

City Planning Commission

Minutes

Carnegie Town Hall, 235 West 10th Street

Wednesday, May 3, 2017 at 6:00 PM

ROLL CALL

Members Present:

Members Absent:

Planning Commissioner Steve Gaspar

Planning Commissioner Kurt Johnson

Planning Commissioner Andi Anderson

Planning Commissioner Sharon Chontos

Planning Commissioner Sean Ervin

Planning Commissioner Katherine Fiegen

Planning Commissioner Larry Luetke

Planning Commissioner John Paulson

Planning Commissioner Nick Sershen

CONSENT AGENDA

1. APPROVAL OF APRIL 5, 2017 MINUTES OF REGULAR MEETING.

Approved 7-0

2. APRIL PLATS

Approved 7-0

6360-2017:REZONE from the RS, Single-Family Residential -  
Suburban District to the RD-1, Twin Home/Duplex Residential - Suburban  
District located at 7800 W. 60th St.

3.

Legal Description: Lot A, (Ex: Tract No. 5) of Ruckelhausen's Tract No. 4  
and Addition in the W 1/2 of Section 12, Township 100N, Range 51 West of the  
5th  
P.M., as shown by exhibit, City of Sioux Falls, Lincoln County, SD

Recommendation Approval

Approved 7-0

6581-2017:REZONE from the C-2, Commercial - Neighborhood and Streetcar District to the I-1, Light Industrial District located at 5501 N. Quarry Ave.

4.

Legal Description:Lot 3 (Ex: Lot H-10) Block 12, Granite Valley Addition, City of Sioux Falls, Minnehaha County, SD

Recommendation Approval

Approved 7-0

6586-2017:REZONE from the AG, Agriculture District to the S-1, General Institutional District located at 4300 N. Westport Ave.

5.

Legal Description:Tract 1, Halls Addition, SE 1/4 of Section 31-102-49, City of Sioux Falls, Minnehaha County, SD

Recommendation Approval

Approved 7-0

6373-2017:PRELIMINARY SUBDIVISION PLAN for Galway Park Addition, Phase 5 located at 7800 W. 60th St.

6.

Legal Description:Lot A (Ex: Tract No. 5) of Ruckelhausen's Tract No. 4 and Addition in the W1/2 of Section 12, Township 100 North, Range 51 West of the 5th P.M., as shown by exhibit, City of Sioux Falls, Lincoln County, SD

Recommendation Approval

Approved 7-0

6594-2017:PRELIMINARY SUBDIVISION PLAN for Dawley Farm Village Addition located north of E. 26th St. and west of Veterans Pkwy.

7.

Legal Description:Tract B of Dawley Farm Village Addition, City of Sioux Falls, Minnehaha County, SD

Recommendation Approval

Approved 7-0

CONSENT AGENDA APPROVAL

Commissioner Andi Anderson excused herself from the meeting and the votes on Items 1-7.

REGULAR AGENDA APPROVAL

6516-2017:CONDITIONAL USE for a carwash within 250' of a DD or AD form located at 1731 S. Cliff Ave.

8.

Legal Description:S 1/2 of Lot 23, Lots 24-30 & 34-37, Belmont Addition, City of Sioux Falls, Minnehaha County, SD

Recommendation Approval

Approved 8-0

6553-2017: CONDITIONAL USE in the DD3 Form for a family daycare, located at 1615 E. 6th St.

9.

Legal Description:W 44' of Lots 1-3, Block 20, Emerson & Sherman's Addition to East Sioux Falls, City of Sioux Falls, Minnehaha County, SD

Recommendation Approval

Approved 8-0

6587-2017:CONDITIONAL USE for a kennel and boarding facility located within 1,000' of a DD form, located at 7121 S. Cliff Ave.

10.

Legal Description:Lot 1 of South Cliff Grasslands Addition, City of Sioux Falls, Lincoln County, SD

Recommendation Approval

Failed 4-5, (Commissioners Sean Ervin, Katherine Fiegen, Steve Gaspar, and Nick Sershen, opposed.) the chair broke the tie by voting no, to defer to the Planning Commission Meeting of June 7, 2017.

Approved 5-4, (Commissioners Andi Anderson, Sharon Chontos, Larry Luetke, and John Paulson, opposed.) the chair broke the tie by voting yes, with the following condition:

1. Dogs are not allowed outside the building between the hours of 9 p.m. - 6 a.m. (Condition approved 5-3, with Commissioners Andi Anderson, Larry Luetke and John Paulson opposed.)

6603-2017:ALTERNATIVE SITE PLAN for an alternative sign plan located south of W. Lake Shore Blvd and west of S. Marion Rd.

11.

Legal Description:Lake Lorraine Addition, Sioux Falls Farmstead Resubdivision, Anderson's Tracts 25-101-50, City of Sioux Falls, Minnehaha County, SD

Recommendation Approval

Approved 8-0

NEW BUSINESS

There was none.

ADJOURNMENT

The meeting was adjourned at 7:36 p.m.

.....

Denise D. Tucker, MMC

Assistant City Clerk