



LAWRENCE COUNTY
SOUTH DAKOTA

"Where Beauty and Adventure Meet"

Lawrence County Commission Agenda
Commission Room ~ 90 Sherman Street,
Deadwood, South Dakota

Tuesday, September 7, 2021

REGULAR MEETING

8:00 a.m. ~ Call Meeting to Order

PLEDGE OF ALLEGIANCE - *I pledge allegiance to the Flag of the United States of America and to the Republic for which it stands: one nation under God, indivisible, with liberty and justice for all.*

~ General/Pending Business

BOARD DISCUSSION/ACTION: □ Approve Agenda □ Declare conflicts □ Approve regular meeting minutes and BOA minutes from August 17, 2021 and special joint meeting minutes and regular meeting minutes from August 31, 2021 □ Bills □ Personnel □ Travel request(s) □ Auditor's Account w/Treasurer □ Appoint Auditor/Deputy and Commission Assistant as committee to prepare and submit an ordinance revising the ordinances of the county (pursuant to SDCL 7-18A-28) □ Declare surplus: 9 Glock Model 21 duty holsters and 4 Glock Model 21 double-magazine pouches (to be donated to the City of Sturgis)

8:15 a.m. ~ Brian Dean, Sheriff

BOARD DISCUSSION/ACTION: □ Sheriff's report □ Public Safety and Service Center Project update □ Steve Williams, Williams and Assoc. Owner's Representative Proposal Re: Public Safety and Service Center

8:30 a.m. ~ Allan Bonnema, Highway Superintendent

BOARD DISCUSSION/ACTION: □ Highway business (Approach Permits, Utility Permits, plats) □ Project updates

8:45 a.m. ~ Brenda McGruder, Auditor

BOARD DISCUSSION/ACTION: □ **PUBLIC HEARING** ~ Resolution #2021-27, A Resolution Setting the 2022 County Budget (Budget approval scheduled: September 28, 2021 at 8:00 a.m.)

9:00 a.m. ~ Amber Vogt, P & Z Director

BOARD DISCUSSION/ACTION: □ **SECOND READING:** COZ #345 **APPLICANT:** Keating Resources, LLC **LEGAL DESCRIPTION:** Hanify No 6 and Hanify No 7 Lodes in M.S. 1204; Foster Fraction, Gamba Fraction, Addie, Eva, Lavisa Lodes in M.S. 1221, all located in Section 13, T4N, R2E (legal description shortened) **VICINITY LOCATION:** Deer Mt and Terry Peak Summit **SUMMARY:** COZ from PF to PUD for subdivision **ZONING:** PF **ACREAGE:** 50.61 acres **PARCEL ID:** 26460-01204-000-00 **ACTION REQUIRED:** Approval/Denial (First Reading held: Aug 17, 2021)

9:15 a.m. ~ Amber Vogt, P & Z Director

BOARD DISCUSSION/ACTION: □ **FIRST READING** and **PUBLIC HEARING:** COZ #346 **APPLICANT:** Frontgate Holdings, LLC **LEGAL DESCRIPTION:** Tract G2 Revised of Johnson Subd, formerly Tract G1, G2 and Tract H, being a portion of Johnson Subd, located in E ½ of the SE ¼ of Section 28 and the SW ¼ of Section 27 all T7N, R2E **VICINITY LOCATION:** Hwy 85 **SUMMARY:** COZ from A-2 to HSC for the continued operation of the storage units **ZONING:** A-2 **ACREAGE:** 23.37 acres **PARCEL ID:** 24040-00702-070-10 **ACTION REQUIRED:** Approval/Denial (Second Reading scheduled: September 28, 2021 @ 9:00 a.m.)

9:30 a.m. ~ Amber Vogt, P & Z Director

BOARD DISCUSSION/ACTION: □ *FIRST READING* and *PUBLIC HEARING*: ORD #21-03 Fire Plan Revisions *APPLICANT*: Lawrence County Planning & Zoning *VICINITY LOCATION*: All of Lawrence County *SUMMARY*: Edits to the fire plan requirements for subdivision *ACTION REQUIRED*: Approval/Denial (Second Reading scheduled: September 28, 2021 @ 9:15 a.m.)

9:45 a.m. ~ Amber Vogt, P & Z Director

BOARD DISCUSSION/ACTION: □ *SECOND READING*: Ord. #2021-04, An Ordinance to Amend Chapter 5, “General District Provisions”; Chapter 6 “District Regulations”, Section II-6.009 “Allowed Uses” [C/LI – Commercial/Light Industrial District]; Chapter 10 “Additional Use Regulations”; and Chapter 3, “Definitions”, Adopted By Ordinance 21-04 as amended, of the Lawrence County Zoning Ordinance and all amendments thereto, in accordance with the provision of Chapter 11-2, 1967 SDCL, and amendments thereof, and for the repeal of all resolutions and ordinances in conflict therewith (Jt. Public Hearing w/P&Z and First Reading by CC held: August 31, 2021) *ACTION REQUIRED*: Approval/Denial

□ *SECOND READING*: Ord. #2021-01 (County Commission ordinance), An Ordinance Creating Licensing Provisions for Cannabis Establishments *ACTION REQUIRED*: Approval/Denial (First Reading held: August 31, 2021)

10:00 a.m. ~ Amber Vogt, P & Z Director

BOARD DISCUSSION/ACTION: □ *SECOND READING*: (con’t from August 17, 2021): Amended Master Plan *APPLICANT*: Keating Resources, LLC *VICINITY LOCATION*: Deer Mt and Terry Peak Summit *SUMMARY*: Land Use Sketch for Deer Mountain Club - Amendment to original Mystic Miner PUD Zoning District *ZONING*: PUD *ACTION REQUIRED*: Approval/Denial (Second Reading held: Aug 17, 2021)

10:15 a.m. ~ Michelle May, 4-H Youth Advisor

BOARD DISCUSSION/ACTION: □ Program update

10:30 a.m. ~ Brenda McGruder, Auditor

BOARD DISCUSSION/ACTION: □ *PUBLIC HEARING*: Petition to Vacate of a Portion of Section Line *AFFECTING LANDOWNERS*: Lynn Jensen and Dusty Morehead *LEGAL*: For the purpose of showing the Vacation of a 66’ wide Section Line R.O.W. located in the SE ¼ and the SE ¼ NE ¼ of Section 34 and the SW ¼ and SW ¼ NW ¼ of Section 35. All located in Township 7 North, Range 4 East, Black Hills Meridian, Lawrence County, South Dakota *ACTION REQUIRED*: Approval/Denial

10:45 a.m. ~ Kesse Ketzer, VSO

BOARD DISCUSSION/ACTION: □ 2020 department statistics

11:00 a.m. ~ Deb Tridle, Treasurer

BOARD DISCUSSION/ACTION: □ Declare surplus real property legally described as: Lot 67 of the Subdivision of M.S. #1914, S14 T5N R2E (.43. acres more or less) (parcel #26800-01914-000-95) and Lot 65 of the Subdivision of M.S. #1914, S14 T5N R2E (1.04 acres more or less) (parcel #26800-01914-000-85) and Rowena #2 Lode of M.S. 1812 containing 11.076 acres 100% interest into 2.756 acres of Rowena #2 of M.S.1812; and undivided 50% interest into 8.32 acres of Rowena #2 M.S. 1812; except the Mineral Interest appertaining thereto pursuant to Document #2014:00773 on file in the Office of the Lawrence County Register of Deeds; as described in the metes and bounds description as recorded in Book 195 page 469 on file in the Office of the Lawrence County Register of Deeds. Located in Sections 12 and 13 township 5 North, Range 2 East, B.H.M., Lawrence County, SD (pursuant to SDCL 6-13-1) □ Appoint 3 real property owners as appraisers to appraise surplus real property (pursuant to SDCL 6-13-2) (County Commission to review appraisal report on September 28, 2021 @ 8:25 a.m.)

11:15 a.m. ~ Amber Vogt, P & Z Director

BOARD DISCUSSION/ACTION: □ Plats:

□ **PRELIMINARY & FINAL PLAT ~ APPLICANT:** Bill Pearson **LEGAL DESCRIPTION:** Lots 1 - 3 of Cabin Springs Estates, being a portion of the remainder of the SE ¼ NW ¼ of Section 20, T5N, R4E **VICINITY LOCATION:** Boulder Canyon **SUMMARY:** New subdivision **ZONING:** PF **PARCEL ID:** 18000-00504-201-10 **ACTION REQUIRED:** Approval/Denial

□ **PRELIMINARY & FINAL PLAT ~ APPLICANT:** Mark Skvicalo **LEGAL DESCRIPTION:** Lot J, Lot G, and Lot M in Section 17 and 20, T4N, R3E **VICINITY LOCATION:** Englewood **SUMMARY:** New lots **ZONING:** PF **PARCEL ID:** 26340-01004-000-30 **ACTION REQUIRED:** Approval/Denial

□ **FINAL PLAT ~ APPLICANT:** 4 Bears in the Hills, LLC **LEGAL DESCRIPTION:** Lot 7 & 8A-1 Blk 7 Apple Springs S/D **VICINITY LOCATION:** Boulder Canyon **SUMMARY:** Lot line change **ZONING:** SRD **PARCEL ID:** 18010-00700-080-10 and 18010-00700-080-20 & 18010-00000-000-00 **ACTION REQUIRED:** Approval/Denial

□ **PRELIMINARY & FINAL PLAT ~ APPLICANTS:** Stone House Enterprises & Bear Butte Wildlife, LLC **LEGAL DESCRIPTION:** Lots Tracts A & B Ciani Subd. located Section 29, T7N, R1E (legal shortened) **VICINITY LOCATION:** Create lots for financing **SUMMARY:** Remove and replace lot line **ZONING:** A-1 **PARCEL ID:** 23000-0701-291-10; 23000-00701-291-30 **ACTION REQUIRED:** Exempt/Approval/Denial

□ **PRELIMINARY & FINAL PLAT ~ APPLICANT:** Leslie Auer **LEGAL DESCRIPTION:** Lots 1 & 2 of Auer S/D Section 25& 30, T6N, R4E (legal shortened) **VICINITY LOCATION:** Crook City Road **SUMMARY:** New Lots **ZONING:** A-1 **PARCEL ID:** 22010-00604-020-00 **ACTION REQUIRED:** Exempt/Approval/Denial

□ **PRELIMINARY & FINAL PLAT ~ APPLICANT:** Black Hills Chairlift **LEGAL DESCRIPTION:** Tract 2 located in a portion of govt los 6 & 7 Section 2, T4N, R2E (legal shortened) **VICINITY LOCATION:** Hwy 85 **SUMMARY:** Transfer purposes only-will retain no building rights **ZONING:** SRD **PARCEL ID:**12000-00402-020-11 **ACTION REQUIRED:** Exempt/Approval/Denial

□ **PRELIMINARY & FINAL PLAT ~ APPLICANTS:** Glenn Martin & Deborah Rodeghier **LEGAL DESCRIPTION:** Lot 7A of Blk 2 of Whitewood Forest Addition in Section 21, T6N, R4E (legal shortened) **VICINITY LOCATION:** Lot line change **SUMMARY:** Revised lot **ZONING:** SRD **PARCEL ID:** 22700-00604-002-07 and 22700-00604-002-08 **ACTION REQUIRED:** Approval/Denial

- **PRELIMINARY & FINAL PLAT ~ APPLICANT:** Jason Anderson **LEGAL DESCRIPTION:** Tract 1A & 1B Story Lane S/D in 14, T5N, R4E (Legal shortened) **VICINITY LOCATION:** Boulder Canyon **SUMMARY:** Revised lots-adjust lot lines **ZONING:** PF **ACTION REQUIRED:** Exempt/Approval/Denial
- **PRELIMINARY & FINAL PLAT ~ APPLICANTS:** Douglas & Tiffany Roen & Reinhart Schultes **LEGAL DESCRIPTION:** Tract R1 & Tract R4 being portions of Protection Lode MS 1929 & Placer 252 in 28, T5N, R3E. (Legal shortened) **VICINITY LOCATION:** Maitland Road **SUMMARY:** Adjust lot lines **ZONING:** PF & SRD **ACTION REQUIRED:** Exempt/Approval/Denial
- **BOUNDARY/FINAL PLAT ~ APPLICANT:** Golden Reward Mining Co. **LEGAL DESCRIPTION:** Tract 4 Powder House Passin Section 18, T4N, R3E. (Legal shortened) **VICINITY LOCATION:** Hwy 85 **SUMMARY:** Boundary plat **ZONING:** PF **ACTION REQUIRED:** Approval/Denial
- **CORRECTIVE/FINAL ~ APPLICANT:** Maitland Partners **LEGAL DESCRIPTION:** Lot 1, 12 & Well Lot Harley Estates in Section 19 & 20, T5N, R3E (Legal shortened) **VICINITY LOCATION:** Maitland Road **SUMMARY:** Correction of Final Plat **ZONING:** PF **ACTION REQUIRED:** Approval/Denial
- **PRELIMINARY & FINAL PLAT ~ APPLICANT:** Maya Jo's Bed & Breakfast, LLC **LEGAL DESCRIPTION:** Lots 7A1 & 7A2 of the subd of Whangdoodle No 1 & No 2 MS 1845 Located in SW1/4 in Section 14 T4N, R3E. (Legal shortened) **VICINITY LOCATION:** Maitland Road **SUMMARY:** Remove lot line **ZONING:** PF **ACTION REQUIRED:** Exempt/Approval/Denial
- **PRELIMINARY & FINAL PLAT ~ APPLICANTS:** James & Linda Brown: **LEGAL DESCRIPTION:** Lot 85A of Tract M of Paradise Acres III in 17, 18, 19 & 20, T5N, R3E. (Legal shortened) **VICINITY LOCATION:** Maitland Road **SUMMARY:** Remove lot line **ZONING:** PF **ACTION REQUIRED:** Exempt/Approval/Denial
- **FINAL PLAT ~ APPLICANTS:** Rolph & Lisa Nelson & Maitland Partners **LEGAL DESCRIPTION:** Lot 2A Revised & 2B Revised of Bellefish S/D, Section 20, T5N, R3E (legal shortened) **VICINITY LOCATION:** Maitland Road **SUMMARY:** Revised lots **ZONING:** PF **ACTION REQUIRED:** Exempt/Approval/Denial

11:00 a.m. ~ Items from the Public

BOARD DISCUSSION: □ Items raised by the public for discussion

11:15 a.m. ~ Items From Commissioners

BOARD DISCUSSION: □ Items raised by commissioners for discussion/Committee reports

11:30 a.m. ~ Adjourn

BOARD DISCUSSION/ACTION: □ Adjourn

ADA Compliance: Lawrence County fully subscribes to the provisions of the Americans with Disabilities Act. If you desire to attend this public meeting and are in need of special accommodations, please notify the Commissioners' Assistant 605.722.4167 24 hours prior to the meeting so that appropriate auxiliary aids and services are available.

* Times are approximate

** Next Regular County Commission Meeting: September 28, 2021 at 8:00 a.m.

Version Date: 09/02/2021