

**CITY OF MITCHELL
CITY PLANNING COMMISSION
MINUTES, August 8, 2016**

Called to Order: Chairman Larson called the August 8, 2016 City Planning Commission Meeting to order at 12:00 pm, Council Chambers, City Hall, 612 N Main St, Mitchell, SD.

Members Present: Larson, Everson, Griffith, Molumby and Schmucker

Members Absent: Fergen, Meyers, and Allen

Others Present: Putnam, McGannon, J. Johnson, T. Johnson, Overweg, Laursen, Hegg, London, and Mayor Toomey.

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

Minutes: Motion by Everson, seconded by Griffith to approve the July 25, 2016 minutes as presented. All members present voting aye, motion carried.

Next Meeting: Motion by Everson, seconded by Griffith to schedule the next meeting for August 22, 2016. All members present voting aye, motion carried.

Conditional Use: Angela & Bonnie Jones (applicant) and Boyd and Kay Reimnitz (owners) have made an application for a conditional use permit for a home occupation to operate a retail business and display artworks in the applicants' home at 414 W. 7th Ave, legally described as the E ½ of Lots 9 & 10, Block 9, Rowley's 2nd Addition, City of Mitchell, Davison County, South Dakota. Zoned R2 Single Family Residential.

The applicants were present to answer questions. No written objections were received. No one other than the applicants and staff testified about this application.

The public notice was published in the *Mitchell Daily Republic* on July 28 & August 4, 2016 and letters to the neighboring property owners were sent on July 27, 2016.

The applicants indicated they will be conducting the business in the living room and sometimes on the front porch. They indicated they have parking on their street and on their property for a couple customers.

They would like to install a banner/sign on the property. They are looking at approximately 30 square feet.

Motion by Molumby, seconded by Everson to recommend the approval of the conditional use to the Board of Adjustment with a condition the applicants be permitted to install a banner not to exceed 30 square feet. All members present voting aye, motion carried.

Conditional Use: Sara Baily has made an application for a conditional use permit/family residential child care facility in her residence at 308 E. 7th Ave, legally described as Lot 9, Block 1, Rowley's 1st Addition, City of Mitchell, Davison County, SD. Zoned R2 Single Family Residential District.

The applicant was not present. No written objections were received.

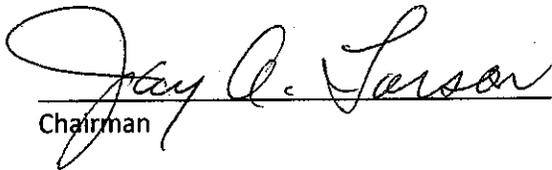
The public notice was published in the *Mitchell Daily Republic* on July 28, and August 4, 2016. Letters to the neighboring property owners were sent July 27, 2016.

Motion by Everson, seconded by Griffith to recommend approval of the conditional use permit to Board of Adjustment with the following conditions: 1) the permit is nontransferable, 2) if the business ceases for a period of 6 months or longer, then a new application will be required, 3) the home passes a fire inspection, 4) there will no parking and no drop off on the north side (7th Avenue). All members present voting aye, motion carried.

Plan Approval: Chuck Mauszycki, Jr 2940 Canal Circle, would like to install a boat/slip/retaining wall on his property and/or possibly share it with his neighbor. McGannon asked the planning commission to review this proposal as he thought it best to have another entity review the project. Motion by Schmucker, seconded by Griffith to only approve the location. The structure is to be approved by the owner's contractor and city officials. All members present voting aye, motion carried.

Annexation: CJM Consulting Inc, has petitioned the council to annex a 40.48 parcel directly north of CJM Second Addition Planned Development and east of Olhman St/407 Avenue (see exhibits). A public hearing by the council will be August 15, 2016. There is no requirement for any action by the planning commission so this was for information only. It was noted that Lots 4 & 5, Block 8 CJM 2nd Addition are platted and are not part of the annexation petition. No action taken.

Adjournment: Chairman Larson adjourned the meeting at 12:21 pm.


Chairman

08-22-16
Date