

**BOARD OF ADJUSTMENT
October 11, 2016**

CALL TO ORDER

Chairman Bode called the meeting of the Davison County Board of Adjustment to order at 9:15 a.m. All members of the Board were present. Also present were Planning & Zoning Administrator Bathke, Deputy Jenniges, and Auditor Kiepke.

APPROVE MINUTES

Motion by Weitala, second by Claggett, to approve the minutes of the September 20, 2016 meeting. All members voted aye. Motion carried.

CONDITIONAL USE

That Jeanette Lemke has made a formal request on September 22, 2016 for the Davison County Board of Adjustment to reconsider her Conditional Use Permit that was denied at the September 20, 2016 meeting, to be heard in front of the full board.

Motion by Claggett, second by Kiner, to grant Jeanette Lemke's request from September 22, 2016 for the Davison County Board of Adjustment to reconsider her Conditional Use Permit that was denied at the September 20, 2016 meeting.

Roll call vote:

Reider – aye, Weitala - aye, Kiner – aye, Claggett – aye, Bode – aye. Motion carried.

Reconsideration of Conditional Use Permit denied on September 20, 2016 will be heard at the next Board of Adjustment meeting in front of a full Board on November 15, 2016.

VARIANCES

The Planning Commission recommended granting 7-0.

Motion by Weitala, second by Kiner, after consideration of Section 1507 C Variances, to grant a variance for a minimum side yard setback of +/- 45' (ft), resulting in setback of +/- 5' (ft) from the property line, as requested by Harvey Hanselman. This request is pursuant to Section 515 of the Davison County Zoning Ordinance as adopted on 4/1/98 and as subsequently amended. The property is legally described as Lot A in the SW ¼ of Section 2, T101 N, R 60 W, of the 5th P.M., Davison County, South Dakota.

Application received August 31, 2016
Daily Republic September 30, 2016
Posted September 23, 2016
Notified Applicant September 20, 2016
Notified Abutting Property Owners September 20, 2016
Consideration of 1507 C. Variances

Roll call vote:

Kiner – aye, Reider – aye, Claggett – aye, Weitala – aye, Bode - aye. Motion carried.

The Planning Commission recommended granting 7-0 with condition of an ag covenant.

Motion by Claggett, second by Weitala, after consideration of Section 1507 C Variances, to grant a variance of +/- 22.72' acres to create a lot size of +/- 2.28 acres, as requested by Steve Jorgenson. The minimum 25 acre lot size in the Ag Res District will not be met. This request is pursuant to Section 616 (4) of the Davison County Zoning Ordinance as adopted on 4/1/98 and as subsequently amended. The property will be legally described as a Plat of Lot D-1, a Subdivision of Lot D in the SE ¼ of Section 3, T 102 N, R 60 W, of the 5th P.M., Davison County, South Dakota.

Application received September 19, 2016
Daily Republic September 30, 2016
Posted September 23, 2016
Notified Applicant September 20, 2016
Notified Abutting Property Owners September 20, 2016
Consideration of 1507 C. Variances

Roll call vote:

Reider – aye, Kiner – aye, Claggett – aye, Weitala – aye, Bode - aye. Motion carried.

ADJOURN

At 9:28 a.m., motion by Reider, second by Weitala to adjourn Board of Adjustment. All members voted aye. Motion carried.

ATTEST



Susan Kiepke, Auditor





Brenda Bode, Chairman