

# CUSTER COUNTY PLANNING COMMISSION MEETING MINUTES

Tuesday March 4th, 2025

Planning Commission members present:

Eric Lewis, Mark Hartman, Peg Ryan, Juliann Gramkow, Roland Bauer, Phillip Abernathy, Corey Lewis, Jeremiah Whitcher, Frank Urrutia

Planning Department Staff Present: Terri Kester, Laura Rosane

Guests Present: Mike Busskohl-Commissioner, Erin Baumfalk, Amanda Carlin, Teri Morgan

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

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

Motion by Ryan, seconded by Gramkow, to approve the minutes of the Regular Meeting of February 4th, 2025 as presented. Unanimous vote of approval.

Conflict of Interest Declaration: None

## **Permit Petition and Plat Review:**

1. VARIANCE: To Ordinance #2, Article IV (4), Section 1, 7, C.

*The minimum distance between any structure and any property line other than a right-of-way shall be fifteen feet (15')*

Motion by E. Lewis, seconded by Hartman to recommend approval of this variance to the Custer County Commission without conditions. Phil – Aye, Peg – Nay, Gramkow – Nay, C. Lewis – Nay, with a tie breaker from Chair Roland – Nay. Variance DENIED

2. PRELIM/FINAL PLAT OF: BIRKHOLZ TRACT, BLOCK 12, CUSTER HIGHLANDS SUBDIVISION, LOCATED IN THE SW ¼ SE ¼ OF SECTION 10 AND THE NW ¼ NE ¼ OF SECTION 15, T4S, R1E, BHM, CUSTER COUNTY, SOUTH DAKOTA

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

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3. PRELIM/FINAL PLAT OF: LOTS 1 THRU 4 OF WIND CAVE ESTATES SUBDIVISION AND DIDOMENICO TRACT REVISED, LOCATED IN THE S ½ OF SECTION 36, T6S, R5E, BHM, CUSTER COUNTY, SOUTH DAKOTA

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

**Public Comment:** None

**Discussion:** Discussion was had on DOT controlling the installation of signs on private property that abut the state highways.

**Items from Members:** None

**Adjourn.**

Motion by C. Lewis, and seconded by E. Lewis, to adjourn the meeting at 4:38 p.m.

Terri Kester  
Planning Director

Attest  
Laura Rosane