

BOARD OF ADJUSTMENT
March 8, 2022

CALL TO ORDER

Chairperson 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 Assistant Administrator Wegleitner and Auditor Kiepkke.

APPROVE AGENDA

Motion by Reider, second by Weitala to approve the agenda for the March 8, 2022, meeting. All members voted aye. Motion carried.

APPROVE MINUTES

Motion by Claggett, second by Kiner, to approve the minutes of the January 11, 2022, meeting. All members voted aye. Motion carried.

PUBLIC INPUT

Chairperson Bode called for public input. She reminded the public that this was for items not on the agenda. Hearing none, the meeting continued.

CONDITIONAL USE

The Planning Commission recommended granting 5-0 with 2 abstentions.

Motion by Kiner, second by Claggett, after consideration of Section 1206 A Conditional Uses, to grant a Conditional Use Permit for an expansion of an existing concentrated animal feeding operation (CAFO) from 3,080 animal units to 4,798 animal units in the Ag District, as requested by Jackrabbit Family Farms, LLC. This request is pursuant to Section 3:04(10), 3:10, 1106(A) & 1206(A) of the Davison County Zoning Ordinance as adopted on 4/1/98 and as subsequently amended. The property is legally described as Parcel 1: Lot 1 of Jackrabbit Addition in the SE ¼ of Section 8, T 101 N, R 62 W of the 5th P.M., Davison County, South Dakota. Parcel 2: SE ¼ Ex Lot 1 of Jackrabbit Addition in the SE ¼ of Section 8, T 101 N, R 62 W of the 5th P.M., Davison County, South Dakota.

Application received February 10, 2022

Daily Republic February 26, 2022

Posted February 23, 2022

Notified Applicant February 15, 2022

Notified Abutting Property Owners February 15, 2022

Consideration of 1206 A. Conditional Uses

Roll call vote:

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

VARIANCE

The Planning Commission recommended granting 5-0 with 2 abstentions with the following changes.

1. A variance in minimum side yard setback of +/- 83' (ft) creating a side yard setback of +/- 217' (ft) from the proposed gestation barn on the west side, where the required setback is 300' (ft) in the Ag District for a CAFO where the request was a variance in minimum side yard setback of +/- 258' (ft), creating a side yard setback of +/- 42' (ft).
2. To eliminate variance in minimum side yard setback of +/- 124' (ft) creating a side yard setback of +/- 176' (ft) from the proposed GDU barn on the set side, where the required setback is 300' (ft) in the Ag District for a CAFO.

Motion by Claggett, second by Kiner, after consideration of Section 1206 B Variances, to grant a variance in minimum side yard setback of +/- 83' (ft) to create a side yard setback of +/- 217' (ft) from the proposed gestation barn on the west side, where the required side yard setback is 300' (ft) in the Ag District for a CAFO and to grant a variance in minimum rear yard setback of +/- 140' (ft) to create a rear yard setback of +/- 160' (ft) from the proposed farrowing barn on the north side, where the minimum rear yard setback is 300' (ft) in the Ag District for a CAFO, as requested by Jackrabbit Family Farms, LLC. This request is pursuant to Section 3:04(10), 3:10(3)(h), 1106(B) & 1206(B) of the Davison County Zoning Ordinance as adopted on 4/1/98 and as subsequently amended. The property is legally described as Parcel 1: Lot 1 of Jackrabbit Addition in the SE ¼ of Section 8, T 101 N, R 62 W of the 5th P.M., Davison County, South Dakota. Parcel 2: SE ¼ Ex Lot 1 of Jackrabbit Addition in the SE ¼ of Section 8, T 101 N, R 62 W of the 5th P.M., Davison County, South Dakota

Application received February 7, 2022
Daily Republic February 26, 2022
Posted February 23, 2022
Notified Applicant February 15, 2022
Notified Abutting Property Owners February 15, 2022
Consideration of 1206 B. Variances


Roll call vote:

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

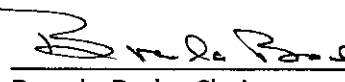
ADJOURN

At 10:00 a.m., motion by Kiner, second by Reider to adjourn Board of Adjustment. All members voted aye. Motion carried.

ATTEST


Susan Kiepke, Auditor




Brenda Bode, Chairperson