

**CITY OF MITCHELL
CITY PLANNING COMMISSION
MINUTES, APRIL 24, 2017**

Chairman Larson called the April 24, 2017 City Planning Commission Meeting to order at 12:00 pm in the City Council Chambers, City Hall, 612 N. Main St, Mitchell, SD.

Members Present: Larson, Everson, Fergen, Griffith, Jirsa, Molumby, Schmucker, and Allen

Members Absent: none

Others Present: Mayor Toomey, Putnam, Ellwein, McGannon, London, Hegg, and Laursen.

Agenda: Motion by Molumby, seconded by Griffith to approve the April 24, 2017 agenda as presented. All members present voting aye, motion carried.

Approval of Minutes: Motion by Griffith, seconded by Schmucker to approve the April 10, 2017 minutes. All members present voting aye, motion carried.

Next Meeting: Motion by Everson, seconded by Griffith to schedule the next meeting for May 8, 2017. All members present voting aye, motion carried.

Plan Approval: Lake House Restaurant, 2700 N Main St, zoned HB Highway Business District.

The commission reviewed the proposed plan. Fergen noted there may be an easement for a gas line in the area that may be in the area of the proposed construction. This line feeds a major portion of the city. Jirsa noted the patio may need hurricane clips due to the windy conditions. Hegg confirmed they are required.

Motion by Jirsa, seconded by Everson to approve the project with the following conditions: hurricane clips be installed, the porch cannot be enclosed, the gas easement be located and the project accommodate the easement. Roll Call: Larson aye, Everson aye, Griffith aye, Molumby aye, Jirsa aye, Fergen abstain, and Schumucker no. Passes 5 aye, 1 no, 1 abstain.

Conditional Use Permit: James River Housing Inc., has applied for a conditional use permit to construct self-storage facility with varying compartments sizes, fifty (50) to four hundred (400) square feet per compartment, with the stipulation the property be adjacent to a major collector or arterial street as designated by the public works department, on the property legally described as Lot K-2, Weavers Squares Addition, NW ¼ of Section 27, T 103 N, R 60 W, City of Mitchell, Davison County, South Dakota. The property is zoned R4 High Density Residential District.

Rocky Brennan was present to answer questions. No written objections were received. No one other than the applicant testified in regards to the application. Brennan said the building will have colored steel, 12' side-walls, additional driveway off Main Street, and he will need some fill on the lot.

The public notice was published in the *Mitchell Daily Republic* on April 13 & 20, 2017 and letters to the neighboring property owners were sent on April 12, 2017.

Motion by Molumby, seconded by Everson to recommend the Board of Adjustment approve the conditional use permit. All members present voting aye, motion carried.

Plat: A Plat of Lot 8, Block 8 of CJM Second Addition, in the NW ¼ of Section 32, T 104 N, R 60 W of the 5th P.M., City of Mitchell, Davison County, South Dakota.

Chuck Mauszycki, Jr. was present to answer questions about the plats.

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

Plat: A Plat of Lot 10, Block 3 of the Woods First Addition, A Subdivision of the East ½ of the SW ¼ of Section 23, T 103 N, R 60 W of the 5th P.M., City of Mitchell, Davison County, South Dakota.

Motion by Jirsa, seconded by Molumby to approve the plat. All members present voting aye, motion carried.

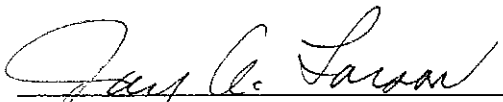
Plat: A Plat of Lot 6, Block 10 of the Woods First Addition, A Subdivision of the East ½ of the SW ¼ of Section 23, T 103 N, R 60 W of the 5th P.M., City of Mitchell, Davison County, South Dakota.

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

Plat: A Plat of Lot 6-A of North Maui's First Addition and Sara Avenue, A Subdivision of Lot 4 in the East ½ of the West ½ of Section 31, T 104 N, R 60 W of the 5th P.M., Davison County, South Dakota.

Motion by Molumby, seconded by Jirsa to approve the plat. All members present voting aye, motion carried.

Chairman Larson adjourned the meeting at 12:20 pm.


Chairman

05-08-17
Date