

1040 2nd Street, Suite 103  
Sturgis, SD 57785  
www.sturgis-sd.gov



Voice: (605) 347-4422  
Fax: (605) 347-9187

Chairman Hughes called the December 27, 2011 Planning Commission to order at 6:31pm with the following members present:

Judy Hughes	Judy Iverson	Arvid Meland
Pete Bonefield	Suzanne Olson	Dan Roe

Also present:

Rick Bush (Community Development Director)  
Laura Swanson (GIS Coordinator)  
Roucal Bratland

Motion by Iverson, second by Meland and carried to approve the minutes of the December 13<sup>th</sup>, 2011 Planning Commission meeting.

Rick Bush started the meeting by introducing Laura Swanson, who was recently hired as GIS Coordinator for the Community Development Department.

Bush presented Agenda Item No. 1 – a setback variance request from Roucal Bratland, 1942 Arizona Avenue, Lot 22 and the east 8' of Lot 23, Block 1 of Hillview Subdivision, City of Sturgis, Meade County, South Dakota. The residence has a double frontage with Arizona Avenue on the front and Ball Park road to the rear. The variance is for a rear-yard setback to allow for the construction of a carport on an existing 12'x21' concrete pad on the east side of the residence served by Ball Park Road. The carport would only be 12' from the rear property line, but is still 26' from the back of the curb along Ball Park Road. The Zoning Ordinance states that a rear yard shall have a minimum rear yard of no less than 25' from the property line. Given the double frontage with approved access from each of the dedicated right-of-ways, staff sees no adverse effects to public safety or to adjoining landowners and would recommend approval to the Planning Commission. Motion by Meland, second by Roe and carried to recommend approval to the Common Council on Tuesday, January 3, 2011 at 6:30pm in the Commissioners Room at the Erskine Building (County Offices), Sturgis, SD.

Reminder that the next scheduled meeting will be Tuesday, January 10, 2011 at 6:30pm in City Hall Meeting Room B.

Meeting was adjourned by Chairman Hughes at 6:37pm.

Respectfully submitted,

Laura Swanson

*\*Minutes waiting for approval\**