



PLANNING AND ZONING COMMISSION

Wednesday, November 4, 2020

The meeting of the Deadwood Planning and Zoning Commission was called to order by Chairperson Brett Runge on Wednesday, November 4, 2020 at 5:00 p.m. in the Deadwood City Hall Meeting Room, located at 102 Sherman Street, Deadwood, SD 57732.

Planning and Zoning Commission Present: Bill Rich, David Bruce, Josh Keehn and Brett Runge

Absent: John Martinisko

Board of Adjustments Present: David Ruth, Jr., Gary Todd and Mike Johnson

Staff Present:

Jeramy Russell, Trent Mohr and Cindy Schneringer

Approval of September 16, 2020 Minutes:

It was moved by Mr. Rich and seconded by Mr. Keehn to approve the October 21, 2020 meeting minutes. Aye - All. Motion carried.

Sign Review Committee

250 US Hwy 14A (same building as Amish Furniture Store - Cathy Volk - Repaint and Reinstall Sign

Mr. Mohr stated the applicant is leasing the end of the building and is planning to use it as a salon for cutting hair, spray on tans, etc. The applicant is requesting permission to reface the existing sign. The sign and its location are compliant with the ordinances and require no variances. *It was moved by Mr. Keehn and seconded by Mr. Rich to approve the repainting and reinstalling of the sign located at 250 US Hwy 14a. Aye - All. Motion carried.*

Planning and Zoning Commission

Development, Construction and Creating Property Lines - Stage Run - Deadwood Stage Run, LLC (William Pearson)

Mr. Russell stated Bill Pearson from Deadwood Stage Run, LLC is here to answer any questions. The application is for development, construction and creating property lines in Stage Run. Legally described as Plat of Lots 1 through 5, Block 4A of Palisades Tract of Deadwood Stage Run Addition to the City of Deadwood All Located in The SW1/4 of Section 14, the SE1/4 of Section 15, the NE1/4NE1/4 of Section 22 and the N1/2NW1/4 of Section 23, T5N, R3E, B.H.M., City of Deadwood, Lawrence County, South Dakota. The purpose of the plat is to facilitate Phase 2. This week we issued addresses for the lots and are as follows on Mystery Wagon Road: Lot 1 = 101, Lot 2 = 103, Lot 3 = 105, Lot 4 = 107 and Lot 5 = 109. The proposed lots meet the area and bulk requirements for square footage. *It was moved by Mr. Keehn and seconded by Mr. Bruce to approve the Plat of Lots 1 through 5, Block 4A of Palisades Tract of Deadwood Stage Run Addition to the City of Deadwood All Located in The SW1/4 of Section 14, the SE1/4 of Section 15, the NE1/4NE1/4 of Section 22 and the N1/2NW1/4 of Section 23, T5N, R3E, B.H.M., City of Deadwood, Lawrence County, South Dakota. Aye - All. Motion carried.*

Sale of Property and Adjusting Property Lines – 732 Main Street – St. Ambrose Catholic Church

Mr. Russell stated this application is for the sale of property and adjusting the property lines. Legally described as Plat of Lot 3A, Block 1 of Kennedy and Cameron's Addition to the City of Deadwood, Lawrence County, South Dakota Formerly Portions of Lots 1 through 5, Block 1 of Kennedy and Cameron's Addition. Clarification there was an error in the legal description discovered this morning by Mrs. Runge. The error has been fixed by the surveyor and legal counsel approved proceeding with this plat. The applicant would like to re-plat this property for the purpose of selling the property to Kristine & Joel Villafuerte. *It was moved by Mr. Rich and seconded by Mr. Keehn to approve the Plat of Lot 3A, Block 1 of Kennedy and Cameron's Addition to the City of Deadwood, Lawrence County, South Dakota Formerly Portions of Lots 1 through 5, Block 1 of Kennedy and Cameron's Addition. Aye – All. Motion carried.*

Development Purposes – Located Near the Preacher Smith Monument – Randy Horner & Larry Cottier

Mr. Russell state this is for the Dunbar property. Legally described as Plat of the Preacher Smith Tract Previously Described as; All that Portion of Mineral Lot No. 921, Known as the Red Placer, Which is Embraced Within the Original Boundaries of the Wade Porter Placer Claim; All of Cattaraugus Placer Mineral Lot No. 952; Tract 1 and Tract 2, a Subdivision of H.E.S. 37, Located in the SE1/4 of Section 11, the SW1/4 of Section 12 and the NE1/4 of Section 14, Township 5 North, Range 3 East BHM; Government Lots 1, 5, 10, 12, 13, 19, and 20 in Section 11, Township 5 North, Range 3 East, BHM; Government Lots 3, 4, 5, 6, 10, 11, 12, 13, 14, 15, and 18 in Section 12, Township 5 North, Range 3 East, BHM; Government Lots 3 and 4 in Section 13, Township 5 North, Range 3 East, BHM; Government Lots 10, and 11 in Section 14, Township 5 North, Range 3 East, BHM, All located in the City of Deadwood Lawrence County, South Dakota. The new legal description will be the Preacher Smith Tract and will help tremendously as the applicants plat the new subdivision currently planned. *It was moved by Mr. Keehn and seconded by Mr. Bruce to approve the Plat of the Preacher Smith Tract Previously Described as; All that Portion of Mineral Lot No. 921, Known as the Red Placer, Which is Embraced Within the Original Boundaries of the Wade Porter Placer Claim; All of Cattaraugus Placer Mineral Lot No. 952; Tract 1 and Tract 2, a Subdivision of H.E.S. 37, Located in the SE1/4 of Section 11, the SW1/4 of Section 12 and the NE1/4 of Section 14, Township 5 North, Range 3 East BHM; Government Lots 1, 5, 10, 12, 13, 19, and 20 in Section 11, Township 5 North, Range 3 East, BHM; Government Lots 3, 4, 5, 6, 10, 11, 12, 13, 14, 15, and 18 in Section 12, Township 5 North, Range 3 East, BHM; Government Lots 3 and 4 in Section 13, Township 5 North, Range 3 East, BHM; Government Lots 10, and 11 in Section 14, Township 5 North, Range 3 East, BHM, All located in the City of Deadwood Lawrence County, South Dakota. Aye – All. Motion carried.*

Board of Adjustments:

Mayor Ruth, Jr. called the meeting of the Board of Adjustments to order.

Development, Construction and Creating Property Lines – Stage Run – Deadwood Stage Run, LLC (William Pearson)

It was moved by Mr. Todd and seconded by Mr. Johnston to approve the development, construction and creating property lines of the Plat of Lots 1 through 5, Block 4A of Palisades Tract of Deadwood Stage Run Addition to the City of Deadwood All Located in the SW1/4 of Section 14, the SE1/4 of Section 15, the NE1/4NE1/4 of Section 22 and the N1/2NW1/4 of Section 23, T5N, R3E, B.H.M., City of Deadwood, Lawrence County, South Dakota. Aye – All. Motion carried.

Sale of Property and Adjusting Property Lines – 732 Main Street – St. Ambrose Catholic Church

It was moved by Mr. Johnson and seconded by Mr. Todd to approved the sale of property and adjusting property lines of the Plat of Lot 3A, Block 1 of Kennedy and Cameron's Addition to the City of Deadwood, Lawrence County, South Dakota Formerly Lots 1 through 4 and a Portion of Lot 5, Block 1 of Kennedy and Cameron's Addition. Aye – All. Motion carried.

Development Purposes – Located Near the Preacher Smith Monument – Randy Horner & Larry Cottier

It was moved by Mr. Johnson and seconded by Mr. Bruce to approve the development purposes of the Plat of the Preacher Smith Tract Previously Described as; All that Portion of Mineral Lot No. 921, Known as the Red Placer, Which is Embraced Within the Original Boundaries of the Wade Porter Placer Claim; All of Cattaraugus Placer Mineral Lot No. 952; Tract 1 and Tract 2, a Subdivision of H.E.S. 37, Located in the SE1/4 of Section 11, the SW1/4 of Section 12 and the NE1/4 of Section 14, Township 5 North, Range 3 East BHM; Government Lots 1, 5, 10, 12, 13, 19, and 20 in Section 11, Township 5 North, Range 3 East, BHM; Government Lots 3, 4, 5, 6, 10, 11, 12, 13, 14, 15, and 18 in Section 12, Township 5 North, Range 3 East, BHM; Government Lots 3 and 4 in Section 13, Township 5 North, Range 3 East, BHM; Government Lots 10, and 11 in Section 14, Township 5 North, Range 3 East, BHM, All located in the City of Deadwood Lawrence County, South Dakota. Aye – All. Motion carried.

It was motioned by Mr. Todd and seconded by Mr. Johnson to adjourn the Board of Adjustment meeting. Aye – All. Motion carried.

Items from Staff (no action taken)

Mr. Russell welcomed Dave Bruce to the Planning and Zoning Commission and stated Mr. Bruce will be a great addition to the Commission.

Mr. Russell reported at the December 2, 2020 Planning and Zoning Commission meeting, Toby Morris and Kevin Wagner will present a TIF 101 to provide members and staff a better understanding of the ins and outs of TIFs.

Adjournment:

It was moved by Mr. Keehn and seconded by Mr. Bruce to adjourn the Regular Meeting of the Planning and Zoning Commission. Aye – All. Motion carried.

There being no further business, the Planning and Zoning Commission adjourned at 5:15p.m.

ATTEST:

Chairman, Planning & Zoning Commission

Secretary, Planning & Zoning Commission

Cindy Schneringer, Planning & Zoning Office/Recording Secretary