Legal Description: Lot 4A, Block 1, Burlington Second Addition, Minnehaha County
Recommendation Approval

Approved 6-0 (Anderson Abstained)

8. 2014-01-08: CONDITIONAL USE PERMIT in C-2, General Commercial District to construct a telecommunications tower, located at 401 N. Marion Rd.
Legal Description: Tract A, Block 1, Pine Meadows Fifth Addition, Minnehaha County
Recommendation Approval

Approved 6-0 (Anderson Abstained)

9. 2014-01-14: CONDITIONAL USE PERMIT in the C-3, Central Business District to allow residential on the first floor, located at the northwest corner of E. 14th St. and S. 2nd Ave.
Legal Description: Lots 7-12, Block 19, Gales Sioux Falls Addition, Minnehaha County
Recommendation Approval

Approved 6-0 (Anderson Abstained)

10. 2014-01-17: CONDITIONAL USE PERMIT in the I-1, Light Industrial District to construct a telecommunications tower, located at 4001 W. Tickman St.
Legal Description: Lot 2, Block 1, Career Place Center Addition, Minnehaha County
Recommendation Approval

Approved 6-0 (Anderson Abstained)

11. 2014-01-19: CONDITIONAL USE PERMIT in the C-3, Central Business District to allow an on-sale alcoholic beverage establishment, located at 200 S. Phillips Ave.
Legal Description: W 70' of the N 1/2, Block 1, JL Phillips Addition, Minnehaha County
Recommendation Approval

Approved 6-0 (Anderson Abstained), with the following stipulation;

1.For this applicant only.

12. 2014-01-03: SPECIAL USE PERMIT in Subarea A, of the Beakon Center Planned Development District to allow an on-sale alcoholic beverage establishment, located at 4807 S. Louise Ave.
Legal Description: Tract J3, Lot 1, Block 6, Valhalla Addition & Lot 2, (Ex. H-1) Block 1, Beakon Center Addition, Minnehaha County
Recommendation Approval

Approved 6-0 (Anderson Abstained), with the following stipulation;

1.For this applicant only.

13. 2014-01-04: SPECIAL USE PERMIT in Subarea G, of the Taylor Planned Development District to allow an on-sale alcoholic beverage establishment, located at 5002 S. Marion Rd.
Legal Description: Tract 1, Taylor Heights Addition, Lincoln County
Recommendation Approval

Approved 6-0 (Anderson Abstained), with the following stipulation;

1.For this applicant only.

14. 2014-01-12: SPECIAL USE PERMIT in Subarea E, Prairie Hills South Planned Development District to allow an on-sale alcoholic beverage establishment, located at 6209 S. Pinnacle Pl.
Legal Description: Lot 5A, Block 5, Prairie Hills Addition, Minnehaha County
Recommendation Approval

Approved 6-0 (Anderson Abstained), with the following stipulation;

1.For this applicant only.

15. 2014-01-18: FINAL DEVELOPMENT PLAN in Subarea B, Three Fountains Plaza Planned Development District to construct multi-family residential, located at the northwest corner of W. 85th St. and S. Western Ave.
Legal Description: Tract 7, Prairie Hills South Addition, Lincoln County
Recommendation Approval

Approved 6-0 (Anderson Abstained), with the following stipulation;

1.Provide a pedestrian connection to the development to the existing sidewalk along S. Western Ave. to be approved by the Planning Department.

16. 2014-01-11: PRELIMINARY SUBDIVISION PLAN for West Pointe Addition, located south of W. 85th St. and east of S. Tallgrass Ave.
Legal Description: Portion of the NW 1/4, Section 20-100-50, Lincoln County
Recommendation Approval

Approved 6-0 (Anderson Abstained)

17. 2014-01-15: DESIGN REVIEW in the Downtown Design Review District to construct a multi-family residential development, located at the northwest corner of E. 14th St. and S. 2nd Ave.
Legal Description: Lots 7-12, Block 19, Gales Sioux Falls Addition, Minnehaha County
Recommendation Approval

(MOVED TO REGULAR AGENDA)

18. 2014-01-16: DESIGN REVIEW in the 49th Street Corridor Design Review District to construct an addition over 300 square feet, located at 4701 W. Empire Place.
Legal Description: Lot 1, Tract 8, Sioux Empire Addition, Minnehaha County
Recommendation Approval

Approved 6-0 (Anderson Abstained)

REGULAR AGENDA APPROVAL

17. 2014-01-15: DESIGN REVIEW in the Downtown Design Review District to construct a multi-family residential development, located at the northwest corner of E. 14th St. and S. 2nd Ave.
Legal Description: Lots 7-12, Block 19, Gales Sioux Falls Addition, Minnehaha County
Recommendation Approval

Approved 6-1 (Ervin voted against)

19. 2014-01-10: CONDITIONAL USE PERMIT in the RA-2, Multi-family Residential District to allow an on-site parking lot, located at 1714 S. Spring Ave.
Legal Description: N 44' of the SW 1/4 & N 1/3 of the SE 1/4 & E 122' Lots 1 & 2 & all Lots 3 & 4, Keenan s Subdivision, N 1/2, Block 64 Park Addition, Minnehaha County
Recommendation Approval

Approved 7-0

20. Election of Officers

Nick Sershen Chairman
Andi Anderson Vice Chairman

ADJOURNMENT

The meeting adjourned at 7:05 p.m.