

**PENNINGTON COUNTY BOARD OF COMMISSIONERS
PROPOSED REGULAR MEETING AGENDA
Tuesday, January 20, 2026, 9:00 AM
Commission Chambers**



Ron Weifenbach, Chair, District 2 | **Ron Rossknecht**, Vice Chair, District 1
Deb Hadcock, District 3 | **Jerry Derr**, District 4 | **Gary Drewes**, District 5

Agenda disclaimer: The preferred practice of the Board is to proceed through the agenda in the order it is published. From time to time, agenda items may be disposed of quickly leaving a gap in the meeting agenda prior to the next advertised agenda item start time. To utilize time effectively in those circumstances, the Board may move items up on the agenda to fill those gaps.

Welcome to the Tuesday, January 20, 2026 meeting. Please silence cell phones, pagers, and other electronic communication devices. Agendas and speaker request forms are located at the back of the Chambers.

- 1. Call to Order**
- 2. Roll Call and Determination of Quorum (Teleconference)**
- 3. Moment of Silent Reflection**
- 4. Pledge of Allegiance**
- 5. Review and Approve Agenda**
- 6. Consent Agenda**
 - a. Approve the minutes of the regular meeting - January 6, 2026
 - b. Acknowledge the Auditor's Account of the Treasurer (AUD)
 - c. Acknowledge the determination of delinquent real estate taxes for the 2024 taxes payable in 2025 for the following funds: General \$205,512.05; Accumulated Building \$28,397.36; Fair \$2,307.92; Library \$2,417.68; Fire \$1,167.40; Unorganized Road \$11,609.74(AUD)
 - d. Acknowledge Notice of Intent to Conduct a Raffle - Rochford Rural Fire Association (COM)

- e. Approve the 1ST QTR 2026 LEMPG (Local Emergency Management Performance Grant) with the State of South Dakota (*EM*)
- f. Acknowledge Volunteers for December 2025(*HR, Fire*)
- g. Approve the abatement application for tax year 2025 for Julian Whitcher, Parcel #62645, \$1,106.13 (*TRS*)

7. Items from the Central States Fair, Inc.

- a. 2026 Black Hills Stock Show Opening – Mr. Ron Jeffries, General Manager

8. Items from the Public per SDCL § 1-25-1

9. Items from Pennington County Housing and Redevelopment Commission

- a. Rental Assistance Demonstration/Section 18 Blend Conversion of Jackson Heights, River Ridge, and Valley View - Mr. Bryan Achbach, Executive Director of PCHRC

10. Executive Session per SDCL § 1-25-2

- a. Contractual/Pending Litigation per 1-25-2(3) - 2026 County Extension MoU

Items from Planning & Zoning - 9:30 a.m.

11. Planning - Board of Adjustment Hearings

- a. Variance / COVA 25-0020: The Towers, LLC; Nevco Wireless-Chad Skinner/Agent. To reduce the setback to 1.1 times the tower height for a telecommunications tower (*Cont from the 12/16/25 BOC mtg*)
- b. Variance / COVA 25-0021: Dean and Sharene Hass. To reduce the setback to the north property line for a proposed garage on the subject property (*Cont from the 1/6/26 BOC mtg*)
- c. Appeal of Planning Director's Decision. Dan Lundein

12. Planning - Consent Agenda

- a. Major Planned Unit Development Overlay Amendment Review / PUR 23-02: Katie Smirnova and Brett Walfish. To review an existing Planned Unit Development Overlay to allow a Specialty Resort
- b. Road Name Change: Pennington County. To rename a 66-foot-wide access easement from Bison Loop to Bison Trail
- c. Preliminary Plan / COPPL 25-0013: Phyllis Cole. To subdivide and create Lot 1 and Lot 2 of Cole Subdivision

13. Planning - Regular Agenda

- a. Public Hearing of Rezone / CORZ 25-0014: Dan and Cheryl Fuller. To rezone from Rural Residential District to Low Density Residential District.
- b. Public Hearing of Comprehensive Plan Amendment / COCA 25-0011 - Approval by Resolution: Timothy and Kim McGriff / TK Ranch, LLC. To amend the Comprehensive Plan to change the Future Land Use from Rural Residential District to Commercial District
- c. Public Hearing of Rezone / CORZ 25-0013: Timothy and Kim McGriff / TK Ranch, LLC. To rezone from Rural Residential District to Commercial District
- d. Public Hearing of Ordinance Amendment / OA 25-18: Pennington County. To amend Section 322 Special Animal Keeping Regulations [to amend and supersede the existing Section 322 Special Animal Keeping Regulations]. *(Cont from the 12/2/25 BOC mtg)*
- e. Public Hearing of Ordinance Amendment / OA 25-16: Pennington County. To amend Section 317 Alternative Energy [to amend and supersede the existing Section 317 Alternative Energy]. *(Cont from the 12/16/25 BOC mtg)*
- f. Comprehensive Plan View to 2040 Amendment Recommendation. Pennington County

14. Items from Auditor

- a. Renewal - Retail (on-sale) Liquor Licenses with Sunday Sales: TK Saloon & Grill
- b. Renewal of Retail (on-sale) Liquor License with Sunday Sales - New Underwood Roping Club

15. Items from Sheriff

- a. Apple Valley Sheriff Substation
- b. Inmate Transportation Bus Update
- c. Safety Greeter - Volunteer Description

16. Items from Buildings & Grounds

- a. Request to Purchase Bobcat L95 Compact Wheel Loader
- b. 130 Kansas City Street Remodel – Authorization to Advertise for Bids

17. Items from Emergency Management

- a. 2025 December Windstorm Disaster Declaration Resolution

18. Items from Equalization

- a. Director of Equalization - Succession Training Plan and Request for Pay Increase(*Cont from 1/6/26 BOC mtg*)

19. Items from Fire Administration

- a. Ambulance and Emergency Medical Services Update
- b. Range Fire Suppression Assistance Resolution

20. Items from Highway Department

- a. First Reading Ordinance 11 Amendment – Criteria for the Installation, Relocation, Repair or Expansion of Utilities or Any Ground Disturbing Activity Within Public Right-Of-Ways Under Pennington County's Jurisdiction (*Cont. from the 12/02/25 BOC mtg*)

21. Items from Human Resources

- a. 2026 Resolution - Drug Free Workplace (*Cont from 1/6/26 BOC mtg*)
- b. Personnel Actions Report
- c. Request for Authorization to Temporarily Fill RN Vacancy Using Medication Technician Classification

22. Items from Human Services

- a. Human Services Staff Recognition Award
- b. South Dakota Department of Veterans Affairs Salary Reimbursement

23. Pennington County Council on Aging

- a. Prairie Hills Transit 2026 Request

24. Items from Commission Office

- a. 2026 Committee Liaison Assignments
- b. Board of Commissioners Bylaws and Rules of Procedure Annual Review - *Jordan Neeb*
- c. Board of Commissioners Code of Conduct Update - *Jordan Neeb*
- d. SDACC Membership - *Commissioners Weifenbach and Derr*
- e. HR Director Direction - *Jordan Neeb*

25. 2026 Legislative Session

- a. Update on proposed bill/session activity
- b. Any other legislation related items as deemed necessary

26. Updates/Reports from Commissioners

27. Consideration of the Vouchers

a. \$4,415,527.26

28. Executive Session per SDCL § 1-25-2

Personnel Matter(s) per 1-25-2(1)

Contractual/Pending Litigation per 1-25-2(3)

a. Contractual/Pending Litigation per 1-25-2(3) - Update from State's Attorney's Office on current legal matters

29. Adjourn

Pennington County fully subscribes to the Americans with Disabilities Act. If you desire to attend this public meeting and need accommodations, please notify the Commissioners' Office at (605) 394-2171 at least 24 hours prior to the meeting so that appropriate services and auxilliary aids are available.