

MINUTES
ABERDEEN CITY PLANNING COMMISSION
February 16, 2010

The City Planning Commission was called to order by Chairman Kerry Swingler. Members present at roll call were Swingler, Cunningham, Kezar, and Jung. Absent were Lien, Papousek, and Rivett. Also present were Brett Bill, Planning & Zoning Director, Ken Hubbart, City Planner, Ken Van Dyne, City Planner, Dwayne Schueller, GIS/Planning Technician, and Paula Nelson, Planning Commission Secretary.

Kezar moved and Cunningham seconded to approve the minutes of January 19, 2010, all members voting aye, the motion carried.

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

- 1) A petition to rezone from (R-3) High Density Residential District to (C-1) Neighborhood Commercial District for property described as “The North 115’ of Lot 2 and the North 115’ of West 100’ of Lot 1, Block 16, Smith Addition, located in the NE ¼ of Section 24, T123N-R64W of the 5th P.M., Aberdeen, Brown County, South Dakota,” (a.k.a. 805 State Street South – Carrels Family Dental Care) was submitted by Dr. John Carrels. Brett Bill stated that the petitioner is requesting this petition to rezone with the intention of bringing the zoning into compliance with the current use of the property. The property is currently the location of a dental clinic and a medical clinic, both of which have been in existence at that location for several years. The Aberdeen Board of Zoning Adjustment has directed the applicant to rezone the property to (C-1) Neighborhood Commercial District in order to obtain variances for future building/sign upgrades. Following discussion Cunningham moved and Jung seconded to approve, all members voting aye, the motion carried.
- 2) A petition to rezone from (R-3) High Density Residential District to (M) Municipal, State and County Use District for property described as “Lots 1-24, J.C. Henzel’s Rearrangement of Block 76, Hagerty and Lloyd Addition and vacated alley, all located in the SE ¼ of Section 13, T123N-R64W of the 5th P.M., Aberdeen, Brown County, South Dakota,” (a.k.a. 315 2nd Avenue SE – Central Park) was submitted by the City of Aberdeen. Brett Bill stated that the City of Aberdeen is requesting this petition to rezone with the intention of bringing the property into compliance with the existing municipal use. Following discussion Kezar moved and Jung seconded to approve, 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 “The West ½ of the SW ¼ of Section 23, T123N-R64W of the 5th P.M., Aberdeen, Brown County, South Dakota, except 10 acres in the northwest corner and except H-3 (7.96 acres) and part of the NW ¼ of Section 26, T123N-R64W of the 5th P.M., Aberdeen, Brown County, South Dakota (22 acres) cemetery property, (a.k.a. 1706 and 1701 Melgaard Road West – Riverside Memorial Cemetery) was submitted by the City of Aberdeen. Brett Bill stated that the City of

Aberdeen is requesting this petition to rezone with the intention of bringing the property into compliance with the existing municipal use. Following discussion Cunningham moved and Jung seconded to approve, all members voting aye, the motion carried.

Chairman Swingler continued with other business as follows:

- 1) Brett Bill introduced Ken VanDyne as City Planner. Ken was hired following Vern Meyer's retirement last year.

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

Submitted by,

Paula Nelson
Planning Commission Secretary