

MINUTES OF DELL RAPIDS PLANNING COMMISSION

Tuesday, January 29, 2019 – 7:00 PM

The regular meeting of the Dell Rapids Planning Commission was held at City Council Chamber on Tuesday, January 29, 2019 with the following members present; Chairman Dearduff, Tom Ludens. Tom Schwebach, Steve Hoff. Absent Bob Lamberty.

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

- I. Motion by Hoff second by Ludens to approve the November 27th, 2018 Planning Commission Regular Meeting Minutes. Upon voice vote all members present voted Aye. Motion carried.

- II. Visitors to Be Heard: No visitors were present to be heard.
 - I. Public Hearing: Conditional Use Request – Construct A 640 Square Feet Accessory Structure in Excess of The 200 Square Foot Maximum Floor Area In a B-1: Central Business District – 422 E 4th Street – Gary Lamb: Dearduff opened the public hearing for the Conditional Use Request for the construction of an accessory structure that exceeds the 200 square foot maximum as required by the recently amended zoning ordinance. Mr. Lamb is requesting to replace his current 400 foot structure with a structure that is the same width but deeper. The 640 accessory garage will have garage doors that face to the north towards the alley. The Planning Commission emphasized a need to consider for drainage on the east side of the structure. Motion by Hoff Second by Ludens to approve the Conditional Use request to construct a 640 square foot structure in excess of the 200 square feet as required per ordinance in a B-1: Central Business District. Upon Voice Vote all members present voted Aye. Motion Carried.

 - II. Comprehensive Plans – Chapter 9 Planning Policy and Framework: The Planning Commission resumed the review of the Comprehensive Plan redraft. Chapter 9 the Planning Policy and Framework covers the goals of existing and future growth. The chapter also covers goals and policies for each land use category, Residential, Commercial, Industrial and Park/Open/Public Spaces. Chapter 9 is the final chapter of the Comprehensive Plan. Administrator Weiland will bring a full draft of the plan to the next Planning Commission meeting for a final inspection. The Comprehensive Plan will be presented to the City Council for consideration following the review of this final draft.

- III. Motion by Ludens to adjourn. Seconded by Hoff. Chairman Dearduff declared the meeting adjourned at 7:42 p.m.

Justin Weiland
Zoning Administrator

Roger Dearduff
Chairman

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