

Regular Meeting
May 2, 2019
Lawrence County
Commission Room
1:30 p.m.



LAWRENCE COUNTY
SOUTH DAKOTA

"Where Beauty and Adventure Meet"

Ph: 605-578-3871
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Planning & Zoning Meeting Agenda

A. P & Z Regular Meeting - GENERAL PENDING BUSINESS

- ☑ Call Meeting to Order
- ☑ Approve minutes of April 4, 2019
- ☑ Approve Agenda
- ☑ Declare Conflicts of Interest

B. PRELIMINARY & FINAL PLAT for Frank & Charlotte Jamnik

Legal Description: Plat of Summer Place Tracts 1A & 2A, formerly Summer Place Tracts 1 and 2, being a part of HES 111 in the SE ¼ SW ¼ and SW ¼ SE ¼ of Section 12, T2N, R4E. *Location:* Off Rochford Rd
Request: Movement of Lot lines between buildings. *Zoning:* PF *Acreage:* Tract 1A (5.43) and Tract 2A (4.76) acres *Parcel ID:* 04000-00204-123-02 **ACTION REQUIRED: EXEMPT/APPROVAL/DENIAL**

C. PRELIMINARY & FINAL PLAT for Corey & Carissa Alan

Legal Description: Plat of Tract 2A and Tract 2B, a sub of Tract 2 of the NE ¼ of Section 10 all located in the NE ¼ of Section 10, T6N, R4E *Location:* Whitewood Valley Road *Request:* Subdivision of existing Tract into 2; Fire Plan has been submitted but not implemented *Zoning:* PF *Acreage:* Tract 2A (6.97) and Tract 2B (9.91) acres *Parcel ID:* 22000-00604-101-20 **ACTION REQUIRED: APPROVAL/DENIAL**

D. FINAL PLAT for Northern Hills Industrial Park, LLC

Legal Description: Plat of Lot 2 of Northern Hills Industrial Park a part of Lot VW-2C of VW Subdivision, Located on the NW ¼ SE ¼ of Section 16, T6N, R4E *Location:* Hwy 34 and Sagebrush Lane *Request:* Lot in an existing subdivision with infrastructure completed *Zoning:* C/LI *Acreage:* Lot 2 (.914) acres *Parcel ID:* 22600-00604-161-25 **ACTION REQUIRED: APPROVAL/DENIAL**

E. FINAL PLAT for BH Development LLC

Legal Description: Plat of Lot 13, Blk 7 and Dedicated Public ROW and Utility Easement Wilderness Estates 2nd Addition of Section 17, T4N, R3E (legal shortened) *Location:* Hwy 85 *Request:* New lot and Public ROW *Zoning:* PUD *Acreage:* Lot 13 (.809) acres *Parcel ID:* 226790-01834-260-00 **ACTION REQUIRED: APPROVAL/DENIAL**

F. PRELIMINARY & FINAL PLAT for Doug & Denise Miller Living Trust and John & Janet Wolfe

Legal Description: Plat of Tract D-1 Revised, Tract D-2 and Lot B-1 of HES 537 location in Sections 34 & 34, T4N, R4E. *Location:* Nemo Rd *Request:* New lots and change in lot lines *Zoning:* PF *Acreage:* Tract D-1 Revised (48.250); Lot B-1 (3.668); and Tract D-2 (5.001) acres *Parcel ID:* 09000-00304-020-42 & 09000-00304-020-40 & 09000-00304-020-45 **ACTION REQUIRED: EXEMPT/APPROVAL/DENIAL**

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G. PUBLIC HEARING - ORD

19-02 Adoption of 2018 International

Building Code with Amendments and Additions

This Ordinance will update from the 2012 codes to the 2018 codes for International Building Code

ACTION REQUIRED: APPROVAL/DENIAL

H. INFORMATIONAL MEETING- COZ # 330 for Frawley Ranches Inc

Legal Description: The S ½ SE ¼ of Section 22, T6N, R3E; Tract A of the SW ¼ SW ¼ except Lot H1 of Tract A; Tract E of the SW ¼ and the unplatted remainder of the SW ¼; all in Section 23, T6N, R3E *Located:* Hwy 85 & Centennial Road *Request:* The applicant is requesting a COZ from A-1 General Agriculture to A-2 Residential Agriculture. *Acreage:* 111.70 Acres *Parcel ID:* 21000-00603-233-28 & 21000-00603-233-20 & 21000-00603-224-10 **ACTION REQUIRED: DISCUSSION/ SET PUBLIC HEARING**

I. DISCUSSION MEETING- Lawrence County Comprehensive Plan Update with Black Hills Council of Local Government - Presentation that goes over the timeline for the comprehensive plan update process, the role of the planning commission, a quick review of the goals identified in the existing plan, and hear what issues they believe should be focused upon throughout the update.

J. Items from Planning & Zoning Board Members

K. Opportunity for Public Comment

Anyone wishing to have their views heard on matters is urged to attend a meeting and voice concerns. There will be a 2-minute time limit per person to talk unless otherwise approved by the board.