

# MARSHALL COUNTY PLANNING & ZONING COMMISSION

## Proposed Agenda

Regular Scheduled Meeting

November 5, 2020– 9:10 AM

Marshall County Courthouse, Commissioners Chambers

- I. Call to Order
- II. Roll Call
- III. Review & Approval of Minutes from October 20, 2020
- IV. New Business:
  - A. **Plats**
    - a. North Buffalo Lake
      - 1) **Plat of Lot 2 in North Coteau Acres in Gov't Lot 9 in Section 4, T125N, R53W of the 5<sup>th</sup> P.M., Marshall County, South Dakota**
- V. Building Permits
- VI. Other
- VII. Old Business
- VIII. Adjourn

MARSHALL COUNTY PLANNING & ZONING BOARD  
PO BOX 9  
BRITTON, SOUTH DAKOTA

October 20, 2020

**Members Present:**

Doug Medhaug  
Matthew Schuller  
Kevin Jones  
Lynda Luttrell  
LeRon Knebel

**Others Present:**

Megan Biel, Auditor  
Erin Collins-Miles, P&Z Administrator

***Commissioner Medhaug presided.***

**Others Present via Zoom:**

*The meeting was open to the public and was offered via Zoom on computer and conference call. The chairman called the meeting to order and the Pledge of Allegiance was recited by everyone in attendance. Amy Dirkes, Shelby Thompson, Josh Muckenhirn, Kevin Hildebrandt and Sandy Dinger were present for portions of the meeting via zoom.*

Erin Collins-Miles, Planning & Zoning Director met with the Board to discuss Zoning business.

**Minutes:**

Knebel motioned; Schuller seconded to approve the minutes from October 6, 2020. All members voted aye.

**Variations:**

Amy Dirkes has requested a variance to build a bunkhouse to replace the existing on the property described as Lot 7 Sckerl's Roy Lake Subdivision in the NE1/4 of the SW1/4 of Section 27, T126N, R55W. The petitioner is asking to build the bunkhouse 7ft from the road right-of-way line instead of the 30ft requirement, per the Marshall County Zoning Ordinance. A letter of objection from James Meyers was received and acknowledged. Collins-Miles discussed the concerns with Meyers, to which he stated he would only be concerned about the neighbors moving a new home in, but recanted his concerns for property line and road right-of-way setbacks. **Schuller motioned; Luttrell seconded to approve the requested 23' variance to the road right-of-way line setback to build a bunkhouse to replace the existing; allowing it to be built 7' from the road right-of-way line setback instead of the 30' requirement, per the Marshall County Zoning Ordinance. All members voted aye.**

Jason Teveldal has requested a variance to place a mobile home to replace the existing on the property described as Lot 1B in Lot 1 Roykota Subdivision in Gov't Lot 5 and the SE1/4SW1/2 of Section 27, T126N, R55W. The petitioner is asking to place the mobile home 26ft from the road right-of-way line instead of the 30ft requirement, per the Marshall County Zoning Ordinance. **Luttrell motioned; Jones seconded to approve the requested 4' variance to the road right-of-way line setback to place a mobile home to replace the existing; allowing it to be placed 26' from the road right-of-way line instead of the 30' requirement, per the Marshall County Zoning Ordinance. All members voted aye.**

Justin Monson has requested a variance to place a house with a deck above the walkout basement and a garage on the property described as Lot 5 Sckerl's Roy Lake Subdivision in the NE1/4 of the SW1/4 of Section 27, T126N, R55W. The petitioner is asking to place the house 5ft from the North property line instead of the 7ft requirement, to place the garage 5ft from the South property line instead of the 7ft requirement and to construct the deck above the walkout basement 43ft from the normal high-water mark instead of the 50ft requirement, per the Marshall County Zoning Ordinance. **Luttrell motioned; Schuller seconded to approve the requested 2' variance to both the North and the South property**

line setbacks to place a house and a garage, respectively, and to approve the 7' variance to the normal high-water mark setback to place a deck above a walkout basement; allowing the house and garage to be placed 5' from both the North and South property line setbacks, respectively, instead of the 7' requirement and to place the deck above the walkout basement 43' from the normal high-water mark setback instead of the 50' requirement, per the Marshall County Zoning Ordinance. All members voted aye.

**Plats:**

Schuller motioned; Luttrell seconded to approve the following plat. All members voted aye.

**Plat of Lots 10 & 11 Jensen's East of the Road Subdivision in the NE1/4NE1/4, NW1/4NE1/4 (except that part lying West of Marshall County #5), SE1/4NE1/4, NE1/4SE1/4, SW1/4NE1/4 (except that part lying West of Marshall County #5), and a piece of land in NW1/4SE1/4 (more Particularly described as the part lying on the East side of Marshall County Highway #5) of Section 22, T125N, R56W of the 5<sup>th</sup> P.M., Marshall County, South Dakota**

**Building Permits:**

Jones motioned; Knebel seconded to approve the following building permits. All members voted aye.

Amy Dirkes: bunkhouse; BP #74-2020

Jason Teveldal: mobile home; BP #75-2020

Justin Monson: residence; BP #76-2020

VIKOR: existing tower work; BP #77-2020

**Adjourn:**

Schuller motioned; Luttrell seconded to adjourn. All members voted aye.

Submitted by:

Erin Collins-Miles, P&Z Administrator