



Planning and Zoning Commission Regular Meeting Agenda

Wednesday, May 01, 2024 at 4:00 PM

City Hall, 102 Sherman Street, Deadwood, SD 57732

1. **Call to Order**
2. **Roll Call**
3. **Approval of Minutes**
 - a. Approve the minutes from the April 3, 2024 Planning & Zoning Commission meeting.
4. **Sign Review Commission**
5. **Planning and Zoning Commission**
 - a. Approve/Deny Temporary Vendor Application - Back When They Bucked - Black Horse Brew, LLC (Maria Roghair)
 - b. Application for Plat - Adjust Lot Lines - 288 Williams Street
PLAT OF LOTS 1 AND 2 OF PROBATE LOTS 354 AND 508; FORMERLY PROBATE LOT 354 EXCEPT THE WEST 11' THEREOF AND PROBATE LOT 508 AND THE WEST 11' OF PROBATE LOT 354; CITY OF DEADWOOD, LAWRENCE COUNTY, SOUTH DAKOTA.
Action Required:
 1. Approval/Denial by the Deadwood Planning and Zoning Commission
 - c. Annual Review - Conditional Use Permit - Home Based Business - 63 Stewart Street - Do or Donut (Carsen Witt)
Act as Planning & Zoning Commission to approve/deny continued use of Conditional Use Permit for a Home Occupation establishment located at 63 Stewart Street, legally described as THE EASTERLY 50 FEET OF LOT 2, BLOCK 72 ORIGINAL TOWN IN THE CITY OF DEADWOOD LAWRENCE COUNTY, SOUTH DAKOTA EXCEPT THAT PORTION DEEDED TO THE CITY OF DEADWOOD FOR STREET PURPOSES.
Action: approve / deny / approve with conditions
 - d. Annual Review - Conditional Use Permit - Bed and Breakfast Establishment - 28 Lincoln Avenue - Backyard Cottage (Steven Flaigg)
Act as Planning & Zoning Commission to approve/deny continued use of Conditional Use Permit for a Bed & Breakfast establishment located at 28 Lincoln Avenue, legally described as LOTS 1 AND 2, BLOCK 49, ORIGINAL TOWN, CITY OF DEADWOOD, LOCATED IN THE NW 1/4, SECTION 26, T5N, R3E, B.H.M., CITY OF DEADWOOD, LAWRENCE COUNTY, SOUTH DAKOTA.
Action: approve / deny / approve with conditions

- e. Annual Review - Conditional Use Permit - Bed and Breakfast Establishment - 771 Main Street - Tucker Inn (Shirlene Joseph)
Act as Planning & Zoning Commission to approve/deny continued use of Conditional Use Permit for a Bed & Breakfast establishment located at 771 Main Street, legally described as LOTS 7 AND 8, BLOCK 24, ORIGINAL TOWN, CITY OF DEADWOOD, LAWRENCE COUNTY, SOUTH DAKOTA.
Action: approve / deny / approve with conditions
- f. Conditional Use Permit Application for Vacation Home Establishment – 29 Lee Street – Budi Kusser
LOT B IN BLOCK 18 OF THE CITY OF DEADWOOD, LAWRENCE COUNTY, SOUTH DAKOTA, ALSO KNOWN AS 29 LEE STREET, ACCORDING TO P.L. ROGERS MAP.
Action Required:
 - 1. Public Discussion
 - 2. Approval/Denial by Planning and Zoning Commission
- g. Conditional Use Permit Application for Vacation Home Establishment – 140 Timm Lane – Glen Morovits
LOT 6 OF THE ARNIO SUBDIVISION OF M.S. 107, ACCORDING TO THE S.C. BERRY PLAT RECORDED IN PLAT BOOK 2 PAGE 88D, CITY OF DEADWOOD, LAWRENCE COUNTY, SOUTH DAKOTA.
Action Required:
 - 1. Public Discussion
 - 2. Approval/Denial by Planning and Zoning Commission
- h. Conditional Use Permit Application for Specialty Resort – 21 Lincoln Ave – Aaron Sternhagen
LOTS 1, 2, 3, AND ADJOINING VACATED ALLEY AND THE SOUTHEASTERLY 10 FEET OF LOTS 12, 13 AND 14, IN BLOCK 42, ACCORDING TO P.L. ROGERS MAP OF THE CITY OF DEADWOOD, LAWRENCE COUNTY, SOUTH DAKOTA.
Action Required:
 - 1. Public Discussion
 - 2. Approval/Denial by Planning and Zoning Commission
- i. Conditional Use Permit Application for Bed and Breakfast Establishment – 25 Lincoln Ave – Aaron Sternhagen
LOTS 12, 13 AND 14, BLOCK 42 IN THE CITY OF DEADWOOD, LAWRENCE COUNTY, SOUTH DAKOTA, EXCEPT THE SOUTHEASTERLY 10 FEET OF LOTS 12, 13 AND 14 AND ONE-HALF OF THE VACATED ALLEY, BLOCK 42, PREVIOUSLY CONVEYED TO DENNIS L. MCKAY AND LINDA M. MCKAY. ALSO THAT PORTION OF LOTS E, F, AND G, BLOCK 35 OF PROBATE LOT 226 AND SOMETIMES REFERRED TO AS CHILD’S ADDITION TO THE CITY OF DEADWOOD, QUIT CLAIMED BY FRANCIS CANEVA TO LAWRENCE C. MCKAY, ALL ACCORDING TO

THE P.L. ROGERS MAP OF THE CITY OF DEADWOOD, LAWRENCE COUNTY, SOUTH DAKOTA.

Action Required:

1. Public Discussion
 2. Approval/Denial by Planning and Zoning Commission
 - j. Review and recommendation to City Commission on possible amendment to Deadwood Codified Ordinance within Chapter 17.53 - Transient Commercial Use of Property.
6. **Items from Citizens not on Agenda**
(Items considered but no action will be taken at this time.)
7. **Items from Staff**
- a. Fassbender Collection Newsletter - 1st Quarter 2024
8. **Adjournment**

Planning and Zoning Commission meetings are not available by Zoom unless requested.