

## BROOKINGS COUNTY PLANNING & ZONING COMMISSION

BROOKINGS CITY & COUNTY GOVERNMENT CENTER  
520 3rd St, 310 Chambers, Brookings, SD 57006

MAY 3, 2022 AGENDA

If you have any symptoms of COVID-19 or believe you may have been exposed, consider watching the meeting from home broadcast live on Swiftel channel 19, ITC channel 168, or the Brookings County Youtube channel.

**1. Call to Order - 8:00 PM on Tuesday, May 3, 2022.**

**2. Approval of Minutes.**

Documents:

[MINUTES-April 5, 2022 PZ Minutes DRAFT 4-11-2022.pdf](#)

**3. Items to be Added to Agenda by Commission Members or Staff**

**4. Invitation for Citizens to Schedule Time on the Commission Agenda for an Item Not Listed**

*Anyone wanting to speak during this agenda item must sign in prior to the start of the meeting. Any requested action items must be scheduled for a future meeting date.*

*(Time limited to 5-minutes per person to address the commission.)*

**5. Disclosure of Conflicts of Interest: Relationship(s) to Applicant; or Ex Parte Communication**

**6. Approval of Agenda**

**7. Convene as Brookings County Planning and Zoning Commission**

**8. Public hearing on proposed changes to the 2007-02 Revised Subdivision Ordinance of Brookings County.**

Documents:

[DRAFT TOC\\_Completed Subdivision Ordinance\\_3-31-2020 DRAFT-TOC.pdf](#)  
[DRAFT\\_Completed Subdivision Ord\\_Working 3-31-2022.pdf](#)  
[2007 Rev. Subdivision Update - Staff Report.pdf](#)

**9. Consideration of Plats**

**A. 2022plat006**

“Plat of Tract 1 in the SE1/4 of Section 34, T112N, R48W of the 5<sup>th</sup> P.M., Brookings County, South Dakota.”

Documents:

[2022plat006-Staff Report.pdf](#)

**B. 2022plat008**

“Plat of Lot 1 of Lucinda Olson Addition in the SE1/4 of the SE1/4 of Section 17, T112N, R49W of the 5<sup>th</sup> P.M., Brookings County, South Dakota.”

Documents:

[2022plat008 Staff Report.pdf](#)

**C. 2022plat009**

“Plat of Lots 19A & 20A DeWitts Subdivision, being a replat of the S1/2 of Lot 16 and all of Lots 17, 18, 19 & 20 of DeWitts Subdivision of Govt. Lots 3 & 4 of Section 33, T109N, R50W of the 5<sup>th</sup> P.M., Brookings County, South Dakota.”

Documents:

[2022plat009 Staff Report.pdf](#)

**10. Convene as Brookings County Board of Adjustment**

\*\*The Board of Adjustment needs 2/3 approval of the full board to approve any variance agenda item.

\*\*The Board of Adjustment needs a majority approval of the members present to approve any conditional use agenda item.

**11. 2022var009**

Bryan Hall has made an application, 2022var009, to the Brookings County Board of Adjustment for a variance. Article IV District Requirements: Chapter 4.03 “LP” Lake-Park District: Section 4.03.03. Density, Area and Yard Regulation (Minimum Side Yard). The property is described as: “Lot 9 of DeBoer’s Lake Tetonkaha West Subdivision in Govt Lots 1,4,5 & 6 of Section 7, T111N, R51W (Oakwood Township)” ~~ located at 22 Oakwood Shoreline Dr, Bruce, SD 57220.

Documents:

[2022var009-Staff Report.pdf](#)

**12. 2022var010**

Brian Brenner by Dustin Kopman of Caliber, LLC has made an application, 2022var010, to the Brookings County Board of Adjustment for a variance. Article IV District Requirements: Chapter 4.03 “LP” Lake-Park District: Section 4.03.03. Density, Area and Yard Regulation (Minimum Lake Front and Minimum Side Yard). The property is described as: “Lot 34 of DeBoer’s Lake Tetonkaha West Subdivision in Government Lot 1,4,5 and 6 in Section 7, T111N, R51W (Oakwood Township)” ~~ located at 52 Oakwood Shoreline Dr, Bruce, SD 57220.

Documents:

[2022var010-Staff Report.pdf](#)

**13. 2022cu009**

Dennis Reifers has made an application, 2022cu009, to the Brookings County Board of Adjustment for a conditional. Article IV District Requirements: Chapter 4.03 “LP” Lake-Park District: Section 4.03.02 Conditional Uses Permit # 6: Accessory buildings with a side-wall greater than fourteen (14) feet or more than 2,000 square feet and used accessory buildings greater than 120 square feet. The property is described as: “Lot 1 of

Lot 47 Al Mar Lake Hendricks Addition in Govt Lot 5 of Section 21, T112N, R47W (Lake Hendricks Township)” ~~ located at 48630 200<sup>th</sup> St, Hendricks, MN 56136.

Documents:

[2022CU009 Staff Report.pdf](#)

14. **Department Reports**

15. **Executive Session, if Necessary.**

16. **Adjourn**

17. **Public Notices**

**Brookings County Zoning Office \* Brookings City & County Government Center \* 520 3rd Street, Suite 200 \* (605) 696-8350 \* [www.brookingscountysd.gov](http://www.brookingscountysd.gov)**