BUTTE COUNTY PLANNING COMMISSION

BELLE FOURCHE, SOUTH DAKOTA 57717

Planning Commission Meeting- October 8, 2019

The regular meeting of the Butte County Planning Commission was held on October 8 at 7:00 P.M. in the Commissioner's Room at the Butte County Courthouse, Belle Fourche, SD.
Present were Planning Board Chairman Commissioner Harms, Planning Board Members Darren Alexander, Heidi Lewis and Tom Cooper, Lisa Nelson Director of Equalization & Planning, and Donna Jones, Planner. Present as guests were Loren Vrem with Ponderosa Land Surveys and Randy Deibert with Professional Mapping and Surveying, LLC.
Chairman Harms called the meeting to order at 7:00 P.M.
Motion made by Darren Alexander to approve the agenda. Seconded by Tom Cooper. Vote unanimous. Motion carried.
Motion made by Heidi Lewis to approve the September 10, 2019 meeting minutes. Seconded by Darren Alexander. Vote unanimous. Motion carried.

A. PUBLIC

Owner: Carl Johnson/Philip Penner (Ponderosa Land Surveys, LLC)
Lot 1 of Tract J-1 Johnson Subdivision located in the NW4 of Section 32, T8N, R6E, BHM, Butte County, South Dakota.
Commissioner Harms asked whether there were any present for or against. There were no comments.

B. PUBLIC

Owner: Keith and Dorothy Willard (Randy Deibert with Professional Mapping and Surveying, LLC)
Lot B1 and B2 of Carter Subdivision, a Subdivision of Lot B of Carter Subdivision, a Subdivision of the Carter Tract and a portion of the E2 of the SE4 of Section 19, all located in the E2 of the SE4 of Section 19, T8N, R2E, BHM, Butte County, South Dakota.
Commissioner Harms asked whether there were any present for or against. There were no comments.

C. FINAL PLAT

Owner: Carl Johnson/Philip Penner (Ponderosa Land Surveys, LLC)
Lot 1 of Tract J-1 Johnson Subdivision located in the NW4 of Section 32, T8N, R6E, BHM, Butte County, South Dakota.
Motion made by Darren Alexander to approve the Final Plat and move to Commissioners for approval. Seconded by Tom Cooper. Vote unanimous. Motion carried.

D. FINAL PLAT

Owner: Keith and Dorothy Willard (Randy Deibert with Professional Mapping and Surveying, LLC)

Lot B1 and B2 of Carter Subdivision, a Subdivision of Lot B of Carter Subdivision, a Subdivision of the Carter Tract and a portion of the E2 of the SE4 of Section 19, all located in the E2 of the SE4 of Section 19, T8N, R2E, BHM, Butte County, South Dakota.

Motion made by Tom Cooper to approve Final Plat and move to Commissioners for approval. Seconded by Heidi Lewis. Vote unanimous. Motion carried.

E. SKETCH/LETTER OF INTENT

Owner: Christopher Rivera and Black Hills Homes (Interstate Engineering)

Lot 4R and Lot 5R formerly Lot 4 and Lot 5 of Snoma Estates, located in the SW4SE4 of Section 12, T8n, R2e, BHM, Butte County, South Dakota.

Lisa Nelson informed board that this is a border change to accommodate the Snoma Estates covenants. The site is compliant with county setback requirements but not the covenants on the subdivision. The border change will bring the owner into compliance.

Motion made by Darren Alexander to approve the Sketch/ Letter of Intent and move it forward to Public and Final per Ordinance 2017-3, Article 4, #7. Seconded by Heidi Lewis with the added request that the Planning Department provide a more detailed sketch of the access points. Vote unanimous. Motion carried.

F. SKETCH/LETTER OF INTENT/PRELIMINARY

Owner: Devin McGrath (Ponderosa Land Surveys, LLC)

Tract J Revised of Jensen Subdivision, located in the SE4NW4 and the NE4SW4 of Section 11, T8N, R3E, BHM, Butte County, South Dakota.

Lisa Nelson informed the board the purpose of the new plat is to combine Tract A and Tract J, to create one Tract J Revised. Lorem Vrem with Ponderosa recommended to the owners that they write new covenants for the new Tract. Motion made by Heidi Lewis to approve the Sketch/Letter of Intent/Preliminary and move it forward to Public and Final contingent on receiving covenants. Seconded by Darren Alexander. Vote unanimous. Motion carried.

Old Business: None

New Business: The Board agreed to the change the meeting time to 5:00 P.M. beginning in November.

Loren Vrem asked for a discussion of expanding the GIS system to incorporate new features offered in surrounding counties. After much discussion, it was decided that more information will be needed and will be discussed at another date.

Adjournment: Motion made by Darren Alexander to adjourn. Seconded by Heidi Lewis. Vote Unanimous. Motion carried. Adjourned at 9:18 P.M.

Respectfully Submitted: _____

Donna Jones

Butte County Planner