

Hamlin County Planning Commission

Date transcribed: September 26, 2023

The Hamlin County Planning Commission met on September 25, 2023 at the Hamlin County 4-H Building in Hayti, SD. Board Members present were Richard Wiarda, Robbie Fedt, Martin Prouty, John Pantzke, Scott Popham, Doug Noem, and Stuart Schubloom. Also present was Zoning Officers Todd Kays and Jessica Tesch. Public/ Applicant or Applicant representative: Casey Witt, Dustin Kopman, Reed Mahlke, Daryle Rust, Kellin Kliensausar, Chuck Kuszhal, Clayton Nei, Peggy Nei, Mike Parker, Janet Henderschmidt, Alvin Henderschmidt, Randall Eisenbeisz, Dan Netzger, Aaron Fiedler, Scott Reichling, Aaron Van Holland, Matt Mathieson, Mark Stevenson, Shelley Nelson, Dennis Nelson, Greg Lewis, Shane Mack, Lonnie Roepke, Scott Kerkvliet and Fred Prahl.

Chairman Wiarda called the Planning Commission meeting to order at 8:15 P.M.

Public participation – No one from the public asked to participate in the agendaized open item. Zoning Officer asked to add 2023-08 Shop House Ordinance addition to the Agenda, public notice requirements were met.

Ex Parte communication or conflict of interest – No commission member responded.

Motion by Noem, Second by Popham to approve the August 28, 2023 Planning Commission Minutes. Planning Commission Voice vote on motion passed unanimously.

Motion by Pantzke, Second by Fedt to approve the September 25 Planning Commission Agenda as amended. Planning Commission Voice vote on motion passed unanimously.

New Business: Rezoning Request. Applicant – Casey Witt Property Description – Lot 2, Kangas Third Addition located in Government Lots 1, 2, and 3 in Section 20, Township 113 North, Range 52 West of the 5th Prime Meridian, Hamlin County, South Dakota; and Government Lot 1 in Section 20, Township 113 North, Range 52 West of the 5th Prime Meridian, Hamlin County, South Dakota. Motion by Fedt, second by Noem to approve a rezoning of the above property from Agricultural District to LP-1 District; Zoning Officer presented Staff Report; Casey Witt, applicant spoke on behalf of the request; Wiarda opened public hearing; Randy Eisenbiesz spoke to concerns for the roads in the area; Wiarda closed public hearing; commission discussion occurred; applicant noted they have not detailed a site plan; details of the future development are not relevant at this meeting, according to staff. Commission Roll call vote on motion passed unanimously.

Rezoning Request. Applicant – Aaron and Karen Van Holland Property Description – LOT 1 LESS EXC IN NW 1/4 Section 21, Township 113 N, Range 52 West of the 5th P.M., Hamlin County, South Dakota (Norden Township). Motion by Pantzke, second by Noem to approve a rezoning of the above property from LP-1 District to LP-C District; Zoning Officer presented Staff Report; Aaron, applicant spoke on behalf of the request; Wiarda opened public hearing; Tesch read adjoining neighbor, Jack and Lona Miller, letter with concerns for road conditions and future maintenance. Consensus of public attendees spoke to concerns for the roads in the area and indicated by letter that was read. Additional concerns Dennis Nelson spoke to drainage concerns for the backlots to the south of the property; Wiarda closed public hearing; commission discussion occurred; applicant noted they have not detailed a site plan; details of the future

development are not relevant at this meeting, according to staff. Commission Roll call vote on motion Motion fails 3 yes, 4 no.

Plat Recommendation – Smack Addition in the E ½ SW ¼ & OL K less EXC of Section of Section 36, Township 115 N, Range 52 W of the 5th Prime Meridian, Hamlin County, South Dakota. Motion by Noem, Second by Fedt to approve the plat to the County Commission; Zoning Officer presented Staff Report; Applicant did not speak on behalf of the plat; Commission discussion occurred; Motion passed unanimously.

Plat Recommendation – Lake Poinsett Sanitary Addition in the Northwest Quarter of Section 20, Township 113 North, Range 52 West of the 5th P.M., Hamlin County, South Dakota. Motion by Fedt, Second by Pantzke to approve the plat to the County Commission; Zoning Officer presented Staff Report; Applicant did not speak on behalf of the plat; Commission discussion occurred; Motion passed unanimously.

Ordinance Amendment #2023-08 Hearing: Wiarda opened public hearing; No public testimony was heard; however, the board had discussion on the definition; closed public hearing. Motion by Schubloom, Second by Popham to approve as amended (definition) a resolution recommending approval to the County Commission; Zoning Officer presented the amendment; Motion passed unanimously.

There were no items for the open.

Three items were discussed during the staff report:

With no further business, motion by Popham, Second by Prouty to adjourn the Hamlin County Planning Commission meeting. Planning Commission Voice vote on motion passed unanimously.

It is the policy of Hamlin County not to discriminate on the basis of color, national origin, sex, religion, age, or disability in employment or the provision of services.