

BOARD OF ADJUSTMENT
April 11, 2017

CALL TO ORDER

Chairperson Bode called the meeting of the Davison County Board of Adjustment to order at 9:17 a.m. Members of the Board present were Bode, Claggett, Kiner and Reider. Absent Weitala. Also present were Deputy Planning & Zoning Administrator Jenniges and Auditor Kiepke.

APPROVE MINUTES

Motion by Kiner, second by Claggett, to approve the minutes of the February 14, 2017 meeting. All members present voted aye. Motion carried.

AMEND NOVEMBER 15, 2016 MINUTES

Motion by Kiner, second by Reider, to amend the minutes of the November 15, 2016 meeting so as to change motion failed to motion carried for the Lemke Conditional Use. All members present voted aye. Motion carried.

VARIANCES

The Planning Commission recommended granting 6-0-1.

Motion by Kiner, second by Reider, after consideration of Section 1507 C Variances, to grant a variance for a minimum front yard setback of +/- 41' (ft) resulting in a setback of +/- 34' (ft) from the right of way, where the minimum setback is 75' (ft) in the AG District, as requested by Darwin Kreth. 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 will be legally described as the SE ¼ Ex H1 & R1 of Section 33, T 101 N, R 62 W, of the 5th P.M., Davison County, South Dakota.

Application received February 28, 2017
Daily Republic April 1, 2017
Posted March 24, 2017
Notified Applicant March 21, 2017
Notified Abutting Property Owners March 21, 2017
Consideration of 1507 C. Variances

Roll call vote:

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

The Planning Commission recommended granting 6-0-1 with condition of an Ag Covenant.

Motion by Kiner, second by Claggett, after consideration of Section 1507 C Variances, to grant a variance for a minimum lot size of +/- 22.17 acres resulting in a lot size of +/- 2.83 acres and a side yard setback of +/- 10' (ft) resulting in a side yard setback of +/- 40' (ft) for Lot 1 and a

variance for a minimum lot size of +/- 22.17 acres resulting in a lot size of +/- 2.83 acres and a side yard setback of +/- 6' (ft) resulting in a side yard setback of +/- 44' (ft) for Lot 2. The minimum lot size is 25 acres and the minimum side yard setback is 50' (ft) in the AG District, as requested by Amber Sinkie. This request is pursuant to Section 513(3) and 515 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 Lots 1, 2, and 3 of Sinkie First Addition in the North 60 Rods of the NW ¼ of Section 21, T 104 N, R 62 W, of the 5th P.M., Davison County, South Dakota.

Application received March 20, 2017
Daily Republic April 1, 2017
Posted March 24, 2017
Notified Applicant March 21, 2017
Notified Abutting Property Owners March 21, 2017
Consideration of 1507 C. Variances

Roll call vote:

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

ADJOURN

At 9:25 a.m., motion by Reider, second by Kiner to adjourn Board of Adjustment. All members voted aye. Motion carried.

ATTEST

Susan Kiepke, Auditor

Brenda Bode, Chairperson