

Hamlin County Board of Adjustment & Planning Commission
Hamlin County 4-H Building – 310 Pheasant Ave, Hayti, SD
May 30th, 2023 at 7 PM

Board of Adjustment Agenda

1. **Call to Order**
2. **Items to be added to the agenda by the Board members or staff.**
3. **Invitation for citizens to schedule time on the Board of Adjustment agenda for an item not listed. 5-minute maximum time allotted.**
4. **Disclosure of Ex Parte Communication or conflict of interest**
5. **Approval of Board of Adjustment Agenda**
6. **Approve April 24th, 2023 Board of Adjustment Minutes**
7. **New Business**
 - a. **Conditional Use:** Conditional Uses in the Lake Park Commercial District (Section 3.12.03.10) – **Applicant/Owner:** Noah Felderman/Kevin Grunewaldt – **Property Description:** Outlot 3 of Government Lot 7 less Lot H-4 Located in Section 36, Township 113 North, Range 53 West of the 5th P.M., Hamlin County, South Dakota.
 - b. **Conditional Uses:** Conditional Uses in the Agricultural District (Section 3.04.04.10 & Section 3.04.04.15) – **Applicant/Owner:** James Langdeaux – **Property Description:** SW1/4 of the SW1/4 in Section 5, Township 115 North, Range 53 West of the 5th P.M., Hamlin County, South Dakota; and Langdeaux Addition Located in the SW1/4 of the SW1/4 in Section 5, Township 115 North, Range 53 West of the 5th P.M., Hamlin County, South Dakota.
8. **Open**
9. **Staff Report**
10. **Adjourn**

Planning Commission Agenda

1. **Call to Order**
2. **Items to be added to the agenda by the Commission members or staff.**
3. **Invitation for citizens to schedule time on the Board of Adjustment agenda for an item not listed. 5-minute maximum time allotted.**
4. **Disclosure of Ex Parte Communication or conflict of interest**
5. **Approval of Planning Commission Agenda**
6. **Approve April 24th, 2023 Planning Commission Minutes**
7. **New Business**
 - a. **Rezone:** A portion of Nefzger Windbreak Third Addition Located in the Southwest Quarter of Section 16, Township 113 North, Range 52 West of the 5th Prime Meridian, Hamlin County, South Dakota; to become: Lots 1 and 2 of Nefzger Windbreak Third Addition Located in the Southwest Quarter of Section 16, Township 113 North, Range 52 West of the 5th Prime Meridian, Hamlin County, South Dakota.
 - b. **Plat Recommendation:** Plat of Lots 1, 2 and 3 of Nefzger Windbreak Third Addition Located in the Southwest Quarter of Section 16, Township 113 North, Range 52 West of the 5th Prime Meridian, Hamlin County, South Dakota.
 - c. **Ordinance Discussion:** Shop/shed-houses Draft Amendment Review
8. **Open**
9. **Staff Report**
10. **Adjourn**

All persons interested therein may participate in the hearing. The application and other associated written materials are available for public review at <http://association.1stdistrict.org/hamlin-county-board-of-adjustment/>. Written comments may be filed by emailing the Zoning Officer at payton@1stdistrict.org or by mailing them to the Zoning Officer at POB 1207, Watertown, SD 57201 on or before noon on the last Friday before the meeting date. No materials will be placed on the website after point.