

# Deuel County Zoning

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Deuel County Planning Commission and Board of Adjustment  
Deuel County Complex at 47494 SD Hwy 22, Clear Lake, SD  
Tuesday, July 12, 2022 6:30 p.m.□

## Call meeting to order.

Approve minutes from June 6, 2022

6:30 p.m. Variance request to Section 1101.04 Area Regulations. The applicant/owner, Bentely King is requesting to move in an accessory building with less than 150' from the front yard. The property is E466.69' N466.69' in NE1/4SE1/4 of Section 14-114-48, Norden Township, Deuel County, South Dakota.

6:45 p.m. Variance request to Section 1101.04 Area Regulations. The applicants/owners, Kelly & Krista Frensko are requesting to build an accessory building with less than 150' from the front yard. The property is Lot 1 Louwagie Add & Ohnstad OL in SE1/4 of Section 13-116-48, Glenwood Township, Deuel County, South Dakota.

7:00 p.m. Variance request to Section 1101.04 Area Regulations. The applicants/owners, Brian Roberts & Therese Gregg are requesting a variance to plat a parcel of land, to retain existing structures that are closer to the road right-of-way & section line right-of-way than what the ordinance allows. Property is located in all that portion of the NE1/4 (to be known upon platting as Blocks 1 & 2 Roberts Addition) of the Section 25-115-49, Clear Lake Township, Deuel County, South Dakota.

- Variance request to Section 1101.04 Area Regulations. The applicants/owners, Brian Roberts & Therese Gregg are requesting to move in a new mobile home and to build a garage less than 150' from the front yard from the section line right-of-way. Property is located in all that portion of the NE/4 (to be known upon platting as Block 1 Roberts Addition) of the Section 25-115-49, Clear Lake Township, Deuel County, South Dakota.  
Convene as Deuel County Planning Commission

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7:15 p.m. Plat of Blocks 1 & 2 Roberts Addition of Section 25, Township 115 North, Range 49 West of the 5th P.M., Deuel County, South Dakota.

7:20 p.m. Plat of King Addition in NW1/4 & the W1/4 of the NE1/4 of Section 14, Township 113 North, Range 49 West of the 5th P.M., Deuel County, South Dakota.

7:25 p.m. Plat of DJ Sonnenburg Addition in SE1/4 of Section 23, Township 114 North, Range 50 West of the 5th P.M., Deuel County, South Dakota.

7:30 p.m. Plat of Bindert Home Addition in SE1/4 of Section 11, Township 116 North, Range 48 West of the 5th P.M., Deuel County, South Dakota.

Convene as Deuel County Board of Adjustment

7:45 p.m. Special Exception Permit Pursuant to ((Section 1101.03 (8)) Article XIII - (Section 1300) – Concentrated Animal Feeding Operation Regulations. The applicant, Levi Lunden, and land owner, DK Overby LLP, are requesting to seek a Class “C” Concentrated Animal Feeding Operation (CAFO up to 999 animal units – consisting of 990) which will be a feeder cattle unit in an Ag District on the property described as Lot 1 of Block 2 Overby Subdivision in the N1/2 of Section 23-113-48, Scandinavia Township, Deuel County, South Dakota.

Other Business: houses built within setback; withdrawal of Hollywood Feeders, LLC Special Exception Section 1101.03 Concentrated Animal Feeding Operations application from June 6, 2022 meeting.

Next meeting: Joint meeting with Deuel County Commissioners regarding Ordinance # B2004-01-40B: an Ordinance to amend Section 301, Districts to include “FP – Floodplain Protection District” [Article III: Establishment of Districts]; and establishing “Section 1107. FP Floodplain Protection District”, Adopted by Ordinance B2004-01, The Zoning Ordinance of Deuel County, as Amended -Tuesday July 19, 2022; regular meeting – Monday, August 15, 2022; Special Meeting with 1st District and the Deuel Deuel County Commissioners to discuss about updating the Ordinance B-2004-01 the Zoning Regulations for Deuel County – TBD August, 2022

It is the policy of Deuel County not to discriminate against the disabled. If you plan to attend, please let us know in advance if special accommodations are needed.

