



**LINCOLN COUNTY PLANNING COMMISSION  
LINCOLN COUNTY COURTHOUSE – COMMISSION MEETING ROOM  
104 N. Main Street, Canton, South Dakota**

**AGENDA  
Monday, August 19, 2019  
6:30 P.M.**

**1. CALL TO ORDER AND ROLL CALL**

**2. APPROVAL OF MINUTES** – July 15, 2019 Regular Meeting

**3. APPROVAL OF AGENDA**

**4. OPPORTUNITY FOR PUBLIC COMMENT NOT INVOLVING ITEMS ON THE AGENDA**

**5. PUBLIC HEARINGS –**

- a. REZONING / RZNE-0046-2019: Request for review and recommendation of approval to the Board of County Commissioners of a Rezoning from the “RR” Rural Residential District to the “A-1” Agricultural District. The property is legally described as Lot A of Tract 2 of Sanchez’s Addition in the Northeast quarter (NE1/4) of Section 25, Township 100 North, Range 50 West of the 5th Principal Meridian, Lincoln County, South Dakota.  
*Applicant/Owner: Chris Enger*  
*Location: 47585 271<sup>st</sup> St - Harrisburg*
- b. REZONING & PRELIMINARY SUBDIVISION PLAN / RZNE-0053-2019 & PLAT-0054-2019: Request for review and recommendation of approval to the Board of County Commissioners of a Rezoning from the “A-1” Agricultural District to the “RR” Rural Residential District and a Preliminary Subdivision Plan for a subdivision to be known as Lakeview Estates Addition – Phase 2. The property is currently legally described as Tract 1G of Burgers Addition in the Northwest quarter (NW1/4) and the Northwest quarter (NW1/4) except parts sold of Section 34, Township 100 North, Range 49 West of the 5th Principal Meridian, Lincoln County, South Dakota.  
*Applicant/Owner: Lake Alvin LLC/John & Deborah Burgers*  
*Location: South of the intersection of 272<sup>nd</sup> Street and 479<sup>th</sup> Avenue - Harrisburg*
- c. CONDITIONAL USE PERMIT / USE-0047-2019: Request for review and approval of a Conditional Use Permit to allow for a Class 1 Major Home Occupation – used car sales. The property is legally described as Hilbrands Tract 1, and the East 150’ of the West 513’ of the South 300’ of Tract One of County Auditors Subdivision in the Northwest quarter (NW1/4) of Section 35, Township 100 North, Range 51 West of the 5th Principal Meridian, Lincoln County, South Dakota.  
*Applicant/Owner: Gary & Connie Newell*  
*Location: 27246 468<sup>th</sup> Ave - Tea*
- d. CONDITIONAL USE PERMIT / USE-0050-2019: Request for review and approval of a Conditional Use Permit to allow for warehousing to exceed 10,000 square feet (requesting 60,200 square feet). The property is legally described as Tract 1 of Peter’s Addition, in the Northwest quarter (NW1/4) of Section 33, Township 100 North, Range 51 West of the 5th Principal Meridian, Lincoln County, South Dakota.  
*Applicant/Owner: Richard Peters*  
*Location: East of the intersection of 272<sup>nd</sup> Street and SD Hwy 17 - Tea*
- e. CONDITIONAL USE PERMIT / USE-0051-2019: Request for review and approval of a Conditional Use Permit to allow for warehousing with outdoor storage. The property is legally described as Tract 24 and

Tract 37 of Southwest Industrial Park, in the Southeast quarter (SE1/4) of Section 24, Township 100 North, Range 51 West of the 5th Principal Meridian, Lincoln County, South Dakota.

*Applicant/Owner: Ferguson Enterprises LLC/Dakotaland Sod Farm Inc*

*Location: 46997 Sunset Blvd – Sioux Falls*

- f. **CONDITIONAL USE PERMIT / USE-0052-2019:** Request for review and approval of a Conditional Use Permit to allow for an accessory building to exceed 1,500 square feet (requesting 2,560 square feet). The property is legally described as Lot 17 of Country View Estates, in the North half (N1/2) of the Southeast quarter (SE1/4) of Section 22, Township 100 North, Range 51 West of the 5th Principal Meridian, Lincoln County, South Dakota.

*Applicant/Owner: Chris & Carrie Hanson*

*Location: 46775 Valerie Pl - Tea*

- g. **CONDITIONAL USE PERMIT / USE-0055-2019:** Request for review and approval of a Conditional Use Permit to allow for an accessory building to exceed 1,500 square feet (requesting 3,456 square feet). The property is legally described as Rikansruds Tract 4, in the Northwest quarter (NW1/4) of Section 9, Township 98 North, Range 49 West of the 5th Principal Meridian, Lincoln County, South Dakota.

*Applicant/Owner: Richard & Joan Saathoff*

*Location: 47821 280<sup>th</sup> St - Canton*

**6. OLD BUSINESS**

**7. OPEN DISCUSSION FOR COMMISSION MEMBERS FOR ISSUES NOT ON THE AGENDA**

- a. Correspondence received.
- b. Comments from Planning Commission members.

**8. REPORT OF LINCOLN COUNTY BOARD OF COMMISSIONERS' REPRESENTATION**

**9. NEW BUSINESS**

- a. Setting public hearing dates.
- b. Other new business – Review Fee Schedule

**10. ADJOURNMENT**