

**CITY OF MITCHELL  
CITY PLANNING COMMISSION AGENDA  
CITY COUNCIL CHAMGERS, CITY HALL  
612 N MAIN ST  
JULY 26, 2021 @ 12:00P.M. (NOON)**

- 1. CALL TO ORDER:**
- 2. ROLL CALL:**
- 3. Declaration Of Conflicts Of Interests**
- 4. APPROVE AGENDA:**
- 5. Approval Of Previous Minutes-July 12, 2021**

Documents:

[PLANNING COMMISSION UNSIGNED MINUTES 7-12-21.PDF](#)

- 6. Schedule Next Meeting-August 9th, 2021 At 12:00 P.M.**
- 7. Conditional Use Permit-Selland-311 McCabe St**

Emma Selland has applied for a conditional use permit to operate a family residential childcare center located at 311 McCabe St, legally described as W72' Lot 1 & 2, Block 17, University Addition, City of Mitchell, Davison County, South Dakota. The property is zoned R2, Single Family Residential District.

Documents:

[SELLAND CONDITIONAL USE PERMIT-APPLICATION.PDF](#)  
[SELLAND-DAYCARE LOCATION MAP.PDF](#)  
[SELLAND-NOTICE OF HEARING.PDF](#)  
[SELLAND NEIGHBORS.PDF](#)

- 8. Variance-Reimnitz-719 S Edmunds**

Boyd Reimnitz has applied for a front-yard variance of 7 feet vs 25 feet as required for construction of an attached garage at 719 S Edmunds St, legally described as Lots 5 & 6 Block 9 Van Eps 2nd Addition, City of Mitchell, Davison County, South Dakota. The said real property is zoned R2 Single Family Residential District.

Documents:

[REIMNITZ-APPLICATION.PDF](#)  
[REIMNITZ-GIS.PDF](#)  
[REIMNITZ-NOTICE OF HEARING.PDF](#)  
[REIMNITZ-NEIGHBORS.PDF](#)  
[REIMNITZ-LETTER FROM NEIGHBOR-GKP.PDF](#)

- 9. Plan Approval-Resolve Remodel-714 S Burr**

Smart Commercial Construction Co is proposing a remodel to the 714 S Burr St STE 102 and 103. The property is currently zoned Industrial.

Documents:

[RESOLVE REMODEL-PLANS.PDF](#)

**10. Plan Approval-Alvine Widenaar, LLP-519 N Main**

Alvine Widenaar, LLP is proposing a remodel to the building known as Photography Unlimited. The property is zoned Central Business.

Documents:

[ALVINE WIDENAAR, LLP-PLAN.PDF](#)  
[ALVINE WIDENAAR, LLP-GIS.PDF](#)

**11. Plat-Plat Of Lots 16 And 17 Of Airport Addition, A Subdivision Of The Previously Platted Lot 2 Of Fiala's Addition In The East 1/2 Of The Nw 1/4 Of Section 4, T 103 N, R 60 W Of The 5th P.M., City Of Mitchell, Davison County, South Dakota.**

Documents:

[GROENEWEG-PLAT.PDF](#)  
[GROENEWEG-GIS.PDF](#)

**12. Plat-Plat Of Lot 5-D, Block 7 Of Westwood First Addition, A Subdivision Of The SW 1/5 Of Section 16, T 103 N, R 60 W Of The 5th P.M., City Of Mitchell, Davison County, South Dakota.**

Documents:

[CJM CONSULTING INC-PLAT.PDF](#)  
[CJM CONSULTING INC-GIS.PDF](#)

**13. Discussion Only-701 N Main**

Documents:

[701 N MAIN-GIS.PDF](#)

**14. OTHER BUSINESS:**

**15. PUBLIC INPUT: If You Need To Address The City Planning Commission 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.**

**16. ADJOURNMENT:**

*"The City of Mitchell invites all interested parties to give oral or written comments. If special accommodations are required, please notify the Public Works Department at 605-995-8433 at least 24 hour prior to the scheduled meeting."*