

**PLANNING & ZONING COMMISSION AGENDA**

December 7, 2023  
6:30 P.M.

**PLANNING & ZONING  
AGENDA**

- 1) Call to Order
- 2) Roll Call/Determination of Quorum
- 3) Approval of Agenda
- 4) Approval of Minutes of the November 16, 2023 regular meeting (pg 4-5)
- 5) Public Comments

**NEW BUSINESS**

- 6) Conditional Use Application  
Lot 15 Block 2 Rovang Industrial Park  
1913 N. Plum Avenue (pg 6-18)
- 7) Re-Zoning Application  
510 E. Switch Grass Trail (pg 19-27)

**TO RECONVENE  
PLANNING & ZONING  
FOLLOWING  
BOARD OF  
ADJUSTMENT**

**BOARD OF  
ADJUSTMENT  
AGENDA**

- 8) Call to Order
- 9) Roll Call/Determination of Quorum
- 10) Approval of Agenda

**NEW BUSINESS**

- 11) Variance Application  
1500 E. Birch Street (pg 28-49)

**ADJOURNMENT OF  
BOARD OF  
ADJUSTMENT**

**RECONVENE  
PLANNING & ZONING**

**DISCUSSION ITEMS**

- 12) Frontage Regulations (pg 50)

- 13) Building Permits for November:  
#20230537 - #20230565 (pg 51)

**ADJOURNMENT OF  
PLANNING & ZONING**

***Board members unable to attend should please contact City Hall in advance for a quorum determination at 605-582-9052.***

*Individuals in need of assistance in attaining access to the meeting, please contact City Hall at 605-582-6515 within 24 hours of the meeting time for special arrangements.*

*Those wanting to address the Planning & Zoning Commission, that do not appear on the agenda, will be heard but limited to five minutes under Public Comments. Because of the twenty four hour public notice requirement, the Planning & Zoning Commission reserves the right to delay any action requested until a future meeting.*

**SUPPLEMENT TO AGENDA**  
December 7, 2023

**MEETINGS:**

1) Thursday, December 21, 2023.

Planning & Zoning Commission meeting at 6:30 p.m. in the Council Chambers

Items on agenda:

Annexation Request – Riverpark Hills Development

2) Thursday, January 4, 2024.

Planning & Zoning Commission meeting at 6:30 p.m. in the Council Chambers

Items on agenda:

Conditional Use Application – Brandon Wellness Aspen Park - Continuation