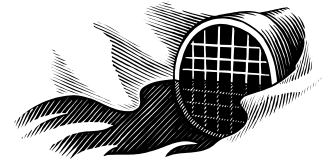




Davison County Planning & Zoning  
200 E. 4<sup>th</sup> Ave.  
Mitchell, SD 57301-2631  
Phone (605) 995-8615



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

**YOU ARE HEREBY NOTIFIED:** That Tonner Bowman has applied to the Davison County Planning Commission to recommend granting a Variance of +/- 53', creating a setback of +/- 22' from the grain bin to the south property line and +/- 31', creating a setback of +/- 44' from the shed to the east property line, where the front yard setback is 75' in the Ag District. Variance of +/- 25', creating a setback of +/- 25' from the shed to the proposed south property line and +/- 19', creating a setback of +/- 31' from the proposed shed to the proposed south property line, where the side yard setback is 50' in the Ag District. Variance of +/- 15.7 acres, creating a lot size of +/- 9.3 acres, where the minimum lot size is 25 acres for a residence in the Ag District.

This request is pursuant to Section 3:07(4), 3:08(1)(a) & 3:08(1)(c) of the Davison County Zoning Ordinance as adopted on 4/1/98 and as subsequently amended. The property is currently legally described as Lot A in the SE1/4 of Section 17, T 104 N, R 60, West of the 5th P.M., Davison County, South Dakota, except H-1. If approved, the new parcel will be legally described as Plat of Lots 1 and 2 of Bowman's Addition in the SE1/4 of Section 17, T 104 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, February 6, 2024, at 1:15 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 27<sup>th</sup> day of January 2024.

*Karen Wegleitner*

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

Published once at the total approximate cost of \$\_\_\_\_\_