

**City Council Agenda**  
City Council Chambers, City Hall, 612 N. Main Street  
February 22, 2022

**1. 6:00 P.m. Call To Order**

**2. Pledge Of Allegiance**

**3. Invocation: North Ridge Baptist**

**4. Roll Call**

**5. Approval Of Consent Agenda Items**

*Items appearing on the Consent Agenda may be removed by a City Council Member for discussion at the beginning of the formal agenda items.*

**A. City Council Minutes**

Documents:

[02 07 2022 COUNCIL MINUTES.PDF](#)  
[02 14 2022 SPECIAL COUNCIL MINUTES.PDF](#)

**B. Committee Reports**

Documents:

[PLANNING COMMISSION SIGNED MINUTES 2-3-22.PDF](#)  
[CORN\\_PALACE\\_BOARD\\_JANUARY\\_MEETING\\_FINAL.PDF](#)  
[CORN\\_PALACE\\_BOARD\\_FEBRUARY\\_MEETING\\_DRAFT.PDF](#)

**C. Department Reports**

Documents:

[SALES TAX COLLECTIONS-JAN.PDF](#)  
[BUILDING PERMITS - JANUARY 2022.PDF](#)  
[JANPD.PDF](#)  
[JANFIRE.PDF](#)  
[JANCODEENF.PDF](#)  
[WATER DEPT. - JANUARY 2022.PDF](#)  
[AIRPORT - JANUARY 2022.PDF](#)

**D. Acknowledge Acceptance Of Audit Report For 2020**

Documents:

[STAFF REPORT-AUDIT REPORT.PDF](#)  
[AUDIT REPORT ACCEPTANCE.PDF](#)

**E. Approval Of SD State Historical Society Deadwood Grant On Behalf Of MADC**

Documents:

[A2022-09 ACCEPT DEADWOOD GRANT STAFF REPORT.PDF](#)  
[APPLICATION.PDF](#)

**F. Approve Volunteer Board Appointments**

- *To reappoint Ben Kalovsky to the Main Street Business Improvement*

*Board for a term to run January 2022- December 2024.*

- o *To reappoint Melissa Schwalm to the Main Street Business Improvement Board for a term to run January 2022- December 2024.*

#### **G. Raffle Permits**

Mitchell Main Street & Beyond with the drawing to be held on March 19, 2022

LifeQuest with the drawing to be held on March 25, 2022

Central Electric Cooperative with the drawing to be held on March 26, 2022

Gertie Belle Rogers PTA with the drawing to be held on April 14, 2022

Documents:

[MITCHELL MAIN STREET BEYOND RAFFLE.PDF](#)  
[LIFEQUEST DANCING FOR DREAMS RAFFLE.PDF](#)  
[CENTRAL ELECTRIC COOPERATIVE RAFFLE.PDF](#)  
[GERTIE BELL ROGERS PTA RAFFLE.PDF](#)

#### **H. Property Tax Abatements For 2021 Taxes Payable In 2022**

Documents:

[STAFF ABATEMENTS.PDF](#)  
[ABATEMENTS.PDF](#)

#### **I. Pay Estimates 2-22-22**

Documents:

[PAY ESTIMATES STAFF REPORT 02-22-2022.PDF](#)  
[UPDATED PAY ESTIMATES 2.22.22.PDF](#)

#### **J. Approve Bills, Payroll, Salary Adjustments And New Employee Hires And Authorize Payment Of Recurring And Other Expenses In Advance As Approved By The Finance Officer**

Documents:

[AP REGULAR DEPARTMENT PAYMENT REGISTER-02222022.PDF](#)

#### **6. Motion To Approve, Request Public Comment, Roll Call**

#### **7. Citizens Input**

*If you need to address the Mayor and members of the City Council on an item that was not on the agenda, excluding personnel items, please come forward to the podium and state your name and your concern. Presentations are limited to three minutes. Items will be considered but no action will be taken at this time.*

#### **8. BOARD OF ADJUSTMENT: Entertain A Motion For The City Council To Recess And Sit As The Board Of Adjustment**

#### **9. Hearing And Action On An Application For Gold Key Properties LLC**

Gold Key Properties LLC has applied for a Variance Permit for a front-yard variance of 23' vs 25' to construct a duplex; located at 707 S Davison St, legally described as Lot 55 of Overlook Addition, City of Mitchell, South Dakota. The said real property is zoned R3

## Medium Family Residential District

### Documents:

[GOLD KEY PROPERTIES LLC-STAFF REPORT-BOA HEARING.PDF](#)  
[GOLD KEY PROPERTIES LLC-APPLICATION.PDF](#)  
[GOLD KEY PROPERTIES LLC-GIS.PDF](#)  
[GOLD KEY PROPERTIES LLC-SITE PLAN-UPDATED.PDF](#)  
[GOLD KEY PROPERTIES LLC-NOTICE OF HEARING.PDF](#)  
[GOLD KEY PROPERTIES LLC-NEIGHBORS.PDF](#)  
[GOLD KEY PROPERTIES LLC-LETTER FROM NEIGHBOR-HILL.PDF](#)

### **10. Hearing And Action On An Application For Rockwell**

Nick and Hilary Rockwell have applied for a Variance Permit for an oversized garage and accessory building combination of 4,560 square feet vs 2,000 square feet and maximum height for an accessory building of 27' vs 22'; located at 5213 Fiala Rd, legally described as Lot 4 of Fiala's Addition in the NW 1/4 of Section 4, T 103 N, R 60 W of the 5th P.M., Davison County, South Dakota. The said real property is zoned RL Lake Residential District.

### Documents:

[ROCKWELL-STAFF REPORT-BOA HEARING.PDF](#)  
[ROCKWELL-APPLICATION.PDF](#)  
[ROCKWELL-GIS.PDF](#)  
[ROCKWELL-SITE PLAN.PDF](#)  
[ROCKWELL-NOTICE OF HEARING.PDF](#)  
[ROCKWELL-NEIGHBORS.PDF](#)  
[ROCKWELL-LETTERS.PDF](#)

### **11. Hearing And Action On An Application For Erika Zilla**

*Erika Zilla has applied for a Conditional Use Permit to operate a childcare, family residential; located at 1105 Chalkstone Drive, legally described as Lot 4, Block 4, Northridge Park Subdivision, City of Mitchell, South Dakota. The said real property is zoned R1 Single Family Residential District.*

### Documents:

[ZILLA-STAFF REPORT-BOA HEARING.PDF](#)  
[ZILLA-APPLICATION.PDF](#)  
[ZILLA-GIS.PDF](#)  
[ZILLA-NOTICE OF HEARING.PDF](#)  
[ZILLA-NEIGHBORS.PDF](#)  
[ZILLA-LETTERS.PDF](#)

### **12. RECONVENE AS CITY COUNCIL: Entertain A Motion For The Board Of Adjustment To Adjourn And The City Council To Reconvene In Regular Session**

### **13. Hearings And Actions On The Following Alcohol License Applications**

a. On the application to transfer PL-4691 Package (Off-Sale) Liquor License from Bates Enterprises LLC dba Big Dummy's/Longhorn Bar, 112 North Main to Depot Mitchell LLC dba Depot Mitchell LLC, 210 S Main Street

b. On the application of Bates Enterprises LLC dba Big Dummy's, 112 North Main for a new Retail (On-Off Sale) Malt Beverage & SD Farm Wine (does not include video lottery)

Documents:

[STAFF FOR HEARINGS.PDF](#)  
[DEPOT APPLICATION.PDF](#)  
[BATES APPLICATION.PDF](#)

**14. Action To Approve Request For Stop Signs On Douglas At Rowley And Main Intersections Tabled From February 7, 2022 Meeting**

Documents:

[STOP SIGNS REQUESTED ON DOUGLAS AT ROWLEY AND MAIN INTERSECTIONS STAFF REPORT.PDF](#)  
[CORE ATHLETICS LOCATION MAP.PDF](#)

**15. Action To Approve Rowley And Norway Shared Use Path Project Utility And Right-Of-Way Certificates Project No. 2020-23**

Documents:

[NORWAY AND ROWLEY SIDEWALK UTILITY AND RIGHT-OF-WAY CERTIFICATES - STAFF REPORT.PDF](#)  
[UTILITIES CERTCOUNTY.PDF](#)  
[PROJECT DEVELOPMENT RIGHT OF WAY 5 CERTIFICATE CITY.PDF](#)

**16. Action To Award Bid For Foster Street Bridge (BIG) Preservation & PCC Pavement BRF 3661(00)20-1 PCN 07TA Str 18-160-099 Project #2021-2**

Documents:

[FOSTER BRIDGE BIG BID AWARD STAFF REPORT.PDF](#)  
[FOSTER ST BRIDGE RECOMMENDATION OF AWARD.PDF](#)

**17. Action To Approve Resolution #R2022-06, Bridge Reinspection Program With SDDOT And To Hire Brosz Engineering**

Documents:

[RESOLUTION TO APPROVE BRIDGE INSPECTIONS WITH THE DOT FOR 2022.PDF](#)  
[CITY INSPECTION DOT RESOLUTION 2022.PDF](#)

**18. First Reading On Ordinance #O2022-02, Rezoning Of Block 12 Ex S 395' Of N 490' Of W 231' Of Morningview Addition In The SE ¼ Of Section 28, T 103 N, R 60 W Of The 5th P.M., City Of Mitchell, Davison County, South Dakota From UD Urban Development District To I Industrial District**

Documents:

[ORDINANCE O2022-02-JENSEN CAPITAL AND DEVELOPMENT LLC-REZONE-STAFF REPORT.PDF](#)  
[ORDINANCE O2022-02-JENSEN CAPITAL AND DEVELOPMENT LLC-REZONE.PDF](#)  
[JENSEN CAPITAL AND DEVELOPMENT LLC-APPLICATION.PDF](#)  
[JENSEN CAPITAL AND DEVELOPMENT LLC-GIS.PDF](#)  
[JENSEN CAPITAL AND DEVELOPMENT LLC-NOTICE OF HEARING.PDF](#)  
[JENSEN CAPITAL AND DEVELOPMENT LLC-NEIGHBORS.PDF](#)  
[JENSEN CAPITAL AND DEVELOPMENT LLC-LETTERS.PDF](#)

**19. First Reading On Ordinance #O2022-04, Amending The Election Wards Of The City Of Mitchell**

Documents:

[AGENDA ITEM- ORDINANCE O2022-04, AMENDING ELECTION WARDS.PDF](#)  
[ORDINANCE O2022, AMENDING WARD BOUNDARIES.PDF](#)  
[ELECTION WARDS \(CURRENT\).PDF](#)  
[ELECTION WARDS \(PROPOSED\).PDF](#)

**20. Adjourn**

**21. FOR COUNCIL INFORMATION: Planning Commission Unsigned Minutes 2-14-22**

Documents:

[PLANNING COMMISSION UNSIGNED MINUTES 2-14-22.PDF](#)

Individuals with disabilities who require special assistance to take part in this meeting may contact one of the following at City Hall (605) 995-8420 at least 24 hours prior to the meeting with requests for assistance: Human Resources Officer or the City Administrator.