

**OFFICIAL MINUTES**  
**SUMMERSET PLANNING AND ZONING COMMISSION**  
**REGULAR MEETING**  
**7055 LEISURE LANE**  
**JANUARY 25, 2021 @ 6:00 P.M.**

The meeting was called to order by Commissioner Oldfield at 6:00 p.m.

**ROLL CALL:** Brody Oldfield, Dustin Hirsch, Mike Martin, and Casey Kenrick present. Absent: John Hough. Also present was the City Administrator and the Mayor of Summerset.

**SWEARING IN OF CHAIRMAN BRODY OLDFIELD**

Mayor Melanie Torno officiated in the oath of office for Brody Oldfield.

**SWEARING IN OF BOARD MEMBER CASEY KENRICK**

Chairman Oldfield officiated in the oath of office for Casey Kenrick.

**CALL FOR CHANGES:** Motion by Hirsch, second by Martin to approve the agenda of the meeting for January 25<sup>th</sup>, 2022. Motion carried.

**CONSENT CALENDAR:** Motion by Kenrick, second by Martin to approve the minutes of the regular meeting of December 28<sup>th</sup>, 2021. Motion carried.

**HEARING FOR REZONING – KAELEM COURT**

Summerset Subdivision Lots 1-12 of Lot E-1 of Lot E, Block 9, Section 36, Township 3 North, Range 6 East, Black Hills Meridian, City of Summerset, Meade County, South Dakota. a/k/a Kaelem Ct. - Said property is zoned PD (Planned Development) and said petitioner requests the zoning to be changed to R1 (Single Family Residential).

Motion by Kenrick, second by Hirsch, to open the public hearing. Motion carried.

Mayor Melanie Torno gave an overview of the property and stated that this is a clean-up measure that needed to be corrected to the right zoning district.

Motion by Martin, second by Kenrick, to close the public hearing. Motion carried.

Motion by Kenrick, second by Martin, to approve the recommendation of R1- Single Family Residential to the Board of Commissioners.

**HEARING FOR REZONING – CITY OF SUMMERSET**

Summerset Subdivision Lots AR, BR and C of Lot 1, Block 9, Section 36, Township 3 North, Range 6 East, Black Hills Meridian, City of Summerset, Meade County, South Dakota. - Said property is zoned PD (Planned Development) and said petitioner requests the zoning to be changed to C1 (General Commercial).

Motion by Kenrick, second by Hirsch, to open the public hearing. Motion carried.

Mayor Melanie Torno gave an overview of the property and stated that this is a clean-up measure and was discovered when the City purchased the adjacent property. Torno stated that the three (3)

lots that the City owns, which City Hall sits on, were still zoned PD -Planned Development and need to be consistent with the rezoning into C-1 General Commercial.

Motion by Martin, second by Kenrick, to close the public hearing. Motion carried.  
Motion by Martin, second by Kenrick, to approve the recommendation of C-1- General Commercial to the Board of Commissioners.

**ROCKIRON ESTATES LAYOUT PLAN**

Lindsay Shagla, with HDR Engineering, went over the Layout Plan Review and discussed what the City would be looking at to conform to the ordinances/zoning regulations. Shagla did have questions regarding the intent of the developer.

Leah Berg, Civil Engineer/ACES, gave an overview of their plan and answered the questions that were on the Layout Plan Review.

It was determined that an additional meeting would be needed between the City and Leah Berg/ACES to make sure everyone is on the same page with the process and that more information is needed from the review, so both parties can continue to work together for an end goal.

**SUN VALLEY PHASE 3 LAYOUT PLAN**

Lindsay Shagla, with HDR Engineering, went over the Layout Plan Review which dealt with water, drainage, and the reason for extending Foley instead of Glenwood for the focus on ingress/egress.

Leah Berg, Civil Engineer/ACES, stated that they will be able to supply water through Diamond D. A drainage study will be done in the future and work would be on Foley as to keep Glenwood open for the expansion of the sewer treatment plant.

Discussions were had regarding the future platting and the possibility of right-of-way for an extension of Glenwood.

Further discussions will be had a future meeting between the two parties.

**ADJOURNMENT**

Motion by Martin, second by Hirsch, to adjourn the meeting at 6:47 p.m. Motion carried.

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Candace Sealey, Finance Officer

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Brody Oldfield, Chairman

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