

December 9, 2025

AGENDA

YANKTON COUNTY PLANNING COMMISSION

☐ Cheri Loest
☐ Mike Welsh
☐ Don Kettering

☐ Sam Hummel
☐ Nick Huber
☐ Dan Clark

☐ Tim O'Hara

7:00 P.M.

Call Meeting to Order

Roll Call

Approve Minutes from previous meeting

Items to be added to Agenda

Approval of Agenda

Conflict of Interest Declarations

7:05 P.M.

Foss - Rezone

Applicant is requesting to rezone a parcel that is dual zoned. Applicant wishes to rezone a parcel that is dual zoned Lakeside Commercial (LC) and Moderate Density Residential (MD) to Lakeside Commercial (LC) per Article 18 Section 1803 and Article 20 Section 2003. Said property is legally described as Lot G Fishin Hole Number 2, in Section Seventeen (17), Township Ninety-three (93) North, Range Fifty-six (56) West of the 5th PM, Yankton County, South Dakota. E911 address is 31117 Quarry Dr, Yankton.

7:10 P.M.

Neshers Nest, LLC – Conditional Use Permit

Applicant is requesting a Conditional Use Permit to use their property as an AIR/BNB in a moderate Density Residential District (R2) Per Article 7 Section 709, Article 18 Section 1805, and Article 19 Section 1905. Said property is legally described as Kaiser Addition in the Northeast Quarter of the Northwest Quarter (NE1/4NW1/4), Section Seven (7), Township Ninety-three (93), Range Fifty-six (56) west of the 5th P.M., Yankton County, South Dakota. E911 address is 43454 310 St, Yankton

7:15 P.M.

Plats

Foss - Plat of Tract A in Lot G of Fishin Hole NO.2, in Lot 5 of Tramp's 6th Addition, in the NE1/4 of the NE1/4 of Section 17, T93N, Range 56W of the 5th P.M., Yankton County, South Dakota

State of South Dakota - Plat of Mead Building Tract 5 in the North 1120.1 feet of Lot A and the remainder thereof, in the Southeast Quarter of Section 36, Township 94 North, Range 56 West of the 5th Principal Meridian, Yankton County, South Dakota

Highland - Re-plat of Angie Highland Addition, in the NW1/4 of the NE1/4 of Section 33, T94N, R54W of the 5th P.M., Yankton County, South Dakota

Ryken/Knodel - Plat of Lot 6 Tract A, Law Overlook Subdivision, in the SW1/4 of the SE1/4 of Section 7 and in the NE1/4 of Section 18, T93N, R56W of the 5th P.M., Yankton County, South Dakota

Goshen Nation - Plat of Lots C1, C2, C3, C4, C5, C6, C7, C8, C9, C10, C11, and C12 of Lot 21, whitetail Run in the SE1/4 of the NE1/4 of Section 16, T93N, R56W of the 5th Principal Meridian, Yankton County, South Dakota Containing 19,760 SQ. FT. (0.45 Acres) More or less.

Tieszen - Plat of Tract 1, Bittersweet Subdivision, in the SE1/4 of Section 11, Township 95 North, Range 56 West of the 5th P.M., Yankton County, South Dakota

Slowey - Plat of Tract 1, Slowey Addition, in the SW1/4 of Section 35, Township 94 North, Range 56 West of the 5th P.M., Yankton County, South Dakota

7:20 P.M.

Discussion on Creating County Development

7:25 P.M.

Public comment