

**AGENDA**  
**REGULARLY SCHEDULED MEETING**  
**ABERDEEN CITY BOARD OF ZONING ADJUSTMENT**  
**Thursday, March 10, 2022 - 8:00 A.M.**  
**First Floor Council Chambers - Municipal Building**

- I. Call to Order**
- II. Roll Call**
- III. Approval of Minutes**
  - 1) February 10, 2022
- IV. Open Forum 8:00-8:10 A.M. (SEE FORMAT GUIDELINES AT END OF AGENDA)**
- V. Old Business**
- VI. New Business**
  - 1) Dan Mount and Ward Schumacher request permission, as per site plan submitted, to permit the open storage, parking or sale of motorcycles, which would be a Special Exception in the (C-2) Highway Commercial Zoning District, all on Lots 9-10, Block 47, Bennett & Thomas Addition, a.k.a. 612 Fourth Street N.
  - 2) Gatekeepers, LLC requests permission, as per site plan submitted, to 1) permit two residences on one lot, which would be an Appeal to the Board of Zoning Adjustment, and 2) to permit 4 dwelling units rather than the permitted one, which would be a three unit Maximum Density Variance and 3) to allow 4 units on a 7,100sf lot rather than the required 15,000sf, which would be a 7900sf Minimum Lot Size Variance and 4) to permit four off-street parking stalls rather than the required 6, which would be a two stall Minimum Parking Stall Variance, all on Lots 11-12, Block 12, Sullivan & Easton Addition, a.k.a. 1001 Main Street N.
  - 3) Secure Storage requests permission, as per site plan submitted, to 1) permit the operation of a mini-storage facility, which would be an Appeal to the Board of Zoning Adjustment in an (I-2) Unrestricted Industrial Zoning District, and 2) to permit the open storage of vehicles, which would be a Special Exception, and 3) to construct four mini-storage buildings that are 60' wide rather than the permitted 30', which would be four 30' Maximum Building Width Variances, all on Lot 1, Mardian Fourth Subdivision, a.k.a. 318 First Avenue SW.
  - 4) Hearing for possible revocation of Special Exception for the open storage, parking and sale of vehicles and moving vehicle rentals in a (C3/R4) Central Business/Special Density Residential Zoning District granted by the Aberdeen Board of Zoning Adjustment on June 11, 2020, all on Lots 1&2, Block 16, Original Plat of Aberdeen, a.k.a. 6 First Street S.
- VII. Other Business**
- VIII. Adjournment**

**FORMAT GUIDELINES:**

- 1) *Open forum provides an opportunity for the public to address the Aberdeen City Board of Zoning Adjustment with questions, concerns or comments on items, which are not on the agenda. Citizens are asked to sign up to speak prior to the open forum portion of the meeting. Open forum will be limited to 10 minutes (if no one is in attendance for the open forum, the regular meeting may begin) unless a majority of the Aberdeen City Board of Zoning Adjustment agrees to extend the time period. The open forum may not be used to make personal attacks, to air personality grievances, to make political endorsements, or for political campaign purposes. Open forum will not be used as a time for problem solving or reacting to the comments made, but, rather for hearing the citizen for informational purposes. The Aberdeen City Board of Zoning Adjustment may respond with request for city management to follow up and report back on any issue raised during the public address time. A presentation may not exceed two minutes in duration.*
- 2) *ADA Compliance: The City of Aberdeen fully subscribes to the provisions of the American's With Disabilities Act. If you desire to attend this public meeting and are need of special accommodations, please notify the City Planning & Zoning Office at least 8 hours prior to the meeting so appropriate auxiliary aids and services can be made available. The Aberdeen City Board of Zoning Adjustment meets monthly on the second Thursday of each month at 8:00 a.m.*
- 3) *A copy of the subject matter on the Aberdeen City Board of Zoning Adjustment meeting agenda is available for public distribution at the City Planning & Zoning Office and available on the City's website @ [www.aberdeen.sd.us](http://www.aberdeen.sd.us).*