

CUSTER COUNTY PLANNING COMMISSION MEETING MINUTES

Tuesday June 7, 2022

Planning Commission members present:

Roland Bauer, Aaron Davis, Mark Hartman, Aaron Hemingway, Ed Hoffman, Ron Lauritsen, Patti Lee and Oonagh Wood

Planning Department Staff Present: Terri Kester, Laura Rosane, Jim Kor & Brandon DeNoma

Guests Present: Commissioner Hindle, Commissioner Linde, Susan Anderson-Commission Legal Counsel, Jesse Doyle - Hwy Superintendent, John Marxen & Certified wastewater installers

Chairman Hoffman called the meeting to order at 4:00 PM in the Commissioner's Room of the Custer County Courthouse.

Motion by Hartman, seconded by Lee, to approve the agenda with adding agenda item #8 AT&T Cell Tower Modification. Unanimous vote of approval.

Motion by Bauer, seconded by Lee, to approve the minutes of the Regular Meeting of May 3, 2022 with corrections. Unanimous vote of approval.

Conflict of Interest Declaration: None

Permit Petition and Plat Review:

- 1. Plat Request:** BOOS TRACT NORTH-EAST AND BOOS TRACT NORTH-WEST, LOCATED IN THE N $\frac{1}{2}$ NW $\frac{1}{4}$ NE $\frac{1}{4}$ OF SECTION 20, T4S, R1E, BHM, CUSTER COUNTY, SOUTH DAKOTA

Motion by Wood, seconded by Bauer, to recommend approval of this plat to the Custer County Commission without conditions. Unanimous vote of approval.

- 2. Plat Request:** EVANS TRACT WEST AND EVANS TRACT EAST OF DIAMOND E SUBDIVISION, LOCATED IN THE NE $\frac{1}{4}$ NE $\frac{1}{4}$ OF SECTION 19, T3S, R4E, BHM, CUSTER COUNTY, SOUTH DAKOTA

Motion by Lee, seconded by Lauritsen, to recommend approval of this plat the Custer County Commission without conditions. Unanimous vote of approval.

- 3. Plat Request:** - LOT 3 REVISED & LOT 7 REVISED OF SOUTH PARK RANCH SUBDIVISION PHASE ONE, LOCATED IN THE SE $\frac{1}{4}$ OF SECTION 8, AND N $\frac{1}{2}$ NE $\frac{1}{4}$ OF SECTION 17, T6S, R4E, BHM, CUSTER COUNTY, SOUTH DAKOTA

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Motion by Lee, seconded by Hartman, to recommend approval of this plat to the Custer County Commission without conditions. Unanimous vote of approval.

4. VARIANCE REQUEST: BUILDING & LOTS REQUIREMENTS

Motion by Davis, seconded by Lee, to recommend approval of this Variance Request contingent upon checking with the East Custer Sewer District to make sure they can connect the new proposed home to the rural sewer. Unanimous vote of approval.

5. **Plat Request:** STAGECOACH SPRINGS TRACT, STAGECOACH TRAIL WEST TRACT AND STAGECOACH TRAIL EAST TRACT, OF SECTION 4, T6S, R4E, BHM, CUSTER COUNTY, SOUTH DAKOTA

Motion by Hartman, seconded by Lauritsen, to recommend approval of this Plat contingent upon meeting the setback requirements on new lot. Unanimous vote of approval.

6. **Cell Tower Modification:** N2N2 SEC 11 T4 R1 (LESS LOT H2 & H3) P#2865

Motion by Lee, seconded by Hemingway, to recommend approval of this cell tower modification application to the Custer County Commission without conditions. Unanimous vote of approval.

7. **Cell Tower Modification:** ZEIMET SUBD - LOT 3 OF TR D IN GOV LOT 13 SEC 13 T5 R4 P#11858

Motion by Davis, seconded by Wood, to recommend approval of this cell tower modification application to the Custer County Commission without conditions. Unanimous vote of approval.

8. **Cell Tower Modification:** N2N2 SEC 11 T4 R1 (LESS LOT H2 & H3) P#2865

Motion by Hartman, seconded by Lee, to recommend approval of this cell tower modification application to the Custer County Commission without conditions. Unanimous vote of approval.

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Public Comment:

Discussion:

- Discussion with certified wastewater installers on current and new systems in the county. Ordinance #2 section of wastewater will be reviewed at the July 5th meeting.

Adjourn.

Motion by Bauer and seconded by Lee to adjourn the meeting at 5:32 p.m.

Terri Kester
Planning Director