

MINUTES
ABERDEEN CITY PLANNING COMMISSION
February 16 , 2016

The City Planning Commission was called to order by Chairman Mike Jung. Members present at roll call were Woodward, Jung, Kezar, Lien, and Cogley. Johnson and Rivett were absent. Also present were Chris Witzel, City Planner, Brett Bill, Planning & Zoning Director, Ken Hubbart, City Planner, and Paula Nelson, Planning Commission Secretary.

Kezar moved and Lien seconded to approve the minutes of January 19, 2016, all members voting aye, the motion carried.

There being no old business Chairman Jung began with new business as follows:

- 1) A petition to rezone from (A-1) Agricultural District to (R-2) Medium Density Residential District for property described as “**The South ½ of the south ½ of the NW ¼ of the SW ¼ of Section 20, T123N-R63W of the 5th P.M., Brown County, South Dakota** except Lot H-1 to be known as the Berkley Addition to the city of Aberdeen, South Dakota,” (a.k.a. 1505 Roosevelt St S) was submitted by Douglas and Rhoda Berkley. Chris Witzel stated that the petitioners are requesting this petition to rezone in order to bring the property into compliance with its current use as a residence. A plat for this property was approved at the January 19th Planning Commission meeting. Following discussion Kezar moved and Woodward seconded to approve, all members voting aye, the motion carried.
- 2) A preliminary and final plat described as “Votech Center Second Subdivision in Aberdeen, South Dakota,” (a.k.a. 640 9th Ave SW) was submitted by Ron Wagner - Wagner Holdings, LLC. Following discussion Kezar moved and Lien seconded to table this plat for one month, all members voting aye, the motion carried.
- 3) A petition to rezone from (R-2) Medium Density Residential District to (M) Municipal, State, and County Use District for property described as “Lot 3, D + G 8th Subdivision in Roosevelt Crystals Subdivision in Aberdeen, South Dakota,” (a.k.a. 2116 Saphire Court) was submitted by City of Aberdeen. Chris Witzel stated that the petitioner is requesting this petition to rezone in order to bring the property into compliance with its current use as a city owned retention pond. Following discussion Woodward moved and Cogley seconded to approve, all members voting aye, the motion carried.
- 4) A petition to rezone from (R-2) Medium Density Residential District/(R-4) Special Density Residential District to (M) Municipal, State, and County Use District for property described as “Lot 12, Rolling Hills Village Sixteenth Addition to the city of Aberdeen, Brown County, South Dakota,” (a.k.a. 631 West Palmer Circle) was submitted by City of Aberdeen. Chris Witzel stated that the petitioner is requesting this petition to rezone in order to bring the property into compliance with its current use as a city owned retention pond. Following discussion Kezar moved and Cogley seconded to approve, all members voting aye, the motion carried.

- 5) A petition to rezone from (R-3) High Density Residential District to (M) Municipal, State, and County Use District for property described as “Lot 1, Senior Center Subdivision in Aberdeen, South Dakota,” (a.k.a. 1303 7th Ave SE) was submitted by City of Aberdeen. Chris Witzel stated that the petitioner is requesting this petition to rezone in order to bring the property into compliance with its current use as a city owned senior center. Following discussion Lien moved and Woodward seconded to approve, all members voting aye, the motion carried.
- 6) A petition to rezone from (R-3) High Density Residential District/(A-2) Green Belt District to (A-2) Green Belt District for property described as “**Lot 3, Moccasin Creek Park Addition to the city of Aberdeen in the NW ¼ of Section 19, T123N-R63W of the 5th P.M., Brown County, South Dakota,**” (a.k.a. 1111 10th Ave SE) was submitted by City of Aberdeen. Following discussion Lien moved and Kezar seconded to table this item for one month because minimum publication requirements were not met. Upon roll call, all members voting aye, the motion carried.
- 7) A petition to rezone from (R-3) High Density Residential District to (M) Municipal, State, and County Use District for property described as “**Lots 1-2, Moccasin Creek Park Addition to the city of Aberdeen in the NW ¼ of Section 19, T123N-R63W of the 5th P.M., Brown County, South Dakota,**” (a.k.a. 821 Jackson Street South, 1206 8th Ave SE, and 1111 10th Ave SE) was submitted by City of Aberdeen. Chris Witzel stated that the petitioner is requesting this petition to rezone in order to bring the property into compliance with its proposed use as a city owned park. A plat for this property was approved at the January 19th Planning Commission meeting. Following discussion Kezar moved and Lien seconded to approve, all members voting aye, the motion carried.
- 8) A petition to rezone from (A-1) Agricultural District, (M-AG) Mini-Agricultural District, (I-2) Unrestricted Industrial District, and (R-2) Medium Density Residential District to (M) Municipal, State, and County Use District for property described as “**Lot 2, Hub City Livestock Third Subdivision to the east ½ of Section 26, T123N- R64W of the 5th P.M., Brown County, South Dakota,**” (a.k.a. 1125 Melgaard Road W) was submitted by City of Aberdeen. Chris Witzel stated that the petitioner is requesting this petition to rezone in order to bring the property into compliance with its city owned property. This property was recently annexed into the city of Aberdeen. Following discussion Woodward moved and Kezar seconded to approve, all members voting aye, the motion carried.

There being no further business before the Commission, Kezar moved and Cogley seconded to adjourn the meeting.

Submitted by,

Paula Nelson
Planning Commission Secretary