

**AGENDA**  
**YANKTON CITY PLANNING COMMISSION**  
**City of Yankton Community Meeting Room**  
**Located at the Career and Manufacturing Technical Education Academy**  
**1200 West 21st Street - Room 114**

**Monday, November 9, 2020 @ 5:30 PM**

Because of the COVID-19 virus, this meeting will be primarily conducted electronically in compliance with SDCL. If you would like to watch the Planning Commission meeting you can do so by accessing the City of Yankton's YouTube Live Channel. <http://youtube.com/cityofyankton>.

If you would like to participate in the Planning Commission meeting, limited access will be provided through the west door of the CMTEA building. Alternatively, you can comment or ask questions utilizing the chat function on the YouTube Livestream. We encourage submitting email or phone comments during regular business hours prior to the meeting. Comments submitted to [bgoeden@cityofyankton.org](mailto:bgoeden@cityofyankton.org) or 605-668-5251, Monday - Friday, 8:00 AM to 5:00 PM will be provided to the Planning Commission for their consideration.

**ROUTINE BUSINESS:**

1. Roll Call.
2. Consideration of October 12, 2020 meeting minutes.
3. Public Appearances / Introductions.

**CONSENT ITEMS:**

1. None

**OLD BUSINESS:**

1. **Action Item** - Public hearing to consider a Conditional Use Permit for a self-storage facility in a B-2 Highway Business District on Lot 1, and the North 113.5 feet of Lot 3, Outlot C of Moderegger Outlots; and the East 370 feet of Lot 10 of Tucker's 3rd Addition and Parcel B in the NW 1/4 of Section 17, T93N, R55W as measured on the line dividing said two parcels all being in the City and County of Yankton, South Dakota. Joseph and Roberta Kleinschmit, owners. Address, West side of the 1000 Block of Ferdig Avenue.

**NEW BUSINESS:**

1. **Action Item** - Request for a variance from the City's Sign Ordinance in a B-2 Highway Business District for the placement of two banners in locations not permitted by the ordinance on Block 2 of K-Mart Addition in the City of Yankton at 2320 Broadway Avenue. Unclaimed Freight Furniture, occupant. William Hinks and Tamera Wallenstein, owners

2. **Action Item** - Plat review of a Replat of Block 69, Lower Yankton including the vacated north/south alley lying within said Block 69, and including Parcel A of Block 69, Lower Yankton, and including Parcel B of Block 69, Lower Yankton, all in the City and County of Yankton, South Dakota, hereafter to be known as: St. Joe's Corner and Lots RL-1, RL-2 and RL-3, St. Joe's Corner, City and County of Yankton, South Dakota. Location, south side of the 600 block of E. 4th Street. Debra M. Specht and Daniel L. Specht, members of Mona's, LLC, owner.
3. **Action Item** - Plat review of a Replat of Lot A of Lot 3, Parcel 1 of Lot B of Lot 3 and Lot A of Lot 4, Whiting's Subdivision, City and County of Yankton, South Dakota, and a Replat of Lot 5, East Industrial Park, City and County of Yankton, South Dakota, hereafter to be known as: Lots 1 and 2, Van Gerpen's Addition, City and County of Yankton, South Dakota. Address, 1701 Whiting Drive. Merrill W. Van Gerpen and Sandy Van Gerpen, owners.
4. **Action Item** - Plat review of Lots 1A, 2A, and 3A of Hagemann Addition in the NE 1/4 of the NE 1/4 and Government Lot 1 of Section 17, T93N, R55W of the 5th P.M., City and County of Yankton, South Dakota. Location, west side of the 800 – 1,000 Blocks of Bill Baggs Road. National Field Archery Association, Yankton Missouri River Kampground, LLC and Longbow, LLLP, owners.
5. **Action Item** - Plat review of Lots 16, 17, 19 and 20, Whitetail Run, in the NE 1/4 of the SE 1/4 of Section 16, T93N, R56W of the 5th P.M., Yankton County, South Dakota; and a Replat of Lot 7, hereafter to be known as Lot 6, Whitetail Run, in the NE 1/4 of the SE 1/4 of Section 16, T93N, R56W of the 5th P.M., Yankton County, South Dakota. Location, Whitetail Run development on the west side of the 400 – 600 Blocks of Deer Boulevard. Dennis L. Christensen, President, Deerfield Truck and Equipment Company, owner.
6. **Action Item** – Plat review of Lot 18, Whitetail Run, in the NE 1/4 of the SE 1/4 of Section 16, T93N, R56W of the 5th P.M., Yankton County, South Dakota. Location, Whitetail Run development on the west side of the 400 Block of Deer Boulevard. Dennis L. Christensen, President, Deerfield Truck and Equipment Company, owner.

## **OTHER BUSINESS:**

1. October, 2020 Building Permit Report.

## **ADJOURN:**