

Print

Change of Zoning (COZ) Application - Submission #1753

Date Submitted: 9/30/2021

As part of the application process for the procedure listed above you will be required to do the following before your application is accepted.

1. Discuss proposal with Lawrence County Planning and Zoning Department.
2. Complete the application, sign and return with payment to the Planning Department.
Application must include the following items:

A. A detailed Site Plan including all that apply:

- Drawing of your lot showing all property lines and dimensions of the lot
- Location of all existing and proposed structures
- All setbacks measured from all property lines and roads, streets, easements or section lines, etc
- All incidental uses such as wells, septic tanks, drainfields, waterways, driveways, utilities, slopes, etc.
- A written summary explaining the proposed activity or operations;
- Proposed Signage Designs - including size, type and location;
- Proposed parking - # of spaces, including handicap;
- Any other pertinent information deemed appropriate

3. You will attend at least 3 meetings to attend, possibly more.

- a. **Informational** meeting in front of **Planning & Zoning**
- b. **Public Hearing** in front of **Planning & Zoning**
- c. **Public Hearing** in front of **County Commissioners**

4. You are required to do the following - **PRIOR to EACH Public Hearing (you do have to send notices 2 times):**

- a. **Sign** all **documents** needing your signature and **return** to the **P & Z Office** **prior** to the **Planning & Zoning Public Hearing**
- b. **POST NOTICE** signs on property at least **10 days prior** to hearing.
- c. **SEND CERTIFIED AND RETURN RECEIPT** Letter of Notification to each person listed in the Exhibit A provided **at least 7 days prior to the hearing.**

5. PROOF OF THESE MAILINGS MUST BE RETURNED TO THE PLANNING & ZONING DEPARTMENT PRIOR TO THE HEARINGS.

If we do not have Proof of Mailings prior to the hearing, the hearing will be rescheduled.

If mailings are not sent correctly, the hearing will be rescheduled.

6. If you have questions ask! We are here to help.

Petitioner*

Travis W Lantis

Petitioner Phone*

6053405700

Petitioner Email

twl@sitnallivestock.com

Petitioner Address*

6627 Centennial Road, Spearfish SD 57783

Owner*

NEW RISK, LLC

Owner Phone

6053405700

Owner Email

twl@sitnallivestock.com

Owner Address

10911 NW 160th Ave

Location of Property

1950 Maitland Rd, Spearfish SD 57783

911 Address of Property*

1950 Maitland Rd, Spearfish SD 57783

Legal Description

Tract 8, 9A, and 10A, located in the SW 1/4 of Section 20, T6N, R3E, BHM, Lawrence County, South Dakota, according to plats recorded as Documents #2021 - 05576, 05577, and 05578 with the Lawrence County Register of Deeds.

Acreage

57.047

Section, Township, Range

20, T6N, R3E

Subdivision

Change of Zoning Requested*

Please choose the zoning district which applies.

- A-1 (General Agriculture)
- A-2 (Residential Agriculture)
- PF (Park Forest)
- RR (Rural Residential)
- SRD (Suburban Residential)
- GC (General Commercial)
- RC (Recreation Commercial)
- HSC (Highway Service Commercial)
- C/LI (Commercial/Light Industrial)
- I-1 (Industrial)
- PUD (Planned Unit Development)

Current/Surrounding Zoning of Existing Property*

Please choose all that apply.

- A-1 (General Agriculture)
- A-2 (Residential Agriculture)
- PF (Park Forest)
- RR (Rural Residential)
- SRD (Suburban Residential)
- GC (General Commercial)
- RC (Recreation Commercial)
- HSC (Highway Service Commercial)
- C/LI (Commercial/Light Industrial)
- I-1 (Industrial)
- PUD (Planned Unit Development)

Purpose*

To plot use and/or sell lots that are similar to those bordering the entire south end of the property.

Fill this in with a short answer with your reason for the requested change.

Existing Land Use*

Agriculture

Proposed Land Use*

Rural Residential

Present Zone District*

A-1

Surrounding Zoning*

A-1, RR, and SRD

Maps

Maitland RD property concept.png
Upload maps that relate to your project

Maps

Maitland RD South sketch.pdf

Summary of Project

No files chosen
Provide a written summary of project.

Acknowledgement*

The Owner, Applicant, or Authorized Agent, acknowledges: That he/she has read and received a copy of the instruction sheet and this application form concerning the filing and hearing of this matter; that he/she authorizes the Lawrence County Planning Department staff and designees to enter on to and inspect the above described property; and that he/she has been advised of the fee requirements and they have been paid on this date.

I agree

Electronic Signature Agreement

By checking the "I agree" box below, you agree and acknowledge that 1) your application will not be signed in the sense of a traditional paper document, 2) by signing in this alternate manner, you authorize your electronic signature to be valid and binding upon you to the same force and effect as a handwritten signature, and 3) you may still be required to provide a traditional signature at a later date.

I agree.

Electronic Signature

Date*

Travis W Lantis

9/30/2021

COZ #

347