

MINUTES OF DELL RAPIDS PLANNING COMMISSION
Tuesday, May 8, 2012 – 7:00 PM

The regular meeting of the Dell Rapids Planning Commission was held at City Council Chamber on Tuesday, May 8, 2012 with the following members present: Chairman Bob Lamberty, Roger Dearduff, Darrell Donelan, Paul Zweifel. Absent Charlie Pleskac, Rod Pierson and Mike Kroger.

Chairman Bob Lamberty called the meeting to order at 7:00 p.m.

Motion by Dearduff second by Lamberty to approve the April 24th, Planning Commission Minutes. Upon voice vote all members present voted aye. Motion carried.

Subdivision Ordinance Update: Toby Brown with the South Eastern Council of Governments was in attendance for a final review of the newly proposed Subdivision Ordinances. Mr. Brown explained the differences between the existing and newly proposed ordinances. The new ordinance creates a streamlined process where the Planning Commission and Council complete full reviews of proposed development during the Preliminary Plan process. This new process allows for Administrative approval of the Final Plat, which will save developers time in the platting process. The new plat approval process is as follows; Step 1 a concept plan is submitted and reviewed by the Authorized Official and the City Engineer, Step 2 a Preliminary Plan is reviewed by the Planning commission and approved by the City Council, Step 3 a Development's Engineering Plans are submitted by developer and reviewed by the City Engineer, Step 4 a Plat is submitted to be reviewed by the Authorized Official and City Engineer and approved by the Authorized Official. Section 704 describes the basis for Street Systems and Section 803 describes the minimum requirements for Public Open Space within a development. Article 13 describes the Assurance Agreements that are necessary between the City and the Developer prior to final platting. The Planning Commission was instructed to give one final read through prior to the scheduled public hearing of May 22nd at 7:00 PM. The Commission will review the Subdivision Ordinance and Engineering Design Standards and consider recommending adoption of the new ordinance to the City Council at the May 22nd meeting.

Motion by Donelan to adjourn. Seconded by Dearduff. Chairman Lamberty declared the meeting adjourned at 7:35 p.m.

Justin Weiland
Zoning Administrator

Bob Lamberty
Chairman

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