

APPROVED MINUTES
North Sioux City Planning Commission
August 25, 2021

The regular meeting of the North Sioux City Planning Commission was called to order by Holbrook at 4:00 p.m.

Commission members present were Carpenter, Holbrook, Mitchell, Olson, and Streeter. Also, in attendance were Building Inspector, Gary Roan, and Finance Assistant, Jennifer Roupe.

Motion by Streeter, second by Olson, to approve the agenda as presented. All members present voted aye.

Motion by Mitchell, second by Carpenter, to approve the August 11, 2021, meeting minutes as presented. All members present voted aye.

New Business:

Sioux City Fence – Conditional Use Re-issuance. Anthony Osborn spoke on behalf of Sioux City Fence asking for a 6-month extension on the existing conditional use permit. Board members discussed the time frame needed to move the business.

Motion by Olson to approve a 90-day extension of the conditional use permit. Second by Streeter. Carpenter, nay; Holbrook, aye; Mitchell, nay; Olson, aye; Streeter, aye. Motion passed 3-2 vote.

Plat of LOT 1 OF BACON PARCEL 1 IN GOV'T LOT 1 OF SECTION 15, T89N, R48W, 5th P.M. NORTH SIOUX CITY, UNION COUNTY, SOUTH DAKOTA.

Roan explained that the new platted lot will have the existing garage removed and will not be used for storage. The Board discussed the proposed plat.

Motion by Carpenter to recommend to City Council, September 7, 2021. Second by Mitchell. All members present voted aye.

Plat of LOTS 9A, 9B AND 9C OF FLYNN TRACT 7 IN LOT B OF LOT A IN SECTION 10, TOWNSHIP 89 NORTH, RANGE 48 WEST OF THE 5TH PRINCIPAL MERIDIAN, UNION COUNTY, SOUTH DAKOTA. CONTAINING 856,466 S.F. (19.66 ACRES MORE OR LESS).

The plat presented will allow for 3 separate lots to be sold.

Motion by Streeter to recommend to City Council, September 7, 2021. Second by Mitchell. All members present voted aye.

Plat of SURVEY AND ACCRETION LOT - LOT 9 & LOT 9A, BLOCK 3, N ½ VACATED MARTHA STREET BLOCK 4 SUNCOAST ADDITION 1st FILING NORTH SIOUX CITY, UNION COUNTY, SOUTH DAKOTA.

Plat is combining parcels into one lot.

Motion by Streeter to recommend to City Council, September 7, 2021. Second by Mitchell. All members present voted aye.

Other Business: Eric Christensen updated members on the first reading of medical marijuana ordinance framework. Second reading will be September 7, 2021. A joint meeting with City Council and Planning and Zoning will be scheduled.

Building Permit Update:

2 Fences – 5 Bancroft Ct and 609 Lakeview Dr, 2 New Homes – 916 Wildflower Bend and 191 N Canterbury Cir

Motion by Carpenter, second by Mitchell, to adjourn at 4:38 p.m. All members present voted aye.

Dated this August 25, 2021.

Jennifer Roupe, Finance Assistant