

**AGENDA**  
**Deuel County Planning Commission and Board of Adjustment**  
**Commissioners' Meeting Room, Courthouse**  
**Monday, February 9, 2026 6:30 p.m.**

1. Call to Order the Joint Meeting of the Deuel County Board of Commission and Planning Commission Meeting
2. Approval of Minutes of January 12, 2026 and February 3, 2026 meetings of the Deuel County Board of Adjustment and Planning Commission Meeting
3. Items to be added to the agenda by Board Members or Staff under Matters for Board Discussion
4. Declaration of intent by members of the public to address the board during the Public Comment Session for an item not listed. (5 minutes maximum time)
5. Disclosure of Potential Conflicts of Interest; Relationship(s) to Applicant; or Ex Parte Communication
6. Approval of Agenda
7. Action to recess Planning Commission and convene only as Board of Adjustment
8. Board of Adjustment New Business:
  - a. Variance Requested: Section 1103.06 – Minimum Lot Area and Yard. Applicant/Owner Scott Keigh requests permission to remove an existing deck and construct a new deck, pergola, and fire pit wall. The deck, pergola, and fire pit wall are within the 10-foot side-yard setback requirement, and the pergola and fire pit wall are within the 50-foot high-water mark setback requirement. The property is located on Lot 7 and Lot 7A, In Replat of Lot 10, Ingvalsons Sugar Sand Beach Addition, Norden Township, Lake Cochrane, Deuel County, South Dakota
  - b. Variance request to Section 1219.03 Setbacks: gravel or quarry operation, mineral exploration and extraction, rock crushers within 1000 feet from property line of nearest residence. The applicant, Rogge Excavation Inc, property owner, Todd & Jody Jongeling are requesting to operation, mineral exploration and extraction, rock crusher, concrete and asphalt mixing plants. Property is located in SW1/4 Less Outlots 1-2 & Less Thompson Air Strip in Section 18-113-50, Grange Township, Deuel County, South Dakota.
  - c. Conditional Uses Permit Pursuant to Section 1101.04.04 Sand, gravel or quarry operation, Mineral exploration and extraction, rock crushers, concrete and asphalt mixing plants provided they they meet requirements of Section 1219. The applicant, Rogge Excavation Inc, property owner, Todd & Jody Jongeling are requesting to operation, mineral exploration and extraction and rock crusher. Property is located in SW1/4 Less Outlots 1-2 & Less Thompson Air Strip in Section 18-113-50, Grange Township, Deuel County, South Dakota.
  - d. Variance request to Section 1101.05.02 Area Regulations – Front Yard. The applicants/owners, Ron and Kathy Gorder, are requesting a variance to build a Hoop Barn (to be used for a Class D CAFO, which is a permitted use) in the Agricultural District within 65 feet of the road right-of-way. Property is located in E286.96' W630.96' S624.36' in SE1/4 Less That Portion of Block 1 Bahr Addition in the Section 11-113-50, Grange Township, Deuel County, South Dakota
  - e.
9. Action to recess Board of Adjustment and convene only as Planning Commission
  - a. Lots 1B of Ryemerson Farm Second Addition of Section 22, Township 113 North, Range 49 West, Blom Township, Deuel County, South Dakota
10. Reconvene Jointly
11. Public Comment Session
12. Matters for Board Discussion: Next meeting: 2nd Monday of each month, unless otherwise scheduled and published.
  - a. Appeal Hearing: Wednesday February 11, 2026
  - b. Regular Meeting: Monday, March 9, 2026
13. Staff Report
14. Executive Session (if necessary)
15. Adjourn