



Planning Commission Agenda

The City of Sturgis Planning Commission will hold a regular meeting on Tuesday, November 2, 2021 at 5:30 p.m. at Sturgis City Hall, 1040 Harley Davidson Way, Sturgis, South Dakota.

A. Call to Order

B. Approval of the Minutes from the October 5, 2021 regular meeting

C. Action Items

1. **Request:** Applicant has submitted a conditional Use on Review application for an in-home daycare.

Applicant: Toni Berghorst

Location: 1901 Elk Road (Lot 1 in Block 2 of Hurley First Addition)

Zoning: Medium-Density Residential Housing

Action Required: Consider the application, make a recommendation and set a public hearing for City Council consideration on December 6.

2. **Request:** Applicant has submitted a variance to the minimum requirements for lot width and lot size to subdivide the property.

Applicant: Russ Ullerich

Location: 1710 and 1714 3rd Street (Lots 5H, 5J, 5K, 5L, and 5M of Lot 5 of the NW ¼ SE ¼ Section 9, T5N, R5E, BHM, City of Sturgis, Meade County, South Dakota)

Zoning: Medium-Density Residential Housing

Action Required: Consider the application, make a recommendation and set a public hearing for City Council consideration on December 6.

3. **Request:** Applicant has submitted a final plat application of Lot 5-H1 and Lot 5-K1 of Lot 5 of the NW ¼ SE ¼ of Section 9, T5N, R5E, BHM, City of Sturgis, Meade County, South Dakota.

Applicant: Russ Ullerich

Location: 1710 and 1714 3rd Street (Lots 5H, 5J, 5K, 5L, and 5M of Lot 5 of the NW ¼ SE ¼ Section 9, T5N, R5E, BHM, City of Sturgis, Meade County, South Dakota)

Zoning: Medium-Density Residential Housing

Action Required: Review the final application and make a recommendation for City Council consideration.

- 4. Request:** Applicant has submitted a preliminary plat application of Lot 1R-R of Block 1A in Hillview Subdivision and Dedicated Public Right-of-Way to Arizona Avenue.

Applicant: Gary Hays

Location: 1952 Arizona Avenue (Lot 1R of Block 7A of Hillview Subdivision)

Zoning: Medium-Density Residential Housing

Action Required: Review the preliminary application and make a recommendation for final plat review.

D. Public Comment (No action will be taken)

E. Adjournment

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