

AGENDA
PENNINGTON COUNTY PLANNING COMMISSION
January 25, 2016 @ 9:00 a.m.

County Commissioners' Meeting Room - Pennington County Administration Building

Recommendations of the Planning Commission on items from this agenda will be considered by the Board of Commissioners at their regular meeting on February 2, 2016, at 10:30 a.m.

ROLL CALL

1. APPROVAL OF THE JANUARY 11, 2016, MINUTES
2. APPROVAL OF THE AGENDA

CONSENT CALENDAR

The following items have been placed on the Consent Calendar for action to be taken on all items in accordance with staff's recommendation by a single vote. Any item may be removed from the Consent Calendar, by any Planning Commissioner, staff member, or audience member for separate consideration. The findings of this Planning Commission are recommendations to the Pennington County Board of Commissioners who will make the final decision.

3. **CONDITIONAL USE PERMIT REVIEW / CU 10-30:** Janell Gibson. To review the operation of a dog and cat kennel/breeding facility in a General Agriculture District in accordance with Sections 205 and 510 of the Pennington County Zoning Ordinance.

The S1/2NE1/4, E1/2SW1/4, SE1/4; Rainy Creek Cheyenne Township #19, Section 33, T4N, R16E, BHM, Pennington County, South Dakota.

To recommend to continue the review of Conditional Use Permit / CU 10-30 to the February 8, 2016, Planning Commission meeting with the applicant's concurrence.

4. **CONDITIONAL USE PERMIT REVIEW / CU 14-33:** Lenora and Larry Ruland. To review a single-wide mobile home to be used as a permanent residence in a General Agriculture District in accordance with Sections 205 and 510 of the Pennington County Zoning Ordinance.

W1/2SE1/4, Section 24, T1S, R16E, BHM, Pennington County, South Dakota.

(Continued from the January 11, 2016, Planning Commission meeting.)

To recommend approval of the extension of Conditional Use Permit / CU 14-33 with eight (8) conditions.

5. **CONDITIONAL USE PERMIT REVIEW / CU 14-34:** James and Ethel Whitcher. To review a single-wide mobile home to be used as a permanent residence in a General Agriculture District in accordance with Sections 205 and 510 of the Pennington County Zoning Ordinance.

All Less RR ROW, less Lot H1 of NE1/4, less Lot H1 of NW1/4 and less Hwy Row, Section 7, T4S, R15E, BHM, Pennington County, South Dakota.

To recommend to continue the review of Conditional Use Permit / CU 14-34 to the February 8, 2016, Planning Commission meeting to allow the applicants time to post the address for the subject property.

6. **CONDITIONAL USE PERMIT REVIEW / CU 14-35:** Brad Nible. To review a multiple-family dwelling in a Suburban Residential District, to rent out the home/basement, in accordance with Sections 208 and 510 of the Pennington County Zoning Ordinance.

Lot 19, Block 1, Harney Peak View Addition, Section 9, T1N, R8E, BHM, Pennington County, South Dakota.

(Continued from the January 11, 2016, Planning Commission meeting.)

To recommend approval of the extension of Conditional Use Permit / CU 14-35 with six (6) conditions.

7. **CONDITIONAL USE PERMIT / CU 15-38:** Mark or Ann Haubrich. To live in an existing double-wide mobile home while building a single-family residence in a Limited Agriculture District in accordance with Sections 206 and 510 of the Pennington County Zoning Ordinance.

NE1/4SE1/4, Section 28, T1N, R8E, BHM, Pennington County, South Dakota.

To recommend to continue Conditional Use Permit / CU 15-38 to the February 8, 2016, Planning Commission meeting in order for the Conditional Use Permit to be advertised.

END OF CONSENT CALENDAR

8. **COUNTY BOARD REPORT**

The Board of Commissioners concurred with the Planning Commission's recommendations from the January 19, 2016, Planning Commission meeting.

9. ITEMS FROM THE PUBLIC
10. ITEMS FROM THE STAFF
11. ITEMS FROM THE MEMBERSHIP
12. ADJOURNMENT

ADA Compliance: Pennington County fully subscribes to the provisions of the Americans with Disabilities Act. If you desire to attend this public meeting and are in need of special accommodations, please notify the Planning Department so that appropriate auxiliary aids and services are available.