

**BOX ELDER PLANNING & ZONING COMMISSION AGENDA  
FOR THE REGULAR MEETING OF JANUARY 28, 2019 AT 7:00 P.M.  
HELD IN THE COUNCIL CHAMBERS OF BOX ELDER CITY HALL**

**CALL TO ORDER**

**ROLL CALL**

**APPROVAL OF AGENDA**

1. To approve the agenda for the regular meeting of January 28, 2019.

**BOARD OF ADJUSTMENT**

2. Public Hearing for Conditional Use Permit #180263 by EmerWest LLC to allow residential use of office to secure premises and support 24 hour service at 105 Rosehill Drive (Lot M of the NW $\frac{1}{4}$ SE $\frac{1}{4}$  of Section 24, T2N, R8E, B.H.M., Box Elder, Pennington County, SD).
3. Recommendation to Council for Conditional Use Permit #180263 by EmerWest LLC to allow residential use of office to secure premises and support 24 hour service at 105 Rosehill Drive (Lot M of the NW $\frac{1}{4}$ SE $\frac{1}{4}$  of Section 24, T2N, R8E, B.H.M., Box Elder, Pennington County, SD).
4. Public Hearing for Rezone #180263 by EmerWest LLC to rezone from Commercial to Highway Service 105 Rosehill Drive (Lot M of the NW $\frac{1}{4}$ SE $\frac{1}{4}$  of Section 24, T2N, R8E, B.H.M., Box Elder, Pennington County, SD).
5. Recommendation to Council for Rezone #180263 by EmerWest LLC to rezone from Commercial to Highway Service 105 Rosehill Drive (Lot M of the NW $\frac{1}{4}$ SE $\frac{1}{4}$  of Section 24, T2N, R8E, B.H.M., Box Elder, Pennington County, SD).

**OLD BUSINESS**

6. To approve the minutes of the Commission's regular meeting of December 26, 2018.

**NEW BUSINESS**

7. Election of Officers
8. Application for Easement Vacation #190025 by Timothy & Tawsha Bricker to remove the non-access easement along S Ellsworth Road for 810 S Ellsworth Rd (Lot 18 of Block 1 of Prairie View Estates Subdivision in Section 29. T2N, R9E, B.H.M., Box Elder, Pennington County, SD).
9. Application for Final Plat #180148 by Magic Mountain LLC for Raider Point Subdivision (Lots 1 thru 20, 21A, 21B, 22A, 22B, 23A and 23B of Block 1, Lot 1 thru 17, 18A and 18B of Block 2, Lot 15A and 15B, 16 A and 16B of Block 3, and Lot 1A and Lot 1B of Block 4 and dedicated public right-of-way of Raider Point Subdivision (formerly a portion of Tract A of Skyway Subdivision) Located in the NW $\frac{1}{4}$  of Section 17, T2N, R9E, B.H.M., Box Elder, Pennington County, SD).

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- 10.** Application for Final Plat #180218 by Harbor Point Properties LLC on behalf of South Dakota Ellsworth Development Authority for Freedom Estates Subdivision Phase 4 (Lots 5 through 10 of Block 3, and Lots 9 through 21 of Block 4, and Dedicated Right-of-Way, Freedom Estates Subdivision (formerly a portion of the E $\frac{1}{2}$  of the SW $\frac{1}{4}$  of the SE $\frac{1}{4}$  of Section 21) Located in Section 21, T2N, R9E, B.H.M., Box Elder, Pennington County, SD).

**MAYOR'S REPORT**

**GUEST INPUT**

**ADMINISTRATIVE REPORTS**

- A. Distribution of December 2018 Building & Moving Permit and License Reports.
- B. Distribution of December 2018 Building Inspection Reports.

**COMMISSION INPUT**

**ADJOURNMENT**