

CUSTER COUNTY PLANNING COMMISSION MEETING MINUTES

Tuesday December 5th, 2023

Planning Commission members present:

Roland Bauer, Eric Lewis, Aaron Davis, Mark Hartman, Philip Abernathy, Aaron Hemingway, Peg Ryan, Oonagh Wood

Planning Department Staff Present: Terri-Ann Kester, Laura Rosane

Guests Present: Mike Busskohl-Commissioner, Jesse Doyle-Highway Superintendent, Lori Thomas-Agenda #5

Roland Bauer called the meeting to order at 4:00 PM in the Commissioner's room of the Custer County Courthouse.

Motion by Davis, seconded by Hartman, to approve the agenda. Unanimous vote of approval.

Motion by Hartman, seconded by Davis, to approve the minutes of the Regular Meeting of November 7th, 2023 as presented. Unanimous vote of approval.

Conflict of Interest Declaration: None

Permit Petition and Plat Review:

1. 2024 PLANNING COMMISSION MEETING SCHEDULE

Motion by Wood, seconded by Hemingway, to recommend approval of the 2024 Planning Commission Meeting Schedule to the Custer County Commission without conditions. Unanimous vote of approval.

2. 2024 PLANNING DEPARTMENT FEE SCHEDULE

Motion by Wood, seconded by Lewis, to recommend approval of the 2024 Planning Department Fee Schedule to the Custer County Commission with conditions to amend the wastewater section in Ordinance #2 to reflect the new changes. Unanimous vote of approval.

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3. PRELIM/FINAL PLAT OF: LOTS 1 THRU 7, OF ARGYLE RIDGE ESTATES SUBDIVISION, LOCATED IN THE W $\frac{1}{2}$ SW $\frac{1}{4}$ SE $\frac{1}{4}$, W $\frac{1}{2}$ W $\frac{1}{2}$ E $\frac{1}{2}$ SW $\frac{1}{4}$ SE $\frac{1}{4}$, AND THE E $\frac{1}{2}$ W $\frac{1}{2}$ E $\frac{1}{2}$ SW $\frac{1}{4}$ SE $\frac{1}{4}$ LYING SOUTH AND WEST OF ARGYLE ROAD, SECTION 33, T6S, R5D, BHM, CUSTER COUNTY, SOUTH DAKOTA

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

4. PRELIM/FINAL PLAT OF: C & T TRACT OF RAVEN SUBDIVISION, LOCATED IN GOVERNMENT LOT 8 OF SECTION 8 AND GOVERNMENT LOT 5 OF SECTION 17, T3S, R4E, BHM, CUSTER COUNTY, SOUTH DAKOTA

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

5. SECTION LINE VACATION: LN SUB - LOT 1 IN SW4SW4 SEC 28, T2S, R8E, CUSTER COUNTY

Motion by Hemingway, seconded by Abernathy, to recommend approval of this section line vacation to the Custer County Commission without conditions. Unanimous vote of approval.

6. PRELIM/FINAL PLAT OF: LAFRENZ TRACT, LOCATED IN THE SW $\frac{1}{4}$ SW $\frac{1}{4}$ OF SECTION 26 AND THE N $\frac{1}{2}$ NW $\frac{1}{4}$ NW $\frac{1}{4}$ OF SECTION 35, T2S, R10E, CUSTER COUNTY, SOUTH DAKOTA

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

7. SECTION LINE VACATION: TR A OF HES #226 E2W2 (LESS LOT H2 & H3) SECS 23/24, T4S, R4E, CUSTER COUNTY

Motion by Davis, seconded by Abernathy, to recommend approval of this section line vacation to the Custer County Commission without conditions. Unanimous vote of approval.

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8. PRELIM/FINAL PLAT OF: TRACT MAD MAXX 1, 2, AND 3 OF PHILLIPS SUBDIVISION NO. 2, LOCATED IN THE E ½ SECTION 34, T3S, R3E, BHM, CUSTER COUNTY, SOUTH DAKOTA

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

9. PRELIM/FINAL PLAT OF: LOTS 1 THRU 11 AND R RANCH TRACT 6A, ALL OF WESTWIND PINES SUBDIVISION, LOCATED IN THE N ½ S ½ OF SECTION 33, T6S, R5E, BHM, CUSTER COUNTY, SOUTH DAKOTA

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

10. PRELIM/FINAL PLAT OF: LOTS 1, 2 AND 3 OF WINDSONG ESTATES LOCATED IN THE NE ¼ SE ¼ OF SECTION 8, AND THE NW ¼ SW ¼ OF SECTION 9, T4S, R4E, BHM, CUSTER COUNTY, SOUTH DAKOTA

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

Public Comment: None

Discussion: Planning Commission Member's Term

- Roland Bauer and Oonagh Wood's terms are up in January. We will be advertising for 2 spots on the planning commission. Applications need to be submitted by December 22nd for review and then selections will be made at the December 28th commissioner meeting.

Adjourn.

Motion by Lewis, and seconded by Wood, to adjourn the meeting at 4:46 p.m.

Terri-Ann Kester
Planning Director

Attest
Laura Rosane