

# AGENDA

## REGULAR SCHEDULED MEETINGS

### BROWN COUNTY PLANNING/ZONING COMMISSION

TUESDAY, NOVEMBER 15, 2022 – 7:00 PM  
BROWN COUNTY COURTHOUSE ANNEX in the BASEMENT  
(STAIRWAY AND ELEVATOR ACCESS TO BASEMENT)

- I. **Call to Order:** for Brown County Planning/Zoning Commission
  - II. **Roll Call:** David North - Vice Chair, Darwin Bettmann, Dale Kurth, Patrick Keatts, James Meyers, Brown County Commissioner Mike Gage, and Chairman Stan Beckler. Also in attendance for today's meeting are Ron Keller – Planning Specialist and Scott Bader, Planning & Zoning Director
  - III. **Minutes:** October 18, 2022 Motion: 1<sup>st</sup> \_\_\_\_\_ 2<sup>nd</sup> \_\_\_\_\_
  - IV. **Old Business:**
    1. **Sign-up sheet:** On the table by the door entrance, and you can clearly mark YES or NO if you want to speak to the Board on any Agenda Item.
    2. **Permits:** Anyone present that has submitted a Variance Request or Conditional Use Petition to the Zoning Board of Adjustment (BOA) is still required to get their required PERMITS from the Zoning Office before starting their project if their request gets approved. Penalties may be assessed when starting a project without proper permits in place.
  - V. **New Business:** Brown County Planning/Zoning Commission as Zoning Board of Adjustment (BOA).
    1. **Variance to Lot Size** in an Agriculture Preservation District (AG-P) described as Proposed Lot 1, "Fischer Land Resources Addition" in the SE1/4 of Section 6-T124N-R63W of the 5th P.M., Brown County, South Dakota (38870 125<sup>th</sup> Street, Ordway Twp).
    2. **Conditional Use Permit (CUP)** in a Highway Commercial District (HC) described as Lot 1, "Crompton Addition" in the NW1/4 of Section 23-T123N-R63W of the 5th P.M., Brown County, South Dakota (39205 133rd Street, Ste 400, Bath Twp).
    3. **Conditional Use Permit (CUP)** in a Heavy Industrial District (H-I) described as "Schley Outlot A" in the SE1/4 of Section 14-T123N-63W of the 5th P.M., Brown County, South Dakota (39288 133<sup>rd</sup> Street, Bath Twp).
    4. **Conditional Use Permit (CUP)** in a Heavy Industrial District (H-I) described as Lot 4, "Wheat Grower's West Subdivision" and Lot 2, "HGF Addition" in the N1/2 of Section 21-T123N-R64W of the 5th P.M., Brown County, South Dakota (38469 133rd Street, Aberdeen Twp).
  - VI. **Other Business:** Completed as Zoning Board of Adjustment (BOA) & going to Planning Commission
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I. **Old Business:**

II. **New Business:** *Brown County Planning/Zoning Commission as Planning Commission.*

10. **Rezone Parcel** from Multi-Zone District (MZ) and Rural Urban District (RU) to Rural Urban District (RU) for Proposed Lots 1 & 2 and Agriculture Preservation District (AG-P) for Proposed Lot 3 for a property described as Proposed Lot 1, Proposed Lot 2 & Proposed Lot 3, “Mettler Second Subdivision” in the NE1/4 of Section 6-T126N-R61W of the 5<sup>th</sup> P.M., Brown County, South Dakota (207 Elm Street, 516 Railway Street, and 40071 112<sup>th</sup> Street, Shelby Twp).
11. **Preliminary & Final Plat** for a property described as “Fischer Land Resources Addition” in the SE1/4 of Section 6-T124N-R63W of the 5<sup>th</sup> P.M., Brown County, South Dakota (38870 125<sup>th</sup> Street, Ordway Twp).
12. **Preliminary & Final Plat** for a property described as “Webb Vilhauer Addition” in the E1/2 of Section 20-T123N-R65W of the 5<sup>th</sup> P.M., Brown County, South Dakota (134<sup>th</sup> Street and 376<sup>th</sup> Avenue, Mercier Twp.)
13. **Preliminary & Final Plat** for a property described as “Corrective Plat of Carlson Addition” in the NW1/4 of Section 28-T125N-R62W of the 5<sup>th</sup> P.M., Brown County, South Dakota (City of Columbia,)
14. **Preliminary & Final Plat** for a property described as “Mettler Second Subdivision” in the NE1/4 of Section 6-T126N-R61W of the 5<sup>th</sup> P.M., Brown County, South Dakota (207 Elm Street, 516 Railway Street, 40071 112<sup>th</sup> Street, Houghton, South Dakota, Shelby Twp).
15. **Preliminary & Final Plat** for a property described as “Agtegra First Addition” to the City of Columbia in the SW1/4 of Section 28-T125N-R62W of the 5<sup>th</sup> P.M., Brown County, South Dakota (24 Mill Street South, City of Columbia).
16. **Preliminary & Final Plat** for a property described as “Duncan-Tobin Outlots” in the NW1/4 of Section 1-T123N-R64W of the 5<sup>th</sup> P.M., Brown County, South Dakota (3620 N 5<sup>th</sup> Street / 3534 Rolling Meadows Drive, Aberdeen Twp).

III. **Other Business:**

IV. **Motion to Adjourn:** 1<sup>st</sup> \_\_\_\_\_ 2<sup>nd</sup> \_\_\_\_\_