

HERMOSA PLANNING & ZONING BOARD
REGULAR MEETING
October 10, 2023 @ 6:00pm



- 1) **ROLL CALL:**
 - a) Harris, Klaski, Waltman, BOT Liaison
 - b) Pledge of Allegiance to be led by Harris
- 2) **CALL FOR CHANGES:**
 - a) Motion by _____ seconded by _____ to accept the agenda as presented or amended.
- 3) **CONSENT CALENDAR:**
 - a) Approval of September 12, 2023, and September 26, 2023, P&Z Meeting Minutes
- 4) **CONFLICT OF INTEREST DECLARATION:**
- 5) **OLD BUSINESS:**
 - a) Permit 2022-25 - Parcels 009318& 009319 – Design for Sewer System – Pending
- 6) **NEW BUSINESS:**
 - a) Steve Patton
Permit 2023-21, Digging/Grading and Conditional Use Permits
- 7) **REVIEW BOT MINUTES:**

October 3, 2023 (furnished at meeting)
- 8) **ORDINANCE REVIEW & WORK ITEMS:**
 - a) Solar (Panel) Ordinance
 - b) Review 2018 Comprehensive Plan
- 9) **COMPLETED WORK ITEMS SENT TO BOT:**
- 10) **TRUSTEE INPUT:**
- 11) **ITEMS FROM CITIZENS:** No action will be taken (3-minute time limit per speaker)
Meetings of the Planning & Zoning board are open to the public. The audience will be allowed to comment on specific agenda items during the time allotted on the agenda for those items, according to established procedures of the Board. This is a time for members of the public to express concerns or discuss issues having relevance to the town. Anyone wishing to address the Board during this time shall be asked to identify themselves. The number of presentations and time allotted to individuals may be limited by the board president and individuals shall refrain from discussing personalities. The president at his discretion, may recognize patrons at other times during the board meeting. No action will be taken by the board on any issue related without being first placed on a future agenda, by the board, to allow for proper notice.
- 12) **ADJOURN:** Motion by _____; Second by _____ to adjourn the meeting at _____ pm.

There may be a quorum of Board of Trustees present at Planning & Zoning Meetings

HERMOSA PLANNING & ZONING BOARD
REGULAR MEETING
September 12, 2023 @ 6:00pm



ROLL CALL: Harris called the meeting to order at 6:05pm with the following members present; Harris, Westergard, Waltman and Irvine - Klaski absent. Liaison Henrichsen, BOT Pres. Styles, BOT member Ferguson, and other citizens. Pledge of Allegiance led by Harris.

CALL FOR CHANGES: Motion made; seconded to amend the agenda and remove 5 b.) Motion made to approve the agenda as amended; vote; all aye; motion carried.

CONSENT CALENDAR: Motion made; seconded to approve the July 11, 2023, meeting minutes. Vote; all aye; motion carried.

CONFLICT OF INTEREST DECLARATION: None

OLD BUSINESS:

Permit 2022-25 – Parcels 009318 & 009319 – Design for Sewer System – Pending, There was general discussion concerning Permit 2022-25 – Design for sewer system. Plat will need to show right of ways and easements, and all subdivision requirements pertaining to this development must be followed as per ordinance.

NEW BUSINESS:

Motion and second to approve new street addresses for parcels 009335, 270 Whitney Street, and parcel 009334, 260 Whitney Street, vote; All aye

Permit 2022-31 – Permit - Demolition Permit, extension – Parcel 009327. Motion made; seconded to approve extension of permit; vote; all aye; motion carried.

Permit 2022-25 – Digging/Grading Permit, Motion made; seconded to approve extension of permit; vote; all aye; motion carried.

Permit 2022-25 - Work in Right of Way. Motion made; seconded to approve extension of permit; vote; all aye; motion carried.

There was general discussion concerning Chuck Fergusons Permits all having the same number, Irvin suggested the number should be followed by letter, -A, -B, -C.

REVIEW BOT MINUTES: July 5, 2023, July 18, 2023, August 1, 2023, August 9, 2023, August 15, 2023, August 16, 2023, August 17, 2023, August 28, 2023, and September 5, 2023. Harris led a discussion on the BOT decision to not fund Planning and Zoning in the 2024 budget. As per September 12th meeting, BOT has requested Attorney Johnson to draft a ordinance transferring all powers and duties to the Board of Trustees, along with modifying all ordinances now in place referencing the Planning and Zoning Board. The Board of Trustees has not acknowledged, spoken to, nor sent any official communication to P&Z members regarding the termination of their duties and employment, however it is public knowledge as per BOT agendas and minutes.

ORDINANCE REVIEW & WORK ITEMS:

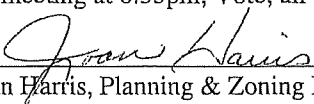
Solar (Panels) Ordinance – Pending

Review of 2018 Comprehensive Plan – Pending – Harris requested all members review the Comprehensive Plan, so it could be discussed at the next regularly scheduled meeting.

TRUSTEE INPUT: Westergard submitted a verbal resignation, due to moving out of the city limits. Harris requested he submit his resignation in a written form also. Irvin submitted a verbal resignation, due to personal reasons. Harris requested he submit his resignation in a written form also.

CITIZEN INPUT: None

ADJOURN: Motion made, seconded to adjourn the meeting at 6:35pm; Vote; all aye; motion carried.


Joan Harris, Planning & Zoning Board President

Gail Boddicker, Finance Officer

There may be a quorum of Board of Trustees present at Planning & Zoning Meetings

**HERMOSA PLANNING & ZONING BOARD
REGULAR MEETING
September 26,, 2023 @ 6:00pm**



ROLL CALL: Harris called the meeting to order at 6:00pm with the following members present; Harris, Waltman, Klaski absent and Liaison Henrichsen present, who acted as a voting member. As per

32.02 MEMBERSHIP AND TERMS

(C) A standing member of the Board of Trustees shall be appointed each year to serve on the Planning Commission with compensation equal to the pay of the Planning Board as per the amount set by the Board of Trustees, to act as a non-voting liaison. In the event quorum does not exist, said Trustee shall act as a voting alternate.

Pledge of Allegiance led by Harris.

CALL FOR CHANGES: Motion made; seconded to approve the agenda as presented. vote; all aye; motion carried

CONSENT CALENDAR: Motion made; to approve the September 12, 2023, meeting minutes no second motion died. Will remain pending.

CONFLICT OF INTEREST DECLARATION: There were no conflict-of-interest declarations.

OLD BUSINESS: Permit 2022-25 –Parcels 00931 & 009319- Design for sewer system - Pending

NEW BUSINESS:

Motion made and seconded to approve new street address 340 Whitney to parcel 009327. vote; all aye; motion carried Discussion included the need to provide addresses for the other adjoining five lots.

Caley Buckert, Permit 2023-20-informational permit. Motion made and seconded to approve, noting that current ordinance does not allow signage. vote; all aye; motion carried.

Motion made and seconded to accept the resignation letters of Chuck Irvine and Brad Westergard. vote; all aye; motion carried.

REVIEW BOT MINUTES: BOT minutes of September 19, 2023 were reviewed and discussed.

ORDINANCE REVIEW & WORK ITEMS:

Solar (Panels) Ordinance - Pending

Review of 2018 Comprehensive Plan – Discussion began on needed changes to update the 2018 Comprehensive plan.

TRUSTEE INPUT: Harris stated Sheriff Heeb would be doing traffic control for the Walk-o-School event on Oct. 4, 2023. He has also recruited the Battle creek Fire Department to help.

CITIZEN INPUT:

ADJOURN: Motion made, seconded to adjourn the meeting at 6:51pm; Vote; all aye; motion carried.

Joan Harris, Planning & Zoning Board President

There may be a quorum of Board of Trustees present at Planning & Zoning Meetings

Town of Hermosa

PO Box 298 • 230 Main Street • Hermosa, SD 57744

Phone (605) 255-4291 • Fax (605) 255-4094

Email: town@hermosasd.com

Is Property in the Flood Plain? Yes No Zoning District RA

IF YES - YOU NEED A FLOODPLAIN DEVELOPMENT PERMIT

DIGGING/GRADING PERMIT

DATE 10/2/2023

PERMIT # 2023-21

Receipt # _____	Cash _____	Check # <u>3494</u>	Amount <u>500</u> (\$50.00) up to 100CY
			\$20.00 each additional 100 CY

Name Stephen K Patton
 Lot Address Whitney St Hermosa SD 57744
 Mailing Address _____ Email _____
 Legal Description *Outlot J Lot 14+40' of Vac 4th St + 10' of Vac E/W alley Sec. 32 7-2
 Telephone # _____ Cellphone # 605 381 5632 R-8 .34 AC
 Contractor SiteWork Specialist Phone# 605 355 0933

Parcel # 009327 Contractors must all be registered with the Town of Hermosa
 All provisions of the Laws and Ordinances of the Town of Hermosa and the State of South Dakota governing the type of work being done and will be complied with, whether specified herein or not.

The granting of a permit does not presume to give authority to violate, cancel, or set aside any of the provisions of the building code, zoning ordinances, or any other local law or ordinance regulating construction or the performance of construction in the Town of Hermosa.

Sketch and/or describe work: (use separate sheet, or attach grading plan)

Will grading operation be located in the floodplain? _____ Yes No

If yes, have ordinance requirements been met? N/A _____ Yes _____ No

Will drainage patterns be altered? _____ Yes No

Will grading operation take place in a geologically hazardous area? _____ Yes No

If yes, have proper precautions been taken? N/A _____ Yes _____ No

Quantity of Grading or Excavation: TBD Cubic Yards Area to be disturbed by proposed work: .21 acres

Identify types of erosion control to be applied: will follow engineers grade guide lines

Source/Destination of materials: _____

Provide traffic control per Manual on Uniform Traffic Control Devices.
 Hard route: I-90 to Whitney St.

Buildings constructed on fill will be required to have foundations designated by a professional engineer, per SDCL 36-18 and the current building codes adopted by the Town of Hermosa.
 A stormwater discharge permit from the South Dakota DENR (605-773-3351) may be required if the work under this application or the overall plan of development will result in the disturbance of over 1 acre of land.
 Stormwater permit application attached. _____ Yes _____ No N/A

This permit will expire one year from date of issuance.
 The Finance Officer will be notified upon start of work and completion of work for inspection purposes (255-4291).

Relationship to Property: Owner Contractor _____ Owners Representative
 I certify that I have read and understand and agree to all terms and conditions set forth herein this entire document. I specifically understand that by signing this document I am agreeing to be jointly and severally responsible, personally, and for any and all work done under this permit.

Stephen K Patton 8-29-23
 Signature Date

<p style="text-align: center;">PLANNING AND ZONING COMMISSION</p> <p style="text-align: center;"><input type="checkbox"/> Approved <input type="checkbox"/> Denied</p> <p>NAME: _____</p> <p>TITLE: _____</p> <p>SIGNATURE: _____</p> <p>DATE: _____</p> <p>APPLICATION FEE: <u>\$50.00</u> DATE PAID: _____</p>	<p style="text-align: center;">HERMOSA BOARD OF TRUSTEES</p> <p style="text-align: center;"><input type="checkbox"/> Approved <input type="checkbox"/> Denied</p> <p>NAME: _____</p> <p>TITLE: _____</p> <p>SIGNATURE: _____</p> <p>DATE: _____</p> <p>DATE PERMIT ISSUED: _____</p>
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Parcel # 009327 OFFICE USE ONLY

Town of Hermosa

PO Box 298 • 230 Main Street • Hermosa, SD 57744
Phone (605) 255-4291 • Fax (605) 255-4094
Email: town@hermosasd.com

DATE 8-28-23

PERMIT # 2023-21

Receipt # _____	Cash _____	Check # <u>3495</u>	Amount <u>50.⁰⁰</u> (\$50.00)
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**** PLEASE INCLUDE TO-SCALE DRAWINGS ****

APPLICATION CONDITIONAL USE PERMIT

Applicant Stephen K Patton
Physical Address Whitney St Hermosa SD 57744
Mailing Address 23756 Arena Dr # 19142 Rapid City SD 57702
Email spatton@siteworkinc.com
Daytime Phone 605 381 5632 Evening Phone 605 381 5632
Owner of Property (if different from applicant) _____
Owner Address _____

Permitted conditional use Requested:

live in 5th wheel til house is delivered at the end of
November or beginning Dec.

Legal Description * out lot 3 lot 14+40' of vac 4th st + 10' of vac slw
Alley Sec 32 T-2 R-8 134 AL

Length of Time Permit is requested (6 MONTH MAXIMUM)

APPLICATION MUST BE APPROVED BY THE HERMOSA PLANNING AND ZONING COMMITTEE AND THE BOARD OF TRUSTEES PRIOR TO START OF PROJECT.

By signing below, I acknowledge that I have read and understand all requirements for a Permitted Conditional Use Permit.

Steph K Patton
Signature of Applicant

8-28-23
Date

Parcel # 009327
OFFICE USE ONLY

P & Z COMMITTEE

Name: _____
Title: _____
Signature: _____
Date: _____

BOARD OF TRUSTEES

Name: _____
Title: _____
Signature: _____
Date: _____

Application Fee: _____ Date Paid: _____ Issue Picked Up: _____

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