

MINUTES

Planning Commission Meeting

Wednesday, December 5, 2018 at 6:00 PM

Carnegie Town Hall, 235 West 10th St., Sioux Falls, South Dakota 57104

(Public Input on Agenda Items Only)

CALL TO ORDER AND ROLL CALL

Commissioners Present: Andi Anderson, Sharon Chontos, Sean Ervin, Katherine Fiegen, Steve Gaspar, Kurt Johnson, Larry Luetke, John Paulson, Nick Sershen

Commissioners Absent: None

CONSENT AGENDA

1. APPROVAL OF THE REGULAR MEETING MINUTES OF NOVEMBER 7, 2018
2. NOVEMBER PLATS
3. CONSENT AGENDA PETITIONS

Petition: 9453-2018: REZONE from the O, Office District to the S-1, General Institutional District for allowed forms
A. located at the NE corner of N. Marion Rd. and W. 5th St.

Legal Description: A portion of the SW1/4 of the NW1/4, except the West 50' thereof, 13-101-50 West to be platted as Lot 1, Block 7, Legacy North Farm Addition as shown by exhibit, City of Sioux Falls, Minnehaha County, SD

Petition: 9541-2018: REZONE from the RD-1, Twin Home/Duplex Residential-Suburban District to the RT-1, Single-Family Residential-Traditional District for allowed forms located at 414 S. Lyndale Ave.

Legal Description: Lot 8, Block 2, Residence Park addition, City of Sioux Falls, Minnehaha County, SD

Petition: 9571-2018: REZONE from the O, Office District to the RS, Single-Family Residential-Suburban District for allowed forms located at the SW corner of E. 69th St. and Bahnson Ave.

Legal Description: Legal Description: Lot A, Tract 2A, Emerald Valley II Addition, City of Sioux Falls, Lincoln County, SD

Petition: 9575-2018: REZONE from the RT-1, Single-Family Residential-Traditional District to the RT-2, Townhome

- D. Residential-Traditional District for allowed forms located at 611 & 621
- E. 14th St.

Legal Description: Lots 11 & 12, Block 39, Gale's 6th Addition, City of Sioux Falls, Minnehaha County, SD

4. CONSENT AGENDA APPROVAL

A motion was made by Sershen and seconded by Luetke to approve the Consent Agenda.

Roll call vote to approve. 8 Yes: Anderson, Chontos, Fiegen, Gaspar, Johnson, Luetke, Paulson, Sershen; 0 No: (None). Motion Passed.

REGULAR AGENDA

5. REGULAR AGENDA APPROVAL

A motion was made by Gaspar and seconded by Johnson to approve the Regular Agenda.

Roll call vote to approve. 8 Yes: Anderson, Chontos, Fiegen, Gaspar, Johnson, Luetke, Paulson, Sershen; 0 No: (None). Motion Passed.

6. REGULAR AGENDA PETITIONS

- Petition: 9570-2018: CONDITIONAL USE PERMIT for a full-service restaurant within 250' of a sensitive land use located at 500 E. 69th
- A. St.

Legal Description: Tract A, Lot M, Prairie Green Addition, City of Sioux Falls, Lincoln County, SD

A motion was made by Luetke and seconded by Johnson to approve Item 6A.

Roll call vote to approve. 8 Yes: Anderson, Chontos, Fiegen, Gaspar, Johnson, Luetke, Paulson, Sershen; 0 No: (None). Motion Passed.

- Petition: 9584-2018: CONDITIONAL USE PERMIT for on-sale alcoholic beverage establishment located within 500' of sensitive land use at 4701 W.
- B. 12th St.

Legal Description: NE1/4 NW1/4 24-101-50, Lot 1, Tract 2, Henkins Subdivision, City of Sioux Falls, Minnehaha County, SD

A motion was made by Gaspar and seconded by Chontos to approve Item 6B.

Roll call vote to approve. 8 Yes: Anderson, Chontos, Fiegen, Gaspar, Johnson, Luetke, Paulson, Sershen; 0 No: (None). Motion Passed.

Petition: 9623-2018: CONDITIONAL USE PERMIT to allow accessory outdoor storage to be more than 10 percent of
C. the total building square footage located at 5600 N. Cliff Ave.

Legal Description: Lot 58, Block 2, Granite Valley
Addition, City of Sioux Falls, Minnehaha County, SD

A motion was made by Anderson and seconded by Paulson to approve Item 6C.

Roll call vote to approve. 8 Yes: Anderson, Chontos, Fiegen, Gaspar, Johnson, Luetke, Paulson, Sershen; 0 No: (None). Motion Passed.

Petition: 9628-2018: CONDITIONAL USE PERMIT to allow accessory outdoor storage to be more than 10 percent of
D. the total building square footage and not on a hard surface located at 4705 N. Northview Ave.

Legal Description: Tract A, Lot 1 (EX H-1 & H-2),
Johnson's Second Addition in Govt Lot 2, NW1/4 Sec 31-102-49, Minnehaha County, SD

A motion was made by Luetke and seconded by Anderson to approve Item 6D.

Roll call vote to approve. 8 Yes: Anderson, Chontos, Fiegen, Gaspar, Johnson, Luetke, Paulson, Sershen; 0 No: (None). Motion Passed.

Petition: 9635-2018: CONDITIONAL USE PERMIT to allow a non-conforming use of a
E. contractor shop and storage yard located at 909 N. Elmwood Ave.

Legal Description: E 78' of Lot 1 and Lot 2, Block 2, Harrison's Addition, City of Sioux Falls, Minnehaha County, SD

A motion was made by Sershen and seconded by Gaspar to approve Item 6E.

Roll call vote to approve. 8 Yes: Anderson, Chontos, Fiegen, Gaspar, Johnson, Luetke, Paulson, Sershen; 0 No: (None). Motion Passed.

7. PUBLIC INPUT ON NON-AGENDA ITEMS

(5-MINUTE COMMENT PERIOD PER INDIVIDUAL)

There was none.

NEW BUSINESS

There was none.

ADJOURNMENT

A motion was made by Sershen and seconded by Luetke to adjourn at 6:25 p.m.

Voice vote to adjourn. Motion Passed.

Denise D. Tucker, MMC, Assistant City Clerk