



Regular Meeting Agenda
MONDAY, MARCH 15, 2021
6:30 PM

Commission Meeting Room
104 N. Main Street
Canton, SD
P 605.764.2938
planning@lincolncountysd.org

CALL TO ORDER

ROLL CALL

APPROVAL OF MINUTES

- 1) February 16, 2021 - Regular Meeting (Joan Doss)

APPROVAL OF AGENDA

PUBLIC INPUT ON NON-AGENDA ITEMS

OLD BUSINESS

PUBLIC HEARINGS –

- 1) **Application: RZNE-0070-2020** Change of Zone from A-1 Agricultural to RR Rural Residential. The property is legally described as Tract 1P of Burgers Addition in the NW1/4 of Section 34-T100N-R49W of the 5th Principal Meridian, Lincoln County, South Dakota.
Applicant/Owner: Het Loo Farms LLC
Location: 47933 Copperwood Circle - Harrisburg (Toby Brown)
- 2) **Application: RZNE-0012-2021** Change of Zone from A-1 Agricultural to RR Rural Residential. The property is legally described as the North 733' of the South 1499.69' of the West 730', except part of Lot H-2, in the NW1/4 of Section 33-T100N-R51W of the 5th Principal Meridian, Lincoln County, South Dakota.
Applicant/Owner: Richard Peters
Location: 27228 SD Hwy 17 - Tea (Toby Brown)
- 3) **Application: RZNE-0021-2021** Change of Zone from I-1 Light Industrial to I-2 General Industrial. The property is legally described as a portion (approximately 20 acres) of the property legally described as the North half (N1/2) of the Northeast quarter (NE1/4) except lot H-1 of Section 18-T98N-R50W of the 5th Principal Meridian, Lincoln County, South Dakota.
Applicant/Owner: Paul Garbers (CBC Land LLC)
Location: Southwest intersection of 281st Street and 471st Avenue - Worthing (Toby Brown)
- 4) **Application: USE-0112-2021** Conditional Use Permit to allow Warehousing to exceed 20,000 square feet on the premise. The property is legally described as Tract 20 of the Southwest Industrial Park in the SE1/4 of Section 24-T100N-R51W of the 5th Principal Meridian, Lincoln County, South Dakota.
Applicant/Owner: Jeff Haas, Red Roof Rentals
Location: 27063 Sunset Blvd - Tea (Toby Brown)
- 5) **Application: USE-0107-2020** Conditional Use Permit to allow the transfer of three (3) building eligibilities. The original parcel is legally described as SE1/4 except Lot H-1, of Section 34-T100N-R49W of the 5th Principal Meridian, Lincoln County, South Dakota, and the receiving parcel is legally described as E1/2SW1/4, except part sold, of Section 34-T100N-R49W of the 5th Principal Meridian, Lincoln County, South Dakota.

Applicant/Owner: Andrew Harr/Carolyn Porter Trust

Location: Approximately 1/4-mile east of intersection of 479th Ave and 273rd St - Harrisburg (Toby Brown)

- 6) **Application: USE-0013-2021** Conditional Use Permit to allow motor vehicle sales, display, and service. The property is legally described as Tract 27 of the Southwest Industrial Park in the SE1/4 Section 24-T100N-R51W of the 5th Principal Meridian, Lincoln County, South Dakota.
Applicant/Owner: James Carder/Alex Properties
Location: 27058 Sunset Blvd, Suite 1 - Tea (Toby Brown)
- 7) **Application: USE-0014-2021** Conditional Use Permit to allow a contractor's shop and storage yard. The property is legally described as Tract 17 of the Southwest Industrial Park in the SE1/4 Section 24-T100N-R51W of the 5th Principal Meridian, Lincoln County, South Dakota.
Applicant/Owner: Chad Javers Construction Inc (Chad Javers)
Location: 27051 Sunset Blvd - Tea (Toby Brown)
- 8) **Application: USE-0017-2021** Conditional Use Permit to allow light manufacturing. The property is legally described as Tract 1A of Tatanka Addition in Government Lot 1 of the SW1/4 of Section 18-T99N-R50W of the 5th Principal Meridian, Lincoln County, South Dakota.
Applicant/Owner: Brock DeVries/Tatanka Development LLC
Location: Approximately 1/8-mile west of the intersection of Interstate 29 and 276th St. - Lennox (Toby Brown)
- 9) **Application: USE-0019-2021** Conditional Use Permit to allow an agriculturally related operation - seed sales. The property is described as a portion to be platted from the SW1/4 and the West 79 rods of the SE1/4 in Section 2-T98N-R51W of the 5th Principal Meridian, Lincoln County, South Dakota.
Applicant/Owner: David Kuper/Lloyd & Betty Hammerstrom
Location: Approximately 1/2-mile east of the intersection 468th Avenue and SD Hwy 44 - Lennox (Toby Brown)
- 10) **Application: USE-0016-2021** Conditional Use Permit to allow a public utility facility. The property is legally described as the E1/2NE1/4 of Section 23-T99N-R50W of the 5th Principal Meridian, Lincoln County, South Dakota.
Applicant/Owner: Northern Natural Gas (Brian Davis)/Evelyn Schuer Living Trust
Location: Approximately 1/8-mile west of the intersection of 276th St and 475th Ave - Worthing (Toby Brown)
- 11) **Application: USE-0020-2021** Conditional Use Permit to allow an agriculturally related operation - manure digesting for renewable natural gas. The property is legally described as Tract 2 of Van Beek Addition in the NE1/4 of Section 34-T97N-R51W of the 5th Principal Meridian, Lincoln County, South Dakota.
Applicant/Owner: East Dakotas Renewable Energy LLC/Mikota Holdings LLC
Location: Approximately 1/2-mile south of the intersection of 290th Street and 468th Avenue - Beresford (Toby Brown)
- 12) **Application: USE-0018-2021** Conditional Use Permit to allow a telecommunications tower. The property is legally described as the SW1/4, except Tract 1 of Ambanc Addition in the SE1/4SW1/4, of Section 21-T96N-R48W of the 5th Principal Meridian, Lincoln County, South Dakota.
Applicant/Owner: VIKOR Teleconstruction (Jonah Snyder)/Ambanc LLC
Location: Intersection of 484th Avenue and 295th Street - Hudson (Toby Brown)
- 13) **Application: USE-0106-2020** Conditional Use Permit to allow an adult oriented business. The property is legally described as Tract 20 of the Southwest Industrial Park in the SE1/4 of Section 24-T100N-R51W of the 5th Principal Meridian, Lincoln County, South Dakota.

Applicant/Owner: Wilhelm Bowers/Red Roof Rentals
Location: 27063 Sunset Blvd, Suite 101 - Tea (Toby Brown)

NEW BUSINESS

ADJOURNMENT