

BOARD OF ADJUSTMENT
January 17, 2023

CALL TO ORDER

Chairperson Reider called the meeting of the Davison County Board of Adjustment to order at 9:15 a.m. Members of the Board present were Claggett, Nebelsick, Blaalid, Reider. Absent Kiner. Also present was Planning & Zoning Assistant Administrator Wegleitner and Auditor Kiepke.

APPROVE AGENDA

Motion by Nebelsick, second by Claggett to approve the agenda for the January 17, 2023, meeting. All members present voted aye. Motion carried.

APPROVE MINUTES

Motion by Nebelsick, second by Blaalid, to approve the minutes of the December 13, 2022, meeting. All members present voted aye. Motion carried.

PUBLIC INPUT

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

VARIANCES

The Planning Commission recommended granting 7-0.

Motion by Claggett, second by Blaalid, after consideration of Section 1206 (b) to grant a variance in minimum lot size of +/- 15 acres creating a lot size of +/- 10 acres, where the minimum lot size is 25 acres for a residence in the Ag District, as requested by Shannon Klumb. This request is pursuant to Sections 307(3), 307(5), 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 the N ½ of the NW ¼ of Section 27, T 101 N, R 61 W of the 5th P.M., Davison County, South Dakota.

Application received November 23, 2022
Daily Republic December 31, 2022
Posted December 21, 2022
Notified Applicant December 22, 2022
Notified Abutting Property Owners December 22, 2022
Consideration of 1206 B. Variances

Roll call vote:

Claggett – aye, Nebelsick – aye, Blaalid – aye, Reider – aye, Kiner – absent. Motion carried.

The Planning Commission recommended granting 7-0.

Motion by Nebelsick, second by Claggett, after consideration of Section 1206 (b) to grant a variance in minimum front yard setback of +/- 57' creating a setback of +/- 18' from the grain bins on the east property line, a variance in front yard setback of +/- 15', creating a setback of +/- 60' from the SE corner of the house on the east property line and a front yard setback of +/- 45' creating a setback of +/- 30' from the shed on the east property line, where the minimum front yard setback is 75' in the Ag District, as requested by Kelly Family, Inc. This request is pursuant to Sections 308(1)(a), 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 the NE ¼ of Section 15, T 103 N, R 61 W of the 5th P.M., Davison County, South Dakota, except Lot H1-N.

Application received November 29, 2022
Daily Republic December 31, 2022
Posted December 21, 2022
Notified Applicant December 22, 2022
Notified Abutting Property Owners December 22, 2022
Consideration of 1206 B. Variances

Roll call vote:

Blaalid – aye, Claggett – aye, Nebelsick – aye, Reider – aye, Kiner – absent. Motion carried.

The Planning Commission recommended granting 7-0.

Motion by Blaalid, second by Nebelsick, after consideration of Section 1206 (b) to grant a variance in minimum lot size of +/- 22 acres creating a lot size of +/- 3 acres, where the minimum lot size is 25 acres for a residence in the Ag District, as requested by Nick Herrick. This request is pursuant to Sections 307(5), 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 the SE ¼ of Section 2, T 103 N, R 60 W of the 5th P.M., Davison County, South Dakota.

Application received December 13, 2022
Daily Republic December 31, 2022
Posted December 21, 2022
Notified Applicant December 22, 2022
Notified Abutting Property Owners December 22, 2022
Consideration of 1206 B. Variances

Roll call vote:

Claggett – aye, Nebelsick – aye, Blaalid – aye, Reider – aye, Kiner – absent. Motion carried.

The Planning Commission recommended granting 6-1-0.

Motion by Claggett, second by Nebelsick, after consideration of Section 1206 (b) to grant a variance in minimum rear yard setback of +/- 60' creating a setback of +/- 15' from the proposed shelterbelt on the north property line, a variance in side yard setback of +/- 55',

creating a setback of +/- 20' from the proposed shelterbelt on the west property line, where the minimum rear/side yard setback is 75' in the Ag District, as requested by Jackrabbit Family Farms, LLC. This request is pursuant to Sections 215, 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 Lot 1A of Jackrabbit Addition, a subdivision of an unplatted portion of the SE ¼ of Section 8 & all of previously platted Lot 1 of Jackrabbit Addition in the SE ¼ of Section 8, all T 101 N, R 62 W of the 5th P.M., Davison County, South Dakota.

Application received December 19, 2022
Daily Republic December 31, 2022
Posted December 21, 2022
Notified Applicant December 22, 2022
Notified Abutting Property Owners December 22, 2022
Consideration of 1206 B. Variances

Roll call vote:

Nebelsick – aye, Claggett – aye, Balaalid – aye, Reider – aye, Kiner – absent. Motion carried.

ADJOURN

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

ATTEST



Susan Kiepke, Auditor





Randy Reider, Chairperson