

BROOKINGS COUNTY PLANNING & ZONING COMMISSION

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

DECEMBER 6, 2022 AGENDA

1. **Call to Order - 7:00 PM on Tuesday, December 6, 2022**
2. **Approval of Minutes.**
Documents:

[MINUTES-November 1, 2022 PZ Minutes DRAFT 11-04-2022.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**
Anyone wanting to speak during this agenda item much sign in prior to the start of the meeting. Any requested action items much be scheduled for a future meeting date.
(Time limited to 5-minutes per person to address the commission.)
5. **Disclosure of Conflicts of Interest: Relationship(s) to Applicant; or Ex Parte Communication**
6. **Approval of Agenda**
7. **Convene as Brookings County Planning and Zoning Commission**
8. **Consideration of Plats**
 - A. **2022plat030**
"Plat of Lockwood's Conservation Easement Tract 1 in the SE1/4 of Section 11, T111N, R51W of the 5th P.M., Brookings County, South Dakota."

Documents:

[2022plat030 Staff Report.pdf](#)
 - B. **2022plat031**
"Plat of Lots 1, 2, 3 and 4 of CKS Partners Second Addition; and 34th Ave R.O.W., All in the SW1/4 of Section 29, T110N, R49W of the 5th P.M., Brookings County, South Dakota."

Documents:

[2022plat031 Staff Report.pdf](#)
 - C. **2022plat032**

“Plat of Lot 2 Wellfield Addition in the SE1/4 of Section 21, T110N, R51W of the 5th P.M., Brookings County, South Dakota.”

Documents:

[2022plat032 Staff Report.pdf](#)

D. 2022plat033

“Plat of Lots 1A, 2A, 3A, 4A, 5A, 6A, & 14A of Northgrove Addition in the SE1/4 of Section 11, T111N, R50W of the 5th P.M., Brookings County, South Dakota.”

Documents:

[2022plat033 Staff Report.pdf](#)

E. 2022plat034

“Plat of Block 1 Hartmann Addition in the NE1/4 of Section 23, T112N, R50W of the 5th P.M., Brookings County, South Dakota.”

Documents:

[2022plat034 Staff Report.pdf](#)

F. 2022plat035

“Plat of Lot 1 of Nolz Addition in Govt Lot 3 and the SE1/4 of the NE1/4 of Section 18, T112N, R47W of the 5th P.M., Brookings County, South Dakota.”

Documents:

[2022plat035 Staff Report.pdf](#)

9. Convene as Brookings County Board of Adjustment

**The Board of Adjustment needs 2/3 approval of the full board to approve any variance agenda item.

**The Board of Adjustment needs a majority approval of the members present to approve any conditional use agenda item.

10. 2022var021

John Knutson has made an application, 2022var021, 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: “S213’ of W452’ of E1128’ of SW1/4 of Section 9, T110N, R48W (Alton Township)” ~~ located at 48034 210th St, White, SD 57276.

Documents:

[2022var021 Staff Report.pdf](#)

11. 2022var022

Don and Carol Clelland have made an application, 2022var022, to the Brookings County

Board of Adjustment for a variance. Article IV District Requirements: Chapter 4.03 "LP" Lake-Park District: Section 4.03.03. Density, Area, and Yard Regulation (Minimum Front Yard & Minimum Rear Yard). The property is described as: "Lot 73 & E1/2 Lot 74 of the Lake Poinsett Hts 1st Addition in SW1/4 of Section 5, T112N, R52W (Laketon Township)".

Documents:

[2022var022 Staff Report.pdf](#)

12. 2022cu016

Neal Trooien has made an application, 2022cu016, to the Brookings County Board of Adjustment for a conditional use. Article IV District Requirements: Chapter 4.03 "LP" Lake-Park District: Section 4.03.02 Conditional Uses Permit # 6: Accessory buildings with a side-wall greater than fourteen (14) feet or more than 2,000 square feet and used accessory buildings greater than 120 square feet. The property is described as: "Lot 21A of Al-Mar Lake Hendricks Addition in Govt Lot 6 of Section 28 and Govt Lot 5 of Section 21, T112N, R47W (Lake Hendricks Township)".

Documents:

[2022cu016-Staff Report.pdf](#)

13. Department Reports

14. Executive Session, if Necessary.

15. Adjourn

16. Public Notices

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