

MEETING (ENTITY): PLANNING COMMISSION REGULAR OR SPECIAL MEETING: Regular  
DATE: 5/9/2023 TIME: 7PM LOCATION: COMMISSION CHAMBERS

STAFF ATTENDANCE: Conkling

ROLL  BARKL  LOEST  KETTERING  MICHAEL  NELSON  WEISS  CLARK

CALL:

APPROVAL OF MINUTES: MOTION BY: Loest SECOND BY: Kettering

PLANNING:  BARKL  LOEST  KETTERING  MICHAEL  NELSON  WEISS  CLARK

APPROVAL OF AGENDA: MOTION BY: Michael SECOND BY: Loest

PLANNING:  BARKL  LOEST  KETTERING  MICHAEL  NELSON  WEISS  CLARK

**Nelson requested to add discussion of solar farms to agenda – approved as part of agenda**

AGENDA ITEM: **Hines Conditional Use Permit**

ADDRESS/LEGAL: Applicant is requesting a Conditional Use Permit for an accessory building in a Moderate Density Residential District that exceeds the maximum sidewall height of 14 feet. Applicant wishes to build an accessory structure with 16’ sidewalls. Said property is legally described as Plat of Lots B-47 and B-48 of Far View Heights located in the NE1/4 of the SE ¼ of Section 13, Township 93 North, Range 57 West of the 5<sup>th</sup> Principal Meridian, Yankton County, South Dakota. E911 address is 43384 SD HWY 52, Yankton, South Dakota (Ziskov South)

COMMENTS: **Jason Larson – Morton Buildings (for applicant)**

MOTION: **Approve as presented  
Passed 7-0**

APPROVAL: MOTION BY: Kettering SECOND BY: loest

PLANNING:  BARKL  LOEST  KETTERING  MICHAEL  NELSON  WEISS  CLARK

AGENDA ITEM: **Hines Plat**

ADDRESS/LEGAL: Plat of Lots B-47 and B-48 of Far View Heights located in the NE1/4 of the SE ¼ of Section 13, Township 93 North, Range 57 West of the 5<sup>th</sup> Principal Meridian, Yankton County, South Dakota. (Portions of Lot B-36, the South 108 Feet of Lot B-37, Lot B-42, Lot B-43 and the South 30 Feet of Lot B-41 which borders and is adjacent only to the North Line of Lot B-43, Far View Heights, located in Section 13, Township 93 North, Range 57 West of the 5<sup>th</sup> P.M., Yankton County, South Dakota recorded in Book S3 of Plats on Page 100) Containing 2.37 Acres more or less. (Ziskov South)

COMMENTS: None

MOTION: **Approve as presented**  
**Passed 7-0**

APPROVAL: MOTION BY: Loest SECOND BY: Michael  
PLANNING:  BARKL  LOEST  KETTERING  MICHAEL  NELSON  WEISS  CLARK

AGENDA ITEM: **PFJ, LLC Plat**

ADDRESS/LEGAL: Plat of Tract 1, Meadowlook Addition, in the SE 1/4 of the SW1/4 of Section 33, T95N, R57W of the 5th P.M., Yankton County, South Dakota (Lesterville)

COMMENTS: None

MOTION: **Approve as presented**  
**Passed 7-0**

APPROVAL: MOTION BY: Michael SECOND BY: Nelson  
PLANNING:  BARKL  LOEST  KETTERING  MICHAEL  NELSON  WEISS  CLARK

AGENDA ITEM: **Ledbetter Plat**

ADDRESS/LEGAL: Plat of Lot 13, Block 5, Oak Hills Addition NO.2, in the SE1/4 of the SW1/4 of Section 13, Township 93 North, Range 57 West of the 5<sup>th</sup> Principal Meridian, Yankton County, South Dakota (Formerly known as Lots 1, 2, and 11, Block 5, Oak Hills Addition NO.2 in the Se1/4 of the SW1/4 of Section 13, Township 93 North, Range 57 West of the 5<sup>th</sup> P.M., Yankton County, South Dakota recorded in Book S4 of Plats on Page 6A) Containing 0.60 Acres more or less. (Ziskov South)

COMMENTS: None

MOTION: **Approve as presented**  
**Passed 7-0**

APPROVAL: MOTION BY: Kettering SECOND BY: Loest  
PLANNING:  BARKL  LOEST  KETTERING  MICHAEL  NELSON  WEISS  CLARK

AGENDA ITEM: **Pechous Plat**  
ADDRESS/LEGAL: Plat of Tract 1 of Pechous Addition in Lot 2 of the SW1/4 of Section 18, Township 94 North, Range 57 West of the 5<sup>th</sup> Principal Meridian, Yankton County, South Dakota. Containing 871,191 SQ. FT. (20.00 Acres) More or less (Ziskov North)  
COMMENTS: None

MOTION: **Approve as presented  
Passed 7-0**

APPROVAL: MOTION BY: Michael SECOND BY: Loest  
PLANNING:  BARKL  LOEST  KETTERING  MICHAEL  NELSON  WEISS  CLARK

AGENDA ITEM: **Discussion of solar farms**  
ADDRESS/LEGAL:  
COMMENTS:

MOTION: **No action taken**

APPROVAL: MOTION BY: \_\_\_\_\_ SECOND BY: \_\_\_\_\_  
PLANNING:  BARKL  LOEST  KETTERING  MICHAEL  NELSON  WEISS  CLARK

AGENDA ITEM: **Public Comment**  
ADDRESS/LEGAL:  
COMMENTS: None

MOTION: **Adjourn  
Passed 7-0**

APPROVAL: MOTION BY: Michael SECOND BY: Loest  
PLANNING:  BARKL  LOEST  KETTERING  MICHAEL  NELSON  WEISS  CLARK

AGENDA ITEM:  
ADDRESS/LEGAL:

COMMENTS:

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MOTION:

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APPROVAL: MOTION BY: \_\_\_\_\_ SECOND BY: \_\_\_\_\_  
PLANNING:  BARKL  LOEST  KETTERING  MICHAEL  NELSON  WEISS  CLARK

AGENDA ITEM:

ADDRESS/LEGAL:

COMMENTS:

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MOTION:

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APPROVAL: MOTION BY: \_\_\_\_\_ SECOND BY: \_\_\_\_\_  
PLANNING:  BARKL  LOEST  KETTERING  MICHAEL  NELSON  WEISS  CLARK

AGENDA ITEM:

ADDRESS/LEGAL:

COMMENTS:

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MOTION:

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APPROVAL: MOTION BY: \_\_\_\_\_ SECOND BY: \_\_\_\_\_  
PLANNING:  BARKL  LOEST  KETTERING  MICHAEL  NELSON  WEISS  CLARK

AGENDA ITEM:

ADDRESS/LEGAL:

COMMENTS:

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MOTION: \_\_\_\_\_

APPROVAL:

MOTION BY: \_\_\_\_\_

SECOND BY: \_\_\_\_\_

PLANNING:

BARKL  LOEST  KETTERING  MICHAEL  NELSON  WEISS  CLARK

AGENDA ITEM: \_\_\_\_\_

ADDRESS/LEGAL: \_\_\_\_\_

COMMENTS: \_\_\_\_\_

MOTION: \_\_\_\_\_

APPROVAL:

MOTION BY: \_\_\_\_\_

SECOND BY: \_\_\_\_\_

PLANNING:

BARKL  LOEST  KETTERING  MICHAEL  NELSON  WEISS  CLARK