



Davison County Planning & Zoning  
200 E. 4<sup>th</sup> Ave.  
Mitchell, SD 57301-2631  
Phone (605) 995-8615



**TO: Planning Commission and the Public of Davison County**

**YOU ARE HEREBY NOTIFIED:** That Stephanie Tyler has appealed to the Davison County Planning Commission to recommend granting a variance of +/- 21.992 acres, creating a lot size of +/-3.008 acres, where the minimum lot size is 25 acres for a residence in the Agricultural District. +/- 48', creating a setback of +/- 27' from the garage on the north property line and +/- 20', creating a setback of +/- 55' from the residence on the west property line, where the minimum front yard setback is 75' in the Agricultural District.

This request is pursuant to Section 3:07(4) and 3:08(1)(A) of the Davison County Zoning Ordinance as adopted on 4/1/98 and as subsequently amended. The property is currently legally described as NW1/4 of Section 25, T 102 N, R 60, West of the 5th P.M., Davison County, South Dakota, except Lot A of J.D. Tyler First Addition in the NE1/4 of the NW1/4. If approved, the new parcel will be legally described as Plat of Tract 1 of Walleye Addition in the NW1/4 of the NW1/4 of Section 25, T 102 N, R 60, West of the 5th P.M., Davison County, South Dakota.

**YOU ARE HEREBY NOTIFIED:** The Davison County Planning Commission will hold a public hearing on said request on Tuesday, April 4, 2023, at 7:00 P.M., in the Commission Room of the Davison County North Offices, located at 1420 N. Main St., Mitchell, SD 57301.

All interested parties may be present and be heard on said request, either in person or by agent. Written comments will be taken until 5:00 P.M. the day prior to the meeting, in the Davison County Auditor's office.

Dated this 25<sup>th</sup> day of March 2023.

*Karen Wegleitner*

Karen Wegleitner  
Deputy Director of Planning & Zoning  
605-995-8615

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