



Planning Commission Agenda

The City of Sturgis Planning Commission will hold a meeting on Wednesday, July 5, 2017 at 5:30 p.m. in the front conference room at Sturgis City Hall, 1040 Harley-Davidson Way, Sturgis, South Dakota.

5:30pm - Call to Order

Approval of the Minutes from the June 6, 2017 regular meeting

Agenda Items (subject to changes announced at meeting time)

1. Variance – Bryan Vansickle

Applicant is applying for a setback variance to reduce the front setback from 25' to 10' and the side setback from 10' to 5' in order to install a new garage in a Mobile Home 1 zoning district.

Location: 3128 Vanocker Dr (Lot 7, Block 2 of Pine Acres Subdivision)

Action Required: Consider the request and make a recommendation to the Sturgis City Council for the July 17 meeting

2. Variance – Jeffrey Lucas

Applicant is applying for a setback variance to reduce the side setback from 10' to 5' in order to install a new 26'x36' garage in a Highway Service zoning district.

Location: 1945 Lazelle St (Lots 1-3 of Block 15 of Ash's Extension)

Action Required: Consider the request and make a recommendation to the Sturgis City Council for the July 17 meeting

Planning & Permitting Office

1040 Harley-Davidson Way, Sturgis, SD 57785 • (605) 347-4422, ext. 212 • Fax: (605) 347-4861

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(Not all prohibited bases apply to all programs.)

3. Use on Review – Theresa Jaramillo

Applicant is applying to operate an in-home daycare out of her residence in a Medium-Density Residential zoning district.

Location: 821 10th St (South 52' of Lots 1-4 of Block 9 of Comstock Addition)

Action Required: Consider the request and make a recommendation to the Sturgis City Council for the July 17 meeting

4. Plat – Jim Allison

Plat of Lot 15 in Block 4 of Vernon Heights Estates II.

Action Required: Review the plat and make a recommendation to the Sturgis City Council for the July 17 meeting

5. Plat – Jim Allison

Plat of Lot 17 in Block 4 of Vernon Heights Estates II.

Action Required: Review the plat and make a recommendation to the Sturgis City Council for the July 17 meeting

6. Vacate – LPN Holdings LLC

Applicant is requesting to vacate the street and alley right-of-ways. The property is outside Sturgis city limits but within the 3-mile jurisdiction.

Location: Block 4 & 5 of Schnell's Addition

Action Required: Consider the request and make a recommendation to the Sturgis City Council for the July 17 meeting

7. Vacate – LPN Holdings LLC

Applicant is requesting to vacate a section line and replat a portion of the property within a Highway Service zoning district.

Location: Lot 1 of the S1/2S1/2 of Section 5, T5N, R5E, BHM., Meade County, South Dakota

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Action Required: Consider the request and make a recommendation to the Sturgis City Council for the July 17 meeting

8. Dream Design International, Inc. –Plat and Developmental Agreement Amendment

Dream Design International, Inc. is requesting a re-plat of ten townhome lots into eight single-family lots within Canyon View Estates. The re-plat will affect the existing Planned Unit Development agreement in place between the developers and the city and an amendment to the development agreement will need to be reviewed.

Location: Lots 2B, 3A, 3B, 4A, 4B, 12A, 11B, 11A, 10B, 10A of Canyon View Estates

Action Required: Review the plat and amendment and make a recommendation to the Sturgis City Council for the July 17 meeting

All other items brought before the Planning and Zoning Commission by the public.

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