

**\*County Commission component at 10:30\* Recess/Adjourn [as appropriate] as County Commission/Convene  
Joint Meeting of the Planning Commission and Deuel County Commission**

**AGENDA  
JOINT MEETING  
Deuel County Board Planning Commission Joint Meeting  
with the Deuel County Commissioners  
Commissioners' Meeting Room, Courthouse  
Tuesday, August 1, 2023 10:15 a.m.**

1. Call to Order the Joint Meeting of the Deuel County Board of Commission and Planning Commission Meeting
2. Items to be added to the agenda by Board Members or Staff under Matters for Board Discussion
3. 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)
4. Disclosure of Potential Conflicts of Interest; Relationship(s) to Applicant; or Ex Parte Communication
5. Approval of Agenda
6. Action to recess Planning Commission and convene only as Board of Adjustment
7. Board of Adjustment New Business:

**ORIGINAL HEARING JULY 18, 2023 WAS POSTPONED AND AUGUST 1, 2023 NEW HEARING**

- a. Joe Mamer (Applicant) – Variance Application, Section 1103.06 Minimum Lot Area and Yard, to move existing shed less than 50' from the rear lot line, Lot 16 Grabow Addition in NE1/4 of the Section 5-114-47, Norden Township, Lake Cochrane, Deuel County, South Dakota
8. Action to recess Board of Adjustment and convene only as Planning Commission
9. Planning Commission New Business:

**ORIGINAL HEARING JULY 18, 2023 WAS POSTPONED AND AUGUST 1, 2023 NEW HEARING**

- a. Plat of Peterson Addition in SW1/4 of Section 32, T114N, R48W
- b. 10:30 a.m. # B2022-01-04: an Ordinance to amend that Article XI, "Zoning Districts," Section 1103 "LP" Lake Park, Section 1103.04. Conditional Uses, Article XI, "Zoning Districts," Section 1103 "LP" Lake Park District, Section 1103.07. Shoreline Stabilization, Filling, Grading, Lagooning and Dredging, Article XII, "GENERAL REGULATIONS" Section 1236.02 Modular Homes, Article XI, "Zoning Districts" Section 1101. "A" Agricultural District, Section 1101.02 Permitted Uses, Section 1103. "LP" Lake-park District, Section 1103.03 Permitted Uses, Section 1106. "TD" Town District, Section 1106.02 Permitted Uses, Section 1101 "A" Agriculture District, Section 1101.05 Area Regulations, that Article XIII, "Concentrated Animal Feeding Operations Regulations," Section 1303. Concentrated Animal Feeding Operation Permit Requirements and Article XII, "GENERAL REGULATIONS" Section 1208 Shelterbelt Setback Requirements.

- Public Hearing: Planning Commission and Board of County Commissioners
- Planning Commission Resolution Recommending approval of Ordinance # B2022-01-04
- First Reading of Ordinance # B2022-01-04.

10. Public Comment Session
11. Matters for Board Discussion: Next meeting: 2nd Monday of each month, unless otherwise scheduled and published. a. Regular Meeting: Monday, August 7, 2023 with a WES application Deuel Harvest South
12. Executive Session (if necessary)
13. Adjourn