

City Planning Commission  
Minutes  
Carnegie Town Hall, 235 West 10th Street  
Wednesday, November 2, 2016 at 6:00 PM

ROLL CALL

Members Present:

Planning Commissioner Steve Gaspar  
Planning Commissioner Kurt Johnson  
Planning Commissioner Andi Anderson  
Planning Commissioner Sean Ervin  
Planning Commissioner Katherine Fiegen  
Planning Commissioner Larry Luetke  
Planning Commissioner John Paulson  
Planning Commissioner Nick Sershen

Members Absent:

Planning Commissioner Sharon Chontos

CONSENT AGENDA

1. APPROVAL OF OCTOBER 5, 2016 MINUTES OF REGULAR MEETING.

Approved 7-0.

2. OCTOBER PLATS

Approved 7-0.

3. 5765-2016: REZONE from AG, Agriculture District to the I-2, Heavy Industrial District for allowed forms located at 1900 S. Bahnson Ave.  
Legal Description: Lot 1, Block 1, Huntington Hills Addition to the City of Sioux Falls, Minnehaha County, SD  
Recommendation Approval

Approved 7-0 to move to the Regular Agenda.

Approved 7-0 to defer to the December meeting.

4. 5807-2016: REZONE from RS, Single-Family Residential - Suburban District to the RD-1, Twin Home/Duplex Residential - Suburban District for allowed forms located at 3009 S. Marion Rd.  
Legal Description: A portion of Tract 1, SE 1/4, SE 1/4, of Section 26-101-50, and a portion of Lot A and Lot B Petersen Subdivision, Tract 2, SE 1/4 Section 26-101-50 as shown by exhibit, City of Sioux Falls, Minnehaha County, SD  
Recommendation Approval

Approved 7-0 to move to the Regular Agenda.

Approved 7-0.

5. 5818-2015: REZONE from RD-1, Twin Home/Duplex Residential - Suburban District to O, Office District for allowed forms located at 909 N. Kiwanis Ave.  
Legal Description: S1/2 Vacated alley lying adjacent subdivision Block 5 and Lot 2, Block 12, Harrisons Addition, City of Sioux Falls, Minnehaha County, SD  
Recommendation Approval

Approved 7-0.

CONSENT AGENDA APPROVAL

REGULAR AGENDA APPROVAL

Item 3 was heard at this time. See item for action taken.  
Item 4 was heard at this time. See item for action taken.

6. 5662-2016:                   CONDITIONAL USE PERMIT for an electronic message center sign in a residential zoning district located at 1800 S. Valley View Rd.  
Legal Description:                   Tract 1, Block 2, Kingswood Estates 3rd  
Addition to the City of Sioux Falls, Minnehaha County, SD  
Recommendation Approval

Approved 7-0.

7. 5786-2016:                   CONDITIONAL USE PERMIT to allow residential on the first floor located at the northwest corner of S. 2nd Ave. and E. 14th St.  
Legal Description:                   Lots 7 thru 11, and 15 thru 21, Block 19 of  
Gale's Sioux Falls Addition to the City of Sioux Falls, Minnehaha County, SD  
Recommendation Approval

Approved 7-0.

8. 5817-2016:                   CONDITIONAL USE PERMIT to allow residential on the first floor located at 901 S. Main Ave.  
Legal Description:                   Lot 18, Block 26 and Vacant 1st Ave. and All  
10 and Lot 11, Block 25, Brookings and Edmunds Addition, City of Sioux  
Falls, Minnehaha County, SD  
Recommendation Approval

Approved 7-0.

9. 5758-2016:                   ALTERNATIVE SITE PLAN for an alternative landscape buffer yard located at the southeast corner of S. Grange Ave. and W. 11th St.  
Legal Description:                   Except Lot H1, Heather Addition and Vacated  
alley and Lots 2 thru 5 (Ex: Lots H1 & H2), Block 42 of Pettigrew's Addition  
and all Lots 1 thru 3, Block 1 of Folsom's Addition, City of Sioux Falls,  
Minnehaha County, SD  
Recommendation Approval

Approved 7-0.

10. 5811-2016:                   ALTERNATIVE SITE PLAN for Alternative Landscape Buffer Yard located at 6225 S. Pinnacle Pl.  
Legal Description:                   SF Prairie Hills Addition Lot 4A- Block 5,  
City of Sioux Falls, Lincoln County, SD  
Recommendation Approval

Approved 7-0.

11. An Ordinance of the City of Sioux Falls, SD, Amending Chapter 157 -  
Subdivision Ordinance of the City of Sioux Falls  
Recommendation Approval

Approved 7-0 to defer to the December meeting.

NEW BUSINESS

There was none.

ADJOURNMENT

The meeting was adjourned at 6:37 p.m.

Tamara Jorgensen, MMC

Assistant City Clerk