

September 10, 2024

# AGENDA

YANKTON COUNTY PLANNING COMMISSION

Cheri Loest  
 Mike Welsh  
 Don Kettering

Sam Hummel  
 Chris Barkl  
 Dan Clark

Lauren Nelson

## **7:00 P.M.**

Call Meeting to Order  
Roll Call  
Approve Minutes from previous meetings  
Items to be added to Agenda  
Approval of Agenda  
Conflict of Interest Declarations

## **7:05 P.M.**

### **Swan Lake Wind, LLC - Conditional Use Permit (Continued from August 13, 2024 meeting)**

Applicant is requesting a Conditional Use Permit for a Large Wind Energy Conversion System per Article 5 Section 507 and Article 26 Section 2605. Applicant is requesting to place 37 Large Wind Towers in Agriculture Districts throughout Mayfield and Turkey Valley Townships in Yankton County. Said towers will be placed in Sections 1, 2, 3, 4, 9, 11, 13, 14, 22, 23, 24, 25, 27, and 28 of Township 96 North, Range 55 West of the 5<sup>th</sup> PM and Sections 6, 7, 17, 20, 28, 31, 32, and 33 of Township 96 North, Range 54 west of the 5<sup>th</sup> PM, Yankton County, South Dakota (**Mayfield and Turkey Valley**)

## **7:10 P.M.**

### **DGOGYankton05242024, LLC - Rezone**

Applicant is requesting to rezone a parcel in a Rural Transitional District (RT) to Lakeside Commercial District (LC) per Article 18, Section 1809 and Article 20, Section 2003. Said property is legally described as the North 2 acres (N2A) of the West Eleven rods (W11RDS) Excluding Lot H-3 of the Southwest quarter of the Northeast Quarter (SW4 NE4) Section Fifteen (15), Township Ninety-three (93) North, Range Fifty-six (56) west of the 5<sup>th</sup> P.M., Yankton County, South Dakota. E911 address is 3111 West 8<sup>th</sup> St, Yankton. (**Utica South**)

## **7:15 P.M.**

### **Plats**

**Sinclair** - Plat of Nicolaus Farm in the NE1/4 of Section 19, T95 N, R56W of the 5<sup>th</sup> P.M., Yankton County, South Dakota

This plat vacates previously platted Tract I; and Tract IIA in Tract II in the NE1/4 of Section 19, T95N, R56W of the 5<sup>th</sup> P.M., Yankton County, South Dakota, Filed on October 4<sup>th</sup>, 1983, and recorded in Book S11, page 54. (**Walshtown**)

**Jacobson** - Plat of lots 1 and 2 of Hillesland Tract 2, in the NW1/4 of the SW1/4 and the SW1/4 of the NW1/4 of section 18, T93N, R56W of the 5<sup>th</sup> P.M., Yankton County, South Dakota (**Utica South**)

**Brewer** - Plat of Tract A of Brewer's Addition in the SW1/4 of the SE1/4 of Section 27, and Tract B of Brewer's Addition in the SW1/4 of the SE1/4, SE1/4 of the SE1/4 of Section 27, and also in the NE1/4 of the NE1/4 of Section 34, T95N, R56W of the 5<sup>th</sup> P.M., Yankton County, South Dakota

This plat vacates the previously platted Lots 11, 12, and 13, filed on June 24<sup>th</sup>, 1983 and recorded in Book S11, page 45. (**Central**)

**Goshen Nation, LLC** - Plat of Lots B1, B2, B3, B4, B5, B6, B7, B8, B9, B10, B11, and B12 of Lot 21, Whitetail Run in the SE1/4 of the NE1/4 of section 16, Township 93 North, Range 56 West of the 5th Principal Meridian, Yankton County, South Dakota. Containing 13,892 SQ. FT. (0.32 Acres) more or less.  
**(Utica South)**

**Drotzmann** - Plat of Tract 1, Deer Boulevard Estates, in the SE1/4 of Section 9, T93N, R56W of the 5<sup>th</sup> P.M., Yankton County, South Dakota. **(Utica South)**

**7:20 P.M.**

**Public Comment**