

**CITY OF MITCHELL
CITY PLANNING COMMISSION
MINUTES, October 26, 2015**

Call to Order: Vice-Chairman Schmucker called the meeting to order at 12:00 pm, City Hall, 612 N Main St, Mitchell, SD

Members Present: Everson, Schmucker, Fergen, Meyers, Griffith and Doescher

Members Absent: Larson, Molumby

Others Present: Ellwein, McGannon, Johnson, and Putnam

Agenda: Motion by Everson, seconded by Griffith to approve the agenda as presented. All members present voting aye, motion carried.

Minutes: Motion by Griffith, seconded by Everson to approve the minutes of the October 13, 2015 meeting. All members present voting aye, motion carried.

Next Meeting: Motion by Fergen, seconded by Griffith to schedule the next meeting for November 9, 2015. All members present voting aye, motion carried.

Rezoning: Boyd & Kay Reimnitz (owners) and Mitchell Soccer Association (applicant) have made an application to rezone the real property described as Lots 1-7, Block 7, Applegate Addition, City of Mitchell, Davison County, South Dakota (723 E Ash Avenue) from R2 Single Family Residential District to TWC Transportation, Warehousing, and Commercial District. The applicants wish to use the property for an Indoor Recreation Facility.

Putnam reviewed the background information and a brief history of the property. The commission was provided written comments from the neighboring property owners.

No one testified in opposition of the application.

The public notice is to be published in the *Mitchell Daily Republic* on October 15, 22 and 29, 2015 and letters to the neighboring property owners were sent October 14, 2015.

Jodi Cain-Lambert, President of the Mitchell Soccer Association, provided the commission background about the association and their situation in regards to available gym space. They intend to lease the property with the hope that they may purchase it in the immediate future. They would like to use it for soccer practice and competition. She indicated this property would fulfill their needs as their program has grown substantially. They would like to occupy it very soon. The association has a strong partnership with DWU and they would like to be able to host events that would bring in visitors to the community.

She indicated her organization is very aware of the 'nuisance' issues the city has in regards to this property. The commission discussed the appropriate zoning of the area and how nuisance issues relate to the proposed use. She indicated the owner of the property is currently out of state. Photos from the City Code Enforcement Officer were provided.

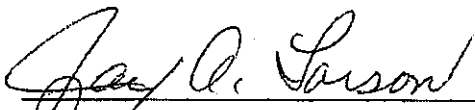
Motion by Everson, seconded by Fergen to recommend the City Council approve the rezoning with the emphasis that they property comply with city nuisance ordinances as soon as possible. All members present voting aye, motion carried.

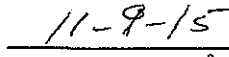
Plan Approval: 320 N Main St, David Finnell, Zoned CB Central Business District.

Mr. Finnell was not present to explain his property. Putnam reported that he intends to convert the building from retail to a 49 seat restaurant and to be open in the spring. At this point Finnell is only doing work to the interior. The exterior renovation may need to be reviewed at a later date.

Motion by Everson, seconded by Meyers to approve the project. All members present voting aye, motion carried.

Vice- Chairman Schmucker adjourned the meeting at 12:45 pm.


Chairman


Vice-Chairman date.