

AGENDA
REGULARLY SCHEDULED MEETING
ABERDEEN CITY BOARD OF ZONING ADJUSTMENT
Thursday, January 12, 2023 - 8:00 A.M.
First Floor Council Chambers - Municipal Building

- I. Call to Order**
- II. Roll Call**
- III. Approval of Minutes**
 - 1) December 8, 2022
- IV. Open Forum 8:00-8:10 A.M. (SEE FORMAT GUIDELINES AT END OF AGENDA)**
- V. Old Business**
- VI. New Business**
 - 1) Sarah Wolf requests permission, as per site plan submitted, to permit the operation of a Daycare as a home occupation, which would be a Special Exception in the (R-3) High Density Residential Zoning District, all on Lots 7-8, Block 9, Roches East Side Addition, a.k.a. 18 Greenwood Street S.
 - 2) Dakota Supply Group requests permission, as per site plan submitted, to permit the open storage of pipe, culvert, wire, septic tanks, and other products, which would be a Special Exception in the (I-2) Unrestricted Industrial Zoning District, all on Lot 1, First Railroad Addition to Aberdeen, a.k.a. 15 Kline Street N.
 - 3) Dakota Supply Group requests permission, as per site plan submitted, to permit the open storage of pipe, culvert, wire, septic tanks, and other products, which would be a Special Exception in the (I-2) Unrestricted Industrial Zoning District, all on Lot 2, First Railroad Addition to Aberdeen, a.k.a. 16 Kline Street N.
 - 4) SFP-E, LLC requests permission, as per site plan submitted, to permit the open storage of tires and related items, which would be a Special Exception in the (C-2) Highway Commercial Zoning District, all on Lot 3 in the NE¼ Sect. 20-T123N-R63W, except Lot A, Snaza First Subdivision and Lot H-2, a part of Kortess Lot 3, a.k.a. 704 Melgaard Road S.
 - 5) Joop Bollen requests permission, as per site plan submitted, to permit the existing vegetation to exceed 10” in height in a (R-2) Medium Density Residential Zoning District, which would be an Appeal to the Board of Zoning Adjustment, all on Lots 5-13, Block 13, Lot 4, except the East 25’ and Lots 5-21, except the East 25’ of Lot 21, Block 10, Lot 2, except the East 56.5’ and Lots 3-15 & 18-20, Block 11, Wylie Park Estates Fifth Addition to Aberdeen, and adjacent Public ROW, a.k.a. 1414 & 1415 Maple Drive, 1416 Poplar Drive, and 1416 Willow Drive.

- 6) Mike Jepsen and Lamar Outdoor Advertising requests permission, as per site plan submitted, to (1) permit a new 10'x22' EMC billboard as an accessory land use in addition to an existing primary property use as a vehicle storage facility, which would be an Appeal to the Board of Zoning Adjustment, and (2) to permit a billboard 0' from the East property line rather than the required 20', which would be a 20' Sign Setback Variance and (3) to permit a EMC billboard 176' from an adjacent billboard rather than the required 600', which would be a 424' Separation Variance, and (4) 410' from an adjacent billboard rather than the required 600', which would be a 190' Separation Variance, all on Lot 1, Second Overpass Subdivision, a.k.a. 103 Second Street N.

- 7) Lee Klitzke requests permission, as per site plan submitted, to permit the open storage and parking of vehicles and equipment, which would be a Special Exception in the (C-2) Highway Commercial Zoning District, all on Lot 9, Block 48, Bennett & Thomas Addition, a.k.a. 516 Fourth Street N.

- 8) Lee Klitzke requests permission, as per site plan submitted, to permit the open storage and parking of customer, employee and tenant vehicles and equipment, which would be a Special Exception in the (C-2) Highway Commercial Zoning District, all on Lots 7 & 8, Block 48, Bennett & Thomas Addition, a.k.a. 504 & 508 Fourth Street N.

VII. Other Business

VIII. Adjournment

FORMAT GUIDELINES:

- 1) *Open forum provides an opportunity for the public to address the Aberdeen City Board of Zoning Adjustment with questions, concerns or comments on items, which are not on the agenda. Citizens are asked to sign up to speak prior to the open forum portion of the meeting. Open forum will be limited to 10 minutes (if no one is in attendance for the open forum, the regular meeting may begin) unless a majority of the Aberdeen City Board of Zoning Adjustment agrees to extend the time period. The open forum may not be used to make personal attacks, to air personality grievances, to make political endorsements, or for political campaign purposes. Open forum will not be used as a time for problem solving or reacting to the comments made, but, rather for hearing the citizen for informational purposes. The Aberdeen City Board of Zoning Adjustment may respond with request for city management to follow up and report back on any issue raised during the public address time. A presentation may not exceed two minutes in duration.*
- 2) *ADA Compliance: The City of Aberdeen fully subscribes to the provisions of the American's With Disabilities Act. If you desire to attend this public meeting and are need of special accommodations, please notify the City Planning & Zoning Office at least 8 hours prior to the meeting so appropriate auxiliary aids and services can be made available. The Aberdeen City Board of Zoning Adjustment meets monthly on the second Thursday of each month at 8:00 a.m.*
- 3) *A copy of the subject matter on the Aberdeen City Board of Zoning Adjustment meeting agenda is available for public distribution at the City Planning & Zoning Office and available on the City's website @ www.aberdeen.sd.us.*