



City of Brookings

Brookings City & County
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Legislation Text

File #: ORD 20-008, **Version:** 2

Public Hearing and Action on Ordinance 20-008, an Ordinance to Rezone Block 21 & 22 of Timberline Addition, in the East 1,635' of the North ½ of the Northwest ¼ Except Clites Addition and Except the East 264' thereof in Section 34, Township 110 North, Range 50 West of the 5th P.M., Brookings County, South Dakota from Agricultural A District to a Residence R-1C Single-Family District (Generally located North of Steamboat Trail and South of 8th Street South).

Summary:

The applicant is requesting approval of a rezoning request for property from an Agricultural A District to a Residence R-1C Single-Family District for the purpose of future residential development. The property is currently located within the Joint Jurisdiction Area.

Background:

The property is located north of Steamboat Trail and south of 8th Street South. The rezoning request is being considered simultaneously with an annexation request. The general area contains a mix of low and medium density residential development with R-1B and R-1C Zoning Districts in close proximity.

The Comprehensive Plan shows the future land use of this area as Low Density Residential and the R-1C District is an appropriate zoning district. There is a naturally occurring pond on the property which the developer will consider when platting the land for development.

Findings of Fact:

1. The Comprehensive Plan Future Land Use Map shows the area as Low Density Residential.
2. The property shall be annexed prior to City Council acting on the Second Reading of Ordinance to rezone the property.

Staff Recommendation:

Staff recommends approval of the rezoning request.

Planning Commission Recommendation:

The Planning Commission voted 8-0 to recommend approval of the rezoning request.

Attachments:

Memo

Ordinance

Planning Commission Notice

Planning Commission Minutes 5/5/2020

Rezoning Map

Aerial Map

Future Land Use Map - Comp Plan