



Planning Commission
City Council Chambers, City Hall, 612 N. Main Street
February 26, 2024

1. Call to Order

Chairperson Larson called the February 26, 2024 City Planning Commission Meeting to order at 12:00 P.M. noon in the Council Chambers, City Hall, 612 N Main Street.

2. Roll Call

Quorum is met, simple majority vote required for all items.

Present: Doescher, Genzlinger, Havlik, Jirsa (telephonically), Larson, Osterloo, Sonne.

Absent: Schmitz

Staff Present: Dammann, Mayor Everson, T Johnson, Schroeder.

3. Declaration Of Conflicts Of Interests

None.

4. Approve Agenda

Motion by Genzlinger, seconded by Osterloo to approve the proposed agenda. Roll call vote: Genzlinger – aye, Havlik – aye, Jirsa – aye, Larson – aye, Osterloo – aye, Schmitz – absent, Sonne – aye. 6 aye, 0 nay, 1 absent; motion carried.

5. Approval of Previous Minutes: February 12, 2024

Motion by Sonne, seconded by Havlik to approve the proposed minutes of the February 12, 2024 Planning Commission meeting. Roll call vote: Genzlinger – aye, Havlik – aye, Jirsa – aye, Larson – aye, Osterloo – aye, Schmitz – absent, Sonne – aye. 6 aye, 0 nay, 1 absent; motion carried.

6. Schedule Next Meeting: March 11, 2024

Motion by Osterloo, seconded by Genzlinger to set the date for the next Planning Commission meeting for March 11, 2024. Roll call vote: Genzlinger – aye, Havlik – aye, Jirsa – aye, Larson – aye, Osterloo – aye, Schmitz – absent, Sonne – aye. 6 aye, 0 nay, 1 absent; motion carried.

7. Conditional Use Permit: Ron Peterson

Ron Peterson has applied for a Conditional Use Permit for multi-family dwelling; located in the 1100 block of S Lawler St, legally described as Lots 6, 7, and 8, Block 18, Weavers Squares Addition, City of Mitchell, Davison County, South Dakota. The said real property is zoned HB Highway Oriented Business District.

Schroeder noted that a notice was sent out to the neighbors, it was published in the official newspaper and sign posted. There were 2 letters received in favor. The applicant was present to answer questions.

Peterson believes this will improve the area from the existing vacant lot.

T Johnson noted sidewalks will be required.

Motion by Genzlinger, seconded by Osterloo to recommend approval of the conditional use.

Roll call vote: Genzlinger – aye, Havlik – aye, Jirsa – aye, Larson – aye, Osterloo – aye, Schmitz – absent, Sonne – aye. 6 aye, 0 nay, 1 absent; motion carried.

8. Plan Approval: Ron Peterson, 1100 Block of South Kimball, zoned Highway Oriented Business

Schroeder noted the applicant presented a plan for a 4-plex with driveways facing east. There will be four single Stahl garages. This area was part of the East Central Phase 2 project which has utility services in the area. The applicant is following setbacks and is moving the old SPN building from 7th and Lawler to this location. The applicant was present to answer questions.

Motion by Genzlinger, seconded by Osterloo to approve the plan. Roll call vote: Genzlinger – aye, Havlik – aye, Jirsa – aye, Larson – aye, Osterloo – aye, Schmitz – absent, Sonne – aye. 6 aye, 0 nay, 1 absent; motion carried.

9. Other Business:

None.

10. Public Input:

None.

11. Adjourn

Chairperson Larson adjourned the meeting at 12:08 P.M.



Jay A. Larson
Planning Commission Chairperson