

**City of Harrisburg Planning Commission
Agenda for September 10, 2024, Meeting at 6:00 P.M.
Liberty Elementary Board Room
200 E. Willow Street, Harrisburg, SD**

Call to Order and Roll Call

Approval of Agenda

Approval of the Meeting Minutes

1. Approve the minutes of the July 15, 2024, meeting.

Old Business

Public Comment on Non-Agenda Items

Public Hearings

1. A public hearing has been scheduled for 6:00 p.m. or shortly thereafter to accept public input on a request to rezone a portion of Lots 4 and 5 in Tract 3 of Country Corner Orchards' Addition and a portion of vacated Balamor Street lying therein, 3.2 acres total (Parcel ID# 270.78.00.K305, 270.78.00.K300, & 270.78.00.K304) from A-1 Agricultural to GB General Business.
2. A public hearing has been scheduled for 6:00 p.m. or shortly thereafter to accept public input on a request to rezone Tract 2 in Paul Alan Addition (Parcel ID#271.26.00.200) from R-1 Residential to NR Natural Response, R-2 Low Density Residential, and R-3 Multi-Family Residential.
3. A public hearing has been scheduled for 6:02 p.m. or shortly thereafter to accept public input regarding proposed revisions to Sections 3, 4, and 8 regarding accessory uses and structures of Chapter 9.02 City of Harrisburg Zoning Regulations.
4. A public hearing has been scheduled for 6:02 p.m. or shortly thereafter to accept public input regarding proposed revisions to Section 3 regarding contractor shops of Chapter 9.02 City of Harrisburg Zoning Regulations.

New Business

1. Review and recommendation to the City Council a request to rezone a portion of Lots 4 and 5 in Tract 3 of Country Corner Orchards' Addition and a portion of vacated Balamor Street lying therein, 3.2 acres total (Parcel ID# 270.78.00.K305, 270.78.00.K300, & 270.78.00.K304) from A-1 Agricultural to GB General Business.
2. Review and recommendation to City Council a request to rezone Tract 2 in Paul Alan Addition (Parcel ID#271.26.00.200) from R-1 Residential to NR Natural Response, R-2 Low Density Residential, and R-3 Multi-Family Residential.
3. Consider a Conditional Use Permit to allow an off-premises digital freestanding sign exceeding 288' square feet (requesting 616 square feet) on the property legally described as Tract 1, Bernhards Addition, SW1/4 NW1/4, Section 35, T100N, R50W (27240 SD Hwy 115, Harrisburg).
4. Review and recommendation to the City Council the petitioned annexation of Tract 2 & 3 of Cinkle & Roger's Subdivision, N1/2 NE1/4, Section 34-T100N-R50W (Parcel ID# 100.49.74.A300).
5. Review and recommendation to the City Council proposed revisions to Sections 3, 4, and 8 of the City of Harrisburg Zoning regulations regarding accessory uses and structures.
6. Review and recommendation to the City Council proposed revisions to Sections 3 of the City of Harrisburg Zoning Regulations regarding contractor shops.

Administrative Reports and Commission Input

1. Commission input.

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2. Building permit reports for July and August 2024.
3. Plats filed in July:
 - None
4. Plats filed in August
 - Lots 1-4 in Block 1, Lots 1-6 in Block 4, and Lots 1-6 in Block 5 of Greyhawk Estates Addition
 - Lot 1, Block 11 of Creekside Addition
 - Lot H3 in Lot 1, Block 10 of Creekside Addition

Adjournment

DRAFT