

*City of Riders*

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Sturgis, SD 57785  
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CITY OF



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## *Planning Commission Agenda*

The City of Sturgis Planning Commission will hold their regular meeting on Tuesday, January 8 at 5:30 p.m. in meeting room A at City Hall. (Subject to changes announced at the meeting time.)

5:30 Call meeting to order  
Approve minutes of December 6, 2012.

Introduction of new Commission member.

**Agenda** (subject to changes announced at meeting time)

**1. Request for Re-Plat** – Lots 12A & 12B 1251 Evergreen Drive, Pine Acres Subdivision.

**Owner/Representative:** Bill Phillips  
1921 Lazelle Street  
Sturgis, SD 57785

**Description:** Lots 12A and 12B, Block 4, SE ¼ of Section 16, T5N, R5E of Pine Acres Subdivision.

**Purpose:** Applicant is requesting a lot line adjustment between Lot 12A and 12B. This is a minor adjustment and both lots still meet the minimum frontage required by ordinance. Staff has reviewed the preliminary plat and has no concerns. The application fee has been received.

**Zoning:** GR1 – General Residential 2

**Action Required:** Review & make recommendation to Council on January 22 to approve resolution for re-plat with adjustment of the lot line.

## **2. Use on Review – Application for Use on Review – home business**

Applicant: Mario L. DeLudos on behalf of Donna Walter Marshall (property owner)  
1309 Pine View Drive  
Sturgis, SD 57785

**Description:** Owner occupied single family residence located at 1309 Pine View Drive Lot 12, Block H, Parcel 01.73.OH.12.

**Purpose:** Applicant is requesting permission to operate his business (Sturgis Firearms LLC) out of his home located at 1309 Pine View Drive. The business consists of buying and selling firearms. Future use may include gun smith work. In order to be granted a City Business License, the Use on Review must be authorized. Applicant also has a Federal Firearms License pending Council approval of the use on review. Permission from required neighbors has been obtained and the application fee has been paid.

**Zoning:** General Residential 2

**Action Required:** Review & make recommendation to Council at the January 22 City Council meeting and request a public hearing for February 19.