

BROOKINGS COUNTY PLANNING & ZONING COMMISSION

BROOKINGS CITY & COUNTY GOVERNMENT CENTER
520 3rd St, 310 Chambers, Brookings, SD 57006

AGENDA

1. **Call to Order at 8:00 PM on June 5th, 2018.**
2. **Approval of Minutes from Joint Brookings City/Brookings County Planning Commission Meeting and Brookings County Planning & Zoning Commission Meeting held on May 1st, 2018.**

Documents:

[May 1st, 2018 Joint City and County Meeting DRAFT Minutes.pdf](#)
[May 1st, 2018 DRAFT Minutes.pdf](#)

3. **Items to be Added to Agenda by Commission Members or Staff**
4. **Invitation for Citizens to Schedule Time on the Commission Agenda for an Item Not Listed**
(Time limited to 5-minutes per person to address the commission.)

5. **Approval of Agenda**

6. **Convene as Brookings County Board of Adjustment**
(The Board of Adjustment needs 2/3 approval of the full board to approve any agenda item.)

7. **2018var009**

Vaske Farms, LLC by Jon Vaske has made an application, 2018var009 to the Brookings County Board of Adjustment for a variance. Article 11.00: Section 11.01 "A" Agricultural District: Area Regulation # 2: Front Yard: The minimum depth of the front yard shall be one hundred (100) feet. A corner lot will have two front yards. The property is described as: "NW1/4 Section 28, T109N, R47W (Elkton Township)".

Documents:

[2018var009 Staff Report.pdf](#)

8. **2018var010**

Barry Goodwin has made an application, 2018var010, to the Brookings County Board of Adjustment for a variance. Article 13.00: Section 13.01: "LP" Lake-Park District: Density, Area and Yard Regulation (Lake Front). The property is described as: "Lot 1 in C.M. Christensen Subdivision in Govt Lot 4 in NW1/4 Section 6, T112N, R52W (Laketon Township)" -- located at 307 S Lake Dr, Arlington, SD 57212.

Documents:

[2018var010-Staff Report.pdf](#)

9. **2018cu009**

Jordan Svennes has made an application, 2018cu009, to the Brookings County Board of Adjustment for a conditional use. Brookings Joint Jurisdiction Area: Article IV: "Agricultural, Residential and Floodplain and Aquifer Districts. Section 405. Agricultural District "A": Section 408: Special Exception. Section 408.13: "One mobile home, on an established farmstead to be used for the occupancy of a farm employee, or by parents, grandparents, children, brothers and sisters of the occupant of the land, provided that said mobile home is removed within ninety (90) days of the vacation there from by the qualified occupant or occupants; and Brookings County Zoning Ordinance: Article 11: Section 11.01: "A" Agricultural District, Conditional Use # 16: "One manufactured or mobile home as a secondary residence, on an established farmstead to be used for the occupancy of a farm employee, or by parents, grandparents, children or brothers and sisters of the occupant of the land, provided that said mobile home is removed within ninety (90) days of the vacation there from by the qualified occupant or occupants. The property is described as: "S980' of E947' Exc H-2 in SE1/4 of Section 35, T111N, R50W (Sterling Township)" ~~ located at 923 54th St, Brookings, SD 57006.

Documents:

[2018cu009-Staff Report.pdf](#)

10. **2018cu012**

Jim Aalbers has made an application, 2018cu012, to the Brookings County Board of Adjustment for a conditional use; Article 13.00: "LP" Lake-Park District: Section 13.01: Conditional Use Permit #6: Accessory building with a side-wall greater than ten (10) feet or more than 1,000 square feet. The property is described as: "Lot 13 Haffner Knoll Addition in Govt Lot 3 in SW1/4 Section 22, T112N, R47W (Lake Hendricks Township)" ~~ located at 108 N. Lake Hendricks Dr, Hendricks, MN 56136.

Documents:

[2018cu012-Staff Report.pdf](#)

11. **2018cu013**

Mike Denning has made an application, 2018cu013, to the Brookings County Board of Adjustment for a conditional use permit, for a temporary fireworks stand. Article 13:00: Section 13.01: "LP" Lake-Park District: Conditional Use Permit # 7: "The County Zoning Commission may permit other uses which in its opinion are not detrimental to other uses and are in the general character of other uses in the LP District." The property is described as: "Lot 1 of Kapanke Subdivision, Exc Twister's Addition & Exc Lot H-1 in E1/2 NW1/4 of Section 6, T112N, R52W (Laketon Township)" ~~ located at 45441 S. Lake Dr., Arlington, SD 57212.

Documents:

[2018cu013-Staff Report.pdf](#)

12. **2018cu014**

Bobcat Farms RE, LLC by Barry Kerkaert has made an application, 2018cu014, to the Brookings County Board of Adjustment for a conditional use. Article 11: Section 11.01: "A" Agricultural District: Conditional Use Permit # 11: Class A, B, C and D Concentrated Animal Feeding Operation. The property is described as: "N1/2 of the NE1/4 Section 6, T110N, R47W (Richland Township)".

Documents:

[2018cu014-Staff Report.pdf](#)
[5 GDU Plans.pdf](#)
[6 Gestation Area Plans.pdf](#)
[7 Farrowing Area Plans.pdf](#)
[8 Compost Floor Plan and Sections.pdf](#)
[9 Connector Hallway Plans.pdf](#)
[10 Details.pdf](#)
[11 Office-Loadout Plan Views.pdf](#)
[1 Cover Letter, letters and OM Guidelines.pdf](#)
[2 Nutrient Mgmt Plan.pdf](#)
[3 Layout-site map.pdf](#)
[4 Setback Map.pdf](#)

13. **Convene as Brookings County Planning and Zoning Commission**

14. **Consideration of Plats**

A. **2018plat003**

"Plat of Lots 20A and 21A of Al Mar Lake Hendricks Addition in Govt. Lot 6 Section 28, T112N, R47W of the 5th P.M., Brookings County, South Dakota."

Documents:

[2018plat003-Staff Report.pdf](#)

B. **2018plat004**

"Plat of Lot 1 Moen Addition in the SE1/4 and the SW1/4 of Sec 28, T112N, R47W of the 5th P.M., Brookings County, South Dakota."

Documents:

[2018plat004-Staff Report.pdf](#)

15. **Department Reports**

16. **Adjourn**

17. **Public Notices**

Brookings County Zoning Office * Brookings City & County Government Center * 520 3rd Street, Suite 200 * (605) 696-8350 * www.brookingscountysd.gov