

- 9:50 Les Cope, Commissioner-*Discuss a Subdivision Ordinance
- 10:00 Approve bills & break
- 10:10 Public Comment
- 10:15 Lily Heidebrink, Director of Equalization-*2024 Director of Equalization budget request
- 10:20 Fall River County Commissioners-*Discuss the Fall River County Code of the West; possible action
- 10:25 Kelsey Trotter, Director YMCA-*2024 Edgemont YMCA Budget request
- 10:30 Dave Weishaupl, Maintenance Supervisor –*2024 Building budget request
- 10:35 Sue Ganje, Auditor-*Report from SDACO Spring Workshop
*2024 Auditor's Office and Election budget requests
*Hire approval, Cindy Burns, Elections Administrative Assistant
- 10:40 Jackie Waldner, Community Health Nurse-*2024 Community Health Nurse budget request
- 10:50 Lance Russell, State's Attorney - *Report on discussion with Steve Haugaard regarding the petition submitted on 6/1/2023 in
Reference to Julie Frye-Mueller; possible action

Executive Session as per SDCL 1-25-2 (1) personnel and (3), legal

Adjourn

Agendas are set 24 hours prior to a meeting, any items added at the meeting will be heard for informational purposes only, if any items require action, such action will be deferred to the next meeting.

Fall River County fully subscribes to the Americans with Disabilities Act. If you desire to attend this public meeting and are in need of accommodations, please notify the commissioners' office, (605) 745-5132, 24 hours prior to the meeting so that appropriate services and auxiliary aids are available.

FALL RIVER COUNTY UNAPPROVED MINUTES OF JUNE 15, 2023

The Fall River Board of County Commissioners met in regular session on June 15, 2023. Present: Joe Allen, Les Cope, Joe Falkenburg, Heath Greenough, Deb Russell, Sue Ganje, Auditor.

The Pledge of Allegiance was given, and the meeting called to order at 9:00 a.m.

The agenda was reviewed for conflicts; none were noted. ALL MOTIONS RECORDED IN THESE MINUTES WERE PASSED BY UNANIMOUS VOTE, UNLESS OTHERWISE STATED. The full context of the meeting can be found on the county website under Commissioners at <http://fallriver.sdcountries.org>, or on Facebook, on the Fall River County's website.

Motion made by Greenough, seconded by Allen, to approve the agenda as written.

Motion made by Russell, seconded by Allen, to approve the minutes of the County Commissioners for June 1, 2023.

Motion made by Greenough, seconded by Russell, to approve the Auditor's Account with the Treasurer for April 2023 as follows:

AUDITOR'S ACCOUNT WITH THE COUNTY TREASURER

TO THE HONORABLE BOARD OF FALL RIVER COUNTY COMMISSIONERS:

I hereby submit the following report of my examination of the cash and cash items in the hands of the County Treasurer of this County on this 30th day of April 2023.

Total Amount of Deposit in First Interstate Bank, HS:	\$3,096,940.72
Total Amount of Cash:	\$6,229.63
Total Amount of Treasurer's Change Fund:	\$900.00
Total Amount of Checks in Treasurer's Possession Not Exceeding Three Days:	\$217,142.04
SAVINGS:	
#4) First Interstate Bank, HS:	\$1,647,510.42
CERTIFICATES OF DEPOSIT:	
#8) Black Hills Federal Credit Union, HS:	\$250,000.00
#14) Schwab Treasury:	\$1,007,375.75
#15) First National Bank, Lead:	\$318,473.31
#21) Schwab Treasury 2 Yr:	\$268,356.88
#22) Schwab Treasury 2 Yr:	\$977,519.53
#23) Schwab Treasury 2 Yr:	\$975,781.25
#24) Schwab Treasury 2 Yr:	\$2,038,132.81
#25) Schwab Treasury 3 Yr:	\$1,964,062.50
#26) Schwab Treasury 4 Yr:	\$1,032,893.44

**Itemized list of all items, checks and drafts that have
been in the Treasurer's possession over three days:**

Register of Deeds Change Fund:	\$500.00
Highway Petty Cash:	\$20.00
Election Petty Cash:	\$15.00

RETURNED CHECKS:

Hannah Thomas	\$426.01
Claude/Linda Plumb	\$76.00

TOTAL \$13,802,355.29

Dated This 30th Day of April 2023.

/S/ Sue Ganje
Sue Ganje, County Auditor of Fall River County

/S/ Teresa Pullen
Teresa Pullen, County Treasurer of Fall River County

County Monies	\$10,764,679.28
Held for other Entities	\$2,760,364.94
Held in Trust	\$277,311.07
TOTAL	\$13,802,355.29

The Above Balance Reflects County Monies, Monies Held in Trust, and Monies
Collected for and to be remitted to Other ENTITIES: SCHOOLS, TOWNS, AND STATE.

Motion made by Russell, seconded by Allen, to approve the pay raise for Casey Raskiewicz, Highway Department, to \$24.25 for 3-yr anniversary effective June 15, 2023, per Union Contract.

Motion made by Russell, seconded by Allen to surplus to junk from Register of Deeds; Gigaware wireless mouse, asset #1881 (broken); HP 22" computer monitor, asset #1926; computer desk, asset #1193; lumbar support chair asset #02377.

Motion made by Russell, seconded by Greenough, to approve setting a Hearing date for Rodeo Grounds restaurant for an On/Off Sale Malt Beverage and SD Farm Wine license and an On/Off sale Wine and Cider license for July 6, 2023 at 9:45 am at the regular meeting of the Fall River County Commissioners.

Motion made by Russell, seconded by Allen, to approve 2023 USDA Forest Service Contract and Modification for Antelope Season, Deer Control, Keith Park and Cascade Falls checks (signed by Joe Allen on 06/08/2023).

Motion made by Greenough, seconded by Russell, to approve Fall River County 911 Dispatch installing a Black Hills Life Flight Air Medical Transport “Easy Button” with an installation fee of \$59.95 and a monthly charge of \$38.55 from Golden West. Jacki Conlon, Hot Springs Ambulance Service Director of Operations invited everyone to the Black Hills Life Flight ribbon cutting on July 29, 2023 from Noon until 2 at their building.

Jennifer Mraz, Coroner, submitted her 2024 budget request. Commissioners asked if she could help by reporting possible indigent deaths.

Motion made by Greenough, seconded by Cope, to approve allowing the Hot Springs Radio Club to use the County Command Trailer for their annual field day exercise on June 24th and 25th, 2023.

Motion made by Greenough, seconded by Russell to approve the County Burn Ban Resolution that Frank Maynard, Emergency Manager, had proposed. Discussion ensued by the Commissioners, the Sheriff, the State’s Attorney, and the public. Roll call: Greenough-no; Russell-no; Allen-no; Cope-no; Falkenburg-yes. Motion failed.

Frank Maynard, Emergency Manager, provided updates for the Board. He also submitted the 2024 Emergency Management budget request.

Dan Cullen, Veterans’ Service Officer, submitted his 2024 budget request. Falkenburg, on behalf of the Board, commended Cullen for doing great things for people of Fall River County.

Motion made by Cope, seconded by Greenough, to approve the Resolution for Outstanding Checks as follows:

FALL RIVER COUNTY RESOLUTION #2023-25

WHEREAS, Fall River County has on record in the Office of the Auditor, Treasurer and Sheriff, outstanding checks as follows for First Interstate Bank in the amount of \$15,675.87.

CHECK #54824-----Issued on 7/9/2012 to Robert Aaberg in the amount of \$57.40.
CHECK #66289-----Issued on 1/8/2019 to Heather Ahrens in the amount of \$95.60.
CHECK #67874-----Issued on 10/15/2019 to Lynsey American Horse in the amount of \$20.84
CHECK #47405-----Issued on 11/3/2009 to Paul Amundson in the amount of \$1.31.
CHECK #7024-----Issued on 1/22/2019 to Helen Anderson in the amount \$10.00.
CHECK #4711-----Issued on 7/11/2007 to Joseph or Mary Anderson in the amount of \$1,298.56.
CHECK #47402-----Issued on 11/3/2009 to Mark Anderson in the amount of \$0.90.
CHECK #7418-----Issued on 5/4/2021 to Geena Andrews in the amount of \$20.14.
CHECK #59602-----Issued on 7/17/2014 to James Angelo in the amount of \$10.74.
CHECK #47392-----Issued on 11/3/2009 to Stephen & Lanice Archer in the amount of \$0.69.
CHECK #47128-----Issued on 10/20/2009 to Lyle Arneson in the amount of \$105.92.
CHECK #4836-----Issued on 1/15/2008 to David Baker in the amount of \$8.70.
CHECK #50384-----Issued on 10/5/2010 to William Baker in the amount of \$45.90.
CHECK #47395-----Issued on 11/3/2009 to Tom & Denise Barlow, in the amount of \$1.25.
CHECK #35683-----Issued on 7/6/2006 to Cody Bauer in the amount of \$20.64.
CHECK #4399-----Issued on 4/27/2006 to Lindsay E Bauman in the amount of \$94.58.
CHECK #40150-----Issued on 11/6/2007 to John Beard in the amount of \$31.10.

CHECK#47372-----Issued on 11/3/2009 to David & Beverly Berkley in the amount of \$12.00.
CHECK#60008-----Issued on 9/18/2014 to Best Western Ramkota in the amount of \$260.00.
CHECK#47364-----Issued on 11/3/2009 to Glen & Judy Beusch in the amount of \$8.97.
CHECK#52413-----Issued on 7/5/2011 to Ricky Bray in the amount of \$12.22.
CHECK#7375-----Issued on 2/10/2021 to Larry Brechtholdt in the amount of \$14.60.
CHECK#64274-----Issued on 6/21/2016 to Sue Brenna in the amount of \$29.93.
CHECK#47375-----Issued on 11/3/2009 to Steve Brent in the amount of \$1.56.
CHECK#35362-----Issued on 6/12/2006 to Brookside Apartments in the amount of \$30.00.
CHECK#5955-----Issued on 1/28/2013 to Erroll Everett Browneyes in the amount of \$5.83.
CHECK#58891-----Issued on 4/3/2014 to Lucas Broyles in the amount of \$13.70.
CHECK#62273-----Issued on 7/21/2015 to Eric Buck in the amount of \$64.40.
CHECK#4791-----Issued on 10/30/2007 to James A Burley in the amount of \$19.86.
CHECK#5631-----Issued on 7/5/2011 to Canadian Pacific RR in the amount of \$252.96.
CHECK#5482-----Issued on 11/2/2010 to Canadian Pacific Railway in the amount of \$1.27.
CHECK#45101-----Issued on 2/17/2009 to Carol Butzman Consulting in the amount of \$509.92.
CHECK#47373-----Issued on 11/3/2009 to Donald & Susan Cleland in the amount of \$8.86.
CHECK#52415-----Issued on 7/5/2011 to Ryan Cummings in the amount of \$11.48.
CHECK#66853-----Issued on 4/17/2019 to Shana Cuny in the amount of \$21.68.
CHECK#53021-----Issued on 10/04/2011 to James Curl in the amount of \$27.76.
CHECK#59608-----Issued on 7/17/2014 to James Curl in the amount of \$27.76.
CHECK#70244-----Issued on 10/06/2020 to Anna Amelia Daubert in the amount of \$10.84.
CHECK#47406-----Issued on 11/3/2009 to Gregory Donat in the amount of \$10.31.
CHECK#61635-----Issued on 4/21/2015 to Donna Dryden in the amount of \$10.74.
CHECK#47366-----Issued on 11/3/2009 to Gary Duchateau in the amount of \$1.93.
CHECK#43824-----Issued on 10/07/2008 to Marcia Dunham in the amount of \$21.48.
CHECK#69083-----Issued on 4/7/2020 to Raelynn Ecoffey in the amount of \$10.84.
CHECK#58927-----Issued on 4/3/2014 to Jessica Eide in the amount of \$64.38.
CHECK#47897-----Issued on 12/29/2009 to Deborah Eiring in the amount of \$57.00.
CHECK#78930-----Issued on 7/17/2014 to Tekewitha M Elliott in the amount of \$40.74.
CHECK#47367-----Issued on 11/3/2009 to Richard & Evelyn in the amount of \$5.32.
CHECK#5500-----Issued on 12/01/2010 to Donna Essay or Finney in the amount of \$95.64.
CHECK#34070-----Issued on 1/17/2006 to Anna Evans in the amount of \$20.64.
CHECK#45494-----Issued on 4/7/2009 to Family Dollar Store in the amount of \$69.05.
CHECK#48277-----Issued on 2/16/2010 to Family Dollar Store in the amount of \$32.86.
CHECK#6972-----Issued on 10/4/2018 to Fidelity National Title Company in the amount of \$110.00.
CHECK#55299-----Issued on 10/4/2012 to Tanner Fox in the amount of \$85.86.
CHECK#60753-----Issued on 12/18/2014 to Fox, Youngberg & Lewno PC in the amount of \$172.62.
CHECK#63598-----Issued on 2/16/2016 to Ruth Fraser in the amount of \$9.55.
CHECK#69094-----Issued on 4/7/2020 to Amanda Jo Galdo in the amount of \$26.80.
CHECK #62872-----Issued on 10/20/2015 to Beatrice Gasco in the amount of \$20.84.
CHECK#47380-----Issued on 11/3/2009 to Donald Gieser in the amount of \$0.67.
CHECK#47409-----Issued on 11/3/2009 to James Gilbert Jr & Elubi Gilbert in the amount of \$6.02.
CHECK#51426-----Issued on 2/1/2011 to J Norman Gilfillan in the amount of \$35.00.
CHECK#42149-----Issued on 6/10/2008 to Rhonda Gillispie in the amount of \$88.78.
CHECK#52422-----Issued on 7/5/2011 to Nickolas Graf Klein in the amount of \$11.48.
CHECK#42812-----Issued on 8/19/2008 to Gregory Connor Consulting in the amount of \$500.00.
CHECK#38325-----Issued on 5/1/2007 to H&R Sprinkler Systems in the amount of \$74.65.

CHECK#47296-----Issued on 11/3/2009 to H&R Sprinkler Systems in the amount of 66.30.
CHECK#56847-----Issued on 5/2/2013 to Joann Haacke in the amount of \$20.00.
CHECK#7101-----Issued on 9/24/2019 to Mitchell Hackett in the amount of \$13.33.
CHECK#65852-----Issued on 11/15/2018 to Terri Halls in the amount of \$42.04.
CHECK#69117-----Issued on 4/7/2020 to Tadd J Harder in the amount of \$11.68.
CHECK#38995-----Issued on 7/3/2007 to Matt Harkless in the amount of \$21.28.
CHECK#5565-----Issued on 4/11/2011 to Vance Haug in the amount of \$14.97.
CHECK#6122-----Issued on 10/16/2013 to Vance Haug in the amount of \$24.31.
CHECK#6343-----Issued on 10/21/2014 to Vance Haug in the amount of \$44.11.
CHECK#56597-----Issued on 4/4/2013 to Ellen Heafner in the amount of \$350.00.
CHECK#65125-----Issued on 7/17/2018 to Toby Higgs in the amount of \$30.08.
CHECK#1859-----Issued on 10/18/2016 to Thomas Hinrichs in the amount of \$10.84.
CHECK#38720-----Issued on 6/5/2007 to Cory Hofer in the amount of \$20.64.
CHECK#48067-----Issued on 1/19/2010 to Denny Holcomb in the amount of \$20.74.
CHECK#53598-----Issued on 1/3/2012 to Matt Holcomb in the amount of \$20.74.
CHECK#33575-----Issued on 12/6/2005 to Loren Holloway in the amount of \$55.20.
CHECK#59616-----Issued on 7/17/2014 to Roger Horner in the amount of \$14.44.
CHECK#38998-----Issued on 7/3/2007 to Charlie Hughes in the amount of \$20.64.
CHECK#38999-----Issued on 7/3/2007 to Chelsey Hughes in the amount of \$20.64.
CHECK#4928-----Issued on 5/13/2008 to Larry & Bonnie Hunt in the amount of \$8.90.
CHECK#68372-----Issued on 12/17/2019 to Steve Hupp in the amount of \$62.40.
CHECK#48061-----Issued on 1/19/2010 to Faye Iron Boy in the amount of \$20.74.
CHECK#7173-----Issued on 2/18/2020 to Jessica Iverson in the amount of \$10.00.
CHECK#66341-----Issued on 1/22/2019 to Jasper County Sheriff in the amount of \$45.00.
CHECK#7376-----Issued on 2/16/2021 to JDM Investments in the amount of \$20.00.
CHECK#60222-----Issued on 10/2/2014 to Richard Jensen in the amount of \$13.70.
CHECK#5917-----Issued on 11/6/2012 to Ronald Jensen in the amount of \$25.21.
CHECK#70288-----Issued on 10/6/2020 to Brian Roy Johnson in the amount of \$10.84.
CHECK#58932-----Issued on 4/3/2014 to Danielle Jolley-Tubbs in the amount of \$32.20.
CHECK#5386-----Issued on 5/26/2010 to Janice Jones in the amount of \$765.99.
CHECK#4982-----Issued on 8/25/2008 to JSBW or JSRH Trust in the amount of \$28.60.
CHECK#6026-----Issued on 5/7/2013 to JSRB Trust in the amount of \$18.72.
CHECK#4737-----Issued on 8/20/2007 to Merle Kezar in the amount of \$28.39.
CHECK#69088-----Issued on 4/7/2020 to Darci Kindred in the amount of \$64.28.
CHECK#37587-----Issued on 2/6/2007 to Jack Knodell in the amount of \$58.40.
CHECK#47140-----Issued on 10/20/2009 to Adam Kursave in the amount of \$20.37.
CHECK#36966-----Issued on 12/5/2006 to LabCorp of America in the amount of \$67.00.
CHECK#62013-----Issued on 6/16/2015 to Ryan Lamb in the amount of \$20.37.
CHECK#53074-----Issued on 10/4/2011 to Tim Lamont in the amount of \$49.60.
CHECK#6339-----Issued on 10/20/2014 to James Lawrence in the amount of \$18.00.
CHECK#6903-----Issued on 4/3/2018 to Jay Lester in the amount of \$13.33.
CHECK#49650-----Issued on 7/20/2010 to Cody Lien in the amount of \$20.74.
CHECK#39065-----Issued on 7/17/2007 to Dale Lockhart in the amount of \$79.99.
CHECK#45804-----Issued on 5/5/2009 to Brenda Long in the amount of \$21.85.
CHECK#54813-----Issued on 7/19/20129 to Joel Long in the amount of \$20.00.
CHECK#47377-----Issued on 11/3/2009 to Diane Loobey in the amount of \$1.26.
CHECK#35064-----Issued on 5/2/2006 to Hinhan Loud Hawk in the amount of \$151.36.

CHECK#38113-----Issued on 4/3/2007 to Raymond Luebeck in the amount of \$11.28.
CHECK#65664-----Issued on 10/16/2018 to Cindy Maas in the amount of \$15.04.
CHECK#6966-----Issued on 10/3/2018 to Gary Mahaffey in the amount of \$17.50.
CHECK#55655-----Issued on 11/15/2012 to Charles March in the amount of \$20.00.
CHECK#64447-----Issued on 7/5/2016 to Maria March in the amount of \$15.52.
CHECK#60226-----Issued on 10/2/2014 to Ruthann Markham in the amount of \$10.74.
CHECK#41209-----Issued on 3/4/2008 to Nancy Marshall in the amount of \$20.74.
CHECK#56842-----Issued on 5/2/2013 to Judy Marston in the amount of \$20.00.
CHECK#7253-----Issued on 6/2/2020 to Tyrel Martinson in the amount of \$66.73.
CHECK#47378-----Issued on 11/3/2009 to H. Ed & Grace E Marty in the amount of \$4.02.
CHECK#56004-----Issued on 12/20/2012 to Chloe Massman in the amount of \$20.00.
CHECK#3295-----Issued on 6/6/2017 to Mathison's Graphics Plus in the amount of \$22.66.
CHECK#57780-----Issued on 10/3/2013 to Tari McClung in the amount of \$50.74.
CHECK#41497-----Issued on 4/1/2008 to Jody McKean in the amount of \$27.40.
CHECK#38116-----Issued on 4/3/2007 to Ida Merrill in the amount of \$10.64.
CHECK#57795-----Issued on 10/3/2013 to Savannah Merryman in the amount of \$11.48.
CHECK#33755-----Issued on 12/20/2005 to Jane Miller in the amount of \$11.28.
CHECK#6491-----Issued on 7/28/2015 to Lyle Moen in the amount of \$32.15.
CHECK#60075-----Issued on 9/18/2014 to Dean Moncur in the amount of \$51.45.
CHECK#47131-----Issued on 10/20/2009 to Keven Moren in the amount of \$20.74.
CHECK#54733-----Issued on 7/19/2012 to Caitlyn Mossett in the amount of \$52.22.
CHECK#62587-----Issued on 9/1/2015 to Motel 6 in the amount of \$94.00.
CHECK#32770-----Issued on 9/6/2005 to Tim Murphy in the amount of \$20.64.
CHECK#47141-----Issued on 10/20/2009 to Chris Neiman in the amount of \$16.10.
CHECK#39858-----Issued on 10/2/2007 to Paul Nelsen in the amount of \$137.00.
CHECK#52434-----Issued on 7/5/2011 to Robert Nelson in the amount of \$10.74.
CHECK#5326-----Issued on 4/17/2018 to Eugenia Neugebauer in the amount of \$25.12.
CHECK#47379-----Issued on 11/3/2009 to James & Linda Newman in the amount of \$1.12.
CHECK#6756-----Issued on 5/2/2017 to Nancy Nielsen in the amount of \$106.73.
CHECK#7139-----Issued on 11/4/2019 to Nancy Nielsen in the amount of \$85.93.
CHECK#7338-----Issued on 11/5/2020 to Nancy Nielsen in the amount of \$87.94.
CHECK#62314-----Issued on 7/21/2015 to Tamera Norton in the amount of \$11.48.
CHECK#6695-----Issued on 12/22/2016 to Tom O'Dell in the amount of \$60.00.
CHECK#39604-----Issued on 9/4/2007 to John Olovich in the amount of \$15.92.
CHECK#39604-----Issued on 8/24/2020 to John Olovich in the amount of \$8.00.
CHECK#71330-----Issued on 3/25/2021 to John Olovich in the amount of \$327.93.
CHECK#6542-----Issued on 11/16/2015 to Tonya Olson in the amount of \$5.03.
CHECK#44924-----Issued on 1/29/2009 to Michael Ortner in the amount of \$684.97.
CHECK#37570-----Issued on 2/6/2007 to Krystal Park in the amount of \$48.80.
CHECK#47369-----Issued on 11/3/2009 to Margaret Passons in the amount of \$3.63.
CHECK#47387-----Issued on 11/3/2009 to Jay & Sarah Pauley in the amount of \$0.50.
CHECK#33781-----Issued on 12/20/2005 to Matt Pepin in the amount of \$42.56.
CHECK#61671-----Issued on 4/21/2015 to Jay Peterson in the amount of \$11.48.
CHECK#57258-----Issued on 7/8/2013 to Premier Vehicle Install in the amount of \$665.38.
CHECK#6805-----Issued on 8/30/2017 to ProBuild in the amount of \$20.41.
CHECK#5330-----Issued on 4/17/2018 to Lois Quinn in the amount of \$16.72.
CHECK#59420-----Issued on 6/19/2014 to Radioshack in the amount of \$11.98.

CHECK#55681-----Issued on 11/15/2012 to Beverly Rankin in the amount of \$25.38.
CHECK#47376-----Issued on 11/3/2009 to Mark Raymond in the amount of \$4.98.
CHECK#62963-----Issued on 11/3/2015 to Nikki Raymond in the amount of \$35.00.
CHECK#41180-----Issued on 3/4/2008 to Merissa Rickel in the amount of \$21.48.
CHECK#64405-----Issued on 7/5/2016 to Merissa Rickel in the amount of \$35.20.
CHECK#67921-----Issued on 10/15/2019 to Deana M Roberts in the amount of \$11.68.
CHECK#1900-----Issued on 10/18/2016 to Susan Roth in the amount of \$23.36.
CHECK#47384-----Issued on 11/3/2009 to John & JoAnne Rundquist in the amount of \$0.61.
CHECK#5802-----Issued on 5/2/2012 to Miranda Brown Sager in the amount of \$21.87.
CHECK#62260-----Issued on 7/21/2015 to Mark Samuels in the amount of \$13.70.
CHECK#6017-----Issued on 5/1/2013 to Sara & David Sanders in the amount of \$26.85.
CHECK#32059-----Issued on 5/5/2006 to Sanichem in the amount of \$302.56.
CHECK#41159-----Issued on 3/4/2008 to Sanichem in the amount of \$555.75.
CHECK#5217-----Issued on 10/9/2009 to Sara Sanders in the amount of \$4.60.
CHECK#47381-----Issued on 11/3/2009 to Christine Schwaighofer in the amount of \$5.62.
CHECK#40139-----Issued on 11/6/2007 to Chris Schwartz in the amount of \$86.60.
CHECK#6471-----Issued on 6/12/2015 to Gary or Kathleen Schweig in the amount of \$132.55.
CHECK#6828-----Issued on 10/20/2017 to Delores Sharp in the amount of \$5.00.
CHECK#56002-----Issued on 12/20/2012 to Kevin Sides in the amount of \$20.74.
CHECK#42444-----Issued on 7/1/2008 to Marsha Simmons in the amount of \$52.96.
CHECK#5827-----Issued on 5/31/2012 to Kelly Simons in the amount of \$8.85.
CHECK#7163-----Issued on 12/31/2019 to Drew Simpson in the amount of \$236.62.
CHECK#6353-----Issued on 11/3/2014 to Steve & Carla Simunek in the amount of \$364.59.
CHECK#47397-----Issued on 11/3/2009 to Carole J Smolnikar in the amount of \$0.34.
CHECK#47391-----Issued on 11/3/2009 to Richard Snow in the amount of \$0.94.
CHECK#2153-----Issued on 11/22/2016 to Christa Spillane in the amount of \$130.00.
CHECK#41585-----Issued on 4/15/2008 to Harley Spray in the amount of \$21.48.
CHECK#47404-----Issued on 11/3/2009 to Dorothy Stanley in the amount of \$0.24.
CHECK#69064-----Issued on 4/7/2020 to Jacklyn Stanley in the amount of \$20.63.
CHECK#47383-----Issued on 11/3/2009 to State Farm Bank in the amount of \$8.96.
CHECK#4829-----Issued on 1/30/2018 to Mikayla Stevens in the amount of \$225.00.
CHECK#47388-----Issued on 11/3/2009 to Steve & Leah Sutherland in the amount of \$0.41.
CHECK#54817-----Issued on 7/19/2012 to Will Tarrell in the amount of \$20.00.
CHECK#4151-----Issued on 5/2/2005 to The Nature Conservancy in the amount of \$1134.02.
CHECK#4821-----Issued on 12/12/2007 to The Paha Sapa Foundation in the amount of \$38.00.
CHECK#6058-----Issued on 6/24/2013 to Tinsu Springs LLC in the amount of \$75.00.
CHECK#39865-----Issued on 10/2/2007 to George Toal in the amount of \$12.00.
CHECK#40161-----Issued on 11/6/2007 to George Toal in the amount of \$48.12.
CHECK#40165-----Issued on 11/6/2007 to Abby Tobin in the amount of \$27.40.
CHECK#6968-----Issued on 10/3/2018 to Milton Torres in the amount of \$8.33.
CHECK#7236-----Issued on 5/4/2020 to Celeste Trave in the amount of \$44.92.
CHECK#2400-----Issued on 12/20/2016 to Michael Tuma in the amount of \$39.97.
CHECK#4543-----Issued on 12/26/2017 to Darwyn Ulberg in the amount of \$150.00.
CHECK#66224-----Issued on 12/27/2018 to Darwyn Ulberg in the amount of \$150.00.
CHECK#37568-----Issued on 2/6/2007 to David Underwood in the amount of \$37.28.
CHECK#43929-----Issued on 10/7/2008 to Matt Vandewater in the amount of \$20.74.
CHECK#61379-----Issued on 3/17/2015 to Rachel Waddell in the amount of \$39.61.

CHECK#61700-----Issued on 4/21/2015 to Tonia Wagoner in the amount of \$12.22.
CHECK#40164-----Issued on 11/6/2007 to Jason Walz in the amount of \$20.74.
CHECK#7197-----Issued on 4/10/2020 to K. Bruce Michael Webb in the amount of \$91.18
CHECK#52445-----Issued on 7/5/2011 to Marion Weber in the amount of \$32.20.
CHECK#7205-----Issued on 4/14/2020 to Colin Weeks in the amount of \$7.27.
CHECK#6653-----Issued on 10/14/2016 to West Plains LLC in the amount of \$764.08.
CHECK#67867-----Issued on 10/15/2019 to Brandon White in the amount of \$62.00.
CHECK#5300-----Issued on 2/23/2010 to Jackie & Phillip White in the amount of \$12.52.
CHECK#54838-----Issued on 7/19/2012 to Jerry White in the amount of \$13.70.
CHECK#54745-----Issued on 7/3/2012 to Wade Wilkins in the amount of \$3.70.
CHECK#55988-----Issued on 12/20/2012 to Wade Wilkins in the amount of \$11.10.
CHECK#70221-----Issued on 10/6/2020 to Wade Wilkins in the amount of \$28.40.
CHECK#47390-----Issued on 11/3/2009 to Roy A Witchers in the amount of \$0.34.
CHECK#6649-----Issued on 10/13/2016 to Alicia Wright in the amount of \$44.58.
CHECK#6902-----Issued on 4/3/2018 to ZT Motors in the amount of \$17.17.

WHEREAS, the Board of County Commissioners of Fall River County may by resolution make the "cancellation of checks and warrants not presented within two years of issuance" as stated in SDCL 1967 7-22-17.

NOW THEREFORE BE IT RESOLVED, that the above-mentioned outstanding checks be canceled and the County Treasurer and County Auditor be instructed to cancel the same unless the individuals on the above listing contact the Auditor's office within 30 days from publication.

PASSED AND APPROVED THIS 15th DAY OF JUNE 2023.

/S/ Joe Falkenburg
Joe Falkenburg, Chairman
Fall River County Board of Commissioners

Attest:
/S/ Sue Ganje
Sue Ganje
Fall River County Auditor

Teresa Pullen, Treasurer, submitted her 2024 budget request to the Board.

Motion made by Greenough, seconded by Allen, to approve the request for Erin McGlumphy to sign a new lease with Marco, for a copy machine for the Extension, Weed & Pest and Emergency Management.

Jennifer Gray, Aspire Executive Director, presented by phone a 2024 budget request. Falkenburg noted that the County has not provided funding to Aspire in the past.

Randy Seiler, Highway Superintendent, met with the Board. Motion made by Russell, seconded by Allen, to approve the low and only bid on 6/12/2023 of \$3.05 for 8,000 gallons of Dyed DSL#2 from Nelson's Oil & Gas.

Seiler spoke of the definition of “minimum maintenance” and “no maintenance” County Roads. Falkenburg requested that the County add, “Travel at your own risk” along with each sign that says, “no maintenance”. The County grades the road and mows once a year, if needed, on “minimum maintenance” roads. Falkenburg requested State’s Attorney, Lance Russell, to draft a resolution regarding each definition to bring to the next meeting.

Seiler presented his 2024 County Highway budget request to the Board, noting he included a new road grader, a new fuel system for the County Highway Shop, and a new pickup for an approximation of \$525,00. Seiler asked for recommendations for his current equipment budget, noting possible purchase of a scale for gravel purchases.

Discussion was held on the cost share agreement between the county and SD Game, Fish and Parks regarding the amount of Mag-Water for 2024, and the need for a cost to present to GF&P for 2024. The Board would like to propose that the South Dakota Game Fish and Parks pay for 75% of the Mag-Water in 2024 on Shep’s Canyon Road.

Updates were provided to the Board by Seiler stating that the Mickelson Trail Bridge is close to completion and he stated that it may be open by next week. He will find out if South Dakota Game, Fish and Parks want the previous fence installed or if they will be providing a new fence for installation. The County Highway Department has begun mowing the ditches of County roads. They are also hauling gravel and blading. He also reported that the 2 day annual Hwy Workshop that he and Crissy Stover, Highway Office Manager, attended was very informative and Crissy will be working with Emergency Management on a damage and disaster management program which will help speed up and document FEMA claims.

Motion made by Allen, seconded by Russell, to approve the bills as follows:

General Fund		
AMAZON CAPITAL SERVICES	SUPPLY	\$971.87
AUDRA HILL CONSULTING,INC	MI QMHP EVALUATION	\$325.21
CURA HOSPITALITY	INMATE MEALS	\$14,072.25
A-Z SHREDDING INC	SHREDDING	\$266.30
BOB BARKER COMPANY INC	INMATE SUPPLIES	\$798.53
BLACK HILLS CHEMICAL	SUPPLY	\$185.09
BLACK HILLS AMMUNITION	SUPPLY	\$529.24
CENTURY BUSINESS LEASING	COPIER LEASE & METER	\$736.29
EN-TECH LLC	FUMIGATION	\$125.00
EXECUTIVE MGMT FINANCE	BIT NETWORK FEES	\$52.75
FALL RIVER AUTO SUPPLY	SUPPLY	\$275.56
FALL RIVER HEALTH SERVICE	INMATE MEDICAL	\$445.20
FALL RIVER HEALTH SERVICE	INMATE MEDICAL	\$5,600.00
FALL RIVER COUNTY HERALD	PUBLICATION	\$796.70
GALLS	SUPPLY	\$128.25
GOLDEN WEST TECHNOLOGIES	IT SUPPORT/CONTRACT	\$7,654.87
HOPE COUNSELING CENTER	QMHP/MI	\$300.00
HUSTEAD LAW OFFICE, P.C.	CAAF	\$2,668.76
LIGHTING MAINTENANCE CO.	SUPPLY	\$240.30
MARCO	COPIER LEASE	\$154.37
MARKETLAB INC	BLOOD DRAW SUPPLIES	\$129.80

MARTY'S TIRE & AUTO BODY	REPAIR/SERVICE	\$835.00
MASTERCARD	COUNTY CREDIT CARD	\$3,679.45
MCCOLLEY'S	COUNTY BURIAL ASSIST	\$1,900.00
MOCIC	MEMBERSHIP	\$100.00
NELSONS OIL & GAS INC.	UTILITY	\$848.06
O'DAY, VALARIE	COURT REPORTER	\$97.50
PENNINGTON COUNTY JAIL	INMATE HOUSING PENNI	\$4,275.00
PENNINGTON COUNTY JAIL	TRANSPORT	\$184.44
PENNINGTON COUNTY	QMHP/MI	\$139.00
PRECISION EYECARE PC	INMATE MEDICAL	\$150.00
PULLEN, TERESA	REIMBURSEMENT	\$75.00
SOUTHERN HILLS ECONOMIC	2023 BUDGET ALLOTMEN	\$10,000.00
SD DEPARTMENT OF HEALTH	BLOOD DRAW ANALYSIS	\$415.00
SDAAO	2023 ASSESSOR SCHOOL	\$700.00
SOFTWARE SERVICES INC	SOFTWARE SERVICES	\$15,326.00
SOUTHERN HILLS LAW PLLC	CAAF	\$378.50
STEINLEY REAL ESTATE	USPAP REGISTRATION	\$650.00
STEVENS AUTOMOTIVE	SERVICE	\$1,517.93
STURGIS RESPONDER SUPPLY	SHERIFF SUPPLY	\$11,583.80
WESTERN SD JUV SERV CTR	JUVENILE SERVICES	\$9,000.00
MILES, SASHA	BLOOD DRAW	\$525.00
MASTERSON, DAVID	REFUND	\$300.00
	TOTAL FOR GENERAL FUND	\$99,136.02
COUNTY ROAD & BRIDGE		
BLACK HILLS POWER EQUIP	SUPPLY	\$36.90
BUTLER MACHINERY CO.	SUPPLY	\$139.92
DAKOTA FLUID POWER INC	SUPPLY	\$179.43
FLOYD'S TRUCK CENTER	PARTS	\$1,082.12
FALL RIVER HEALTH	RANDOM DRUG TEST	\$162.00
GOLDEN WEST TECHNOLOGIES	IT SUPPORT/CONTRACT	\$8.25
GRIMM'S PUMP SERVICE INC	SERVICE	\$1,692.40
MASTERCARD	COUNTY CREDIT CARD	\$169.70
NEWMAN SIGNS INC.	SIGNAGE	\$211.09
RAMKOTA HOTEL-PIERRE	HOTEL	\$184.92
RAPID DELIVERY	DELIVERY SERVICE	\$18.53
ROSANE CONSTRUCTION LLC	MAGNESIUM CHLORIDE	\$18,279.36
SEILER, RANDY	CELL REIMBURSEMENT	\$135.00
STOVER, CRISPEEN	TRAVEL REIMBURSEMENT	\$46.00
	TOTAL FOR ROAD & BRIDGE	\$22,345.62
911 SURCHARGE REIMB		
CENTURY BUSINESS LEASING	COPIER LEASE & METER	\$88.49
GOLDEN WEST TECHNOLOGIES	IT SUPPORT/CONTRACT	\$8.25
MASTERCARD	COUNTY CREDIT CARD	\$6.00
	911 SURCHARGE REIMB	\$102.74

EMERGENCY MGT		
AMAZON CAPITAL SERVICES	SUPPLY	\$161.03
GOLDEN WEST TECHNOLOGIES	IT SUPPORT/CONTRACT	\$16.50
HOT SPRINGS FIRE DEPT	BATTERIES	\$149.98
MARCO	COPIER LEASE	\$77.19
MASTERCARD	COUNTY CREDIT CARD	\$492.01
SONNEL TECHNOLOGIES, LLC	SHERIFF VEHICLE COMP	\$26,947.42
	TOTAL EMERGENCY MGT	\$27,844.13
24/7 SOBRIETY FUND		
AMAZON CAPITAL SERVICES	SUPPLY	\$19.64
	TOTAL 24/7 SOBRIETY FUND	\$19.64
M&P RELIEF		
TRIMIN SYSTEM, INC.	ANNUAL HOSTING	\$7,375.00
	TOTAL FOR M&P RELIEF FUND	\$7,375.00
	TOTAL PAID BETWEEN 06/02-06/15	\$156,823.15

Break was taken at 10:03 am.

Meeting reconvened at 10:18 am.

Public comment was heard from Lyle Norton, Sheriff. Currently there are 15 inmates in jail, 14 in house, 13 males, 1 female, with 1 male being in held the Pennington County Jail.

Hayley Maurer, Fall River Conservation District, submitted her 2024 budget request.

Mel Engebretson, Register of Deeds, submitted her 2024 budget request.

Stacey Martin, GIS Coordinator, submitted her 2024 budget request.

Dave Weishaupl, Maintenance Supervisor, reported to the Board with updates.

Motion made by Greenough, seconded by Allen, to approve renewing the Golden West quote for Gentech Advantage Omnicast renewal contract for the County's security system at a cost of \$850.00 per year.

Motion made by Allen, seconded by Russell to approve fixing the Chevy CO pickup at a cost of \$2,510.21 that has already been paid to the County from insurance. Roll call: Greenough-no; Russell-yes; Cope-yes; Allen-yes; Falkenburg-yes, motion carried.

Cole Romey, Attorney, appeared on behalf of his client, Revco. He requested that the Commissioners accept the petition but would like to wait until an easement has been drafted before taking action..

Motion made by Russell, seconded by Cope, to approve accepting the petition to vacate a 40' wide portion of Lot 7 of South Shore Yacht Club Estates Subdivision in N1/2SE1/4 Sec 7 Twp 9S Rng 6E, BHM, Fall River County, South Dakota.

Romey will let the Auditor know when the easement has been completed and to proceed with setting a hearing date.

Motion made by Allen, seconded by Russell to approve the following resolution:

FALL RIVER COUNTY RESOLUTION #2023-26

**A PLAT OF WEINREIS TRACT,
LOCATED IN THE SE1/4 OF SECTION 29, T9S, R6E, BHM, FALL RIVER COUNTY, SOUTH
DAKOTA**

WHEREAS, there has been presented to the County Commissioners of Fall River County, South Dakota, the within plat of the above described lands, and it appearing to this Board that the system of streets conforms to the system of streets of existing plats and section lines of the county; adequate provision is made for access to adjacent unplatted lands by public dedication or section line when physically accessible; all provisions of the county subdivision regulations have been complied with; all taxes and special assessments upon the property have been fully paid; and the plat and survey have been lawfully executed; now and therefore,

BE IT RESOLVED that said plat is hereby approved in all respects.

Dated this 15th day of June, 2023.

/S/ Joe Falkenburg
Joe Falkenburg, Chairman
Fall River County Board of Commissioners

ATTEST:

/S/ Sue Ganje
Sue Ganje
Fall River County Auditor

Andrea Powers submitted the 2024 SHEDCO budget request.

Sue Ganje, Auditor, spoke of the new 2023 poverty level income guidelines, effective 01/19/2023, to the Board. That will be brought to the next meeting.

Motion made by Allen, seconded by Russell, to approve changing the plat resolution #2023-18, dated April 6, 2023 to Fall River County Resolution #2023-18A due to a duplication of resolution number.

Motion made by Greenough, seconded by Allen, to assign the hail insurance proceeds for future vehicle or ATV purchase for the Sheriff in the amount of \$33,999.77 and for Weed and Pest in the amount of \$8,093.36 (minus the deductibles).

Motion made by Allen, seconded by Cope to deny the request from South Dakota Driver's Licensing the use of the South Annex on Fridays.

Motion made by Allen, seconded by Russell, to authorize the Chairman to sign the corrected participation form for the Opioid Settlement for CVS.

Motion made by Russell, seconded by Allen, to increase the indigent burial rate to \$2,150.00.

Lance Russell, State's Attorney, submitted his 2024 budget request.

Russell also reported to the Board that he has not been able to speak to Steve Haugaard about Julie Frye-Mueller petition.

Mike Mueller spoke in favor of waiting until Lance Russell has a discussion with Steve Hauggard to move forward with any action on Julie Frye-Mueller's behalf.

Motion made by Russell, seconded by Allen, to adjourn at 11:09 a.m.

/s/ Joe Falkenburg

Joe Falkenburg, Chairman

Board of Fall River County Commissioners

ATTEST:

/s/ Sue Ganje, Auditor

Sue Ganje, Auditor

Fall River County

AUDITOR'S ACCOUNT WITH THE COUNTY TREASURER

TO THE HONORABLE BOARD OF FALL RIVER COUNTY COMMISSIONERS:

I hereby submit the following report of my examination of the cash and cash items in the hands of the County Treasurer of this County on this 31st day of May 2023.

Total Amount of Deposit in First Interstate Bank, HS:	\$	2,840,959.61
Total Amount of Cash:	\$	1,190.67
Total Amount of Treasurer's Change Fund:	\$	900.00
Total Amount of Checks in Treasurer's Possession Not Exceeding Three Days:	\$	19,204.80
SAVINGS:		
#4) First Interstate Bank, HS:	\$	1,649,074.43
CERTIFICATES OF DEPOSIT:		
#8) Black Hills Federal Credit Union, HS:	\$	250,000.00
#14) Schwab Treasury:	\$	1,020,247.57
#15) First National Bank, Lead:	\$	318,473.31
#21) Schwab Treasury 2 Yr:	\$	267,705.31
#22) Schwab Treasury 2 Yr:	\$	974,221.88
#23) Schwab Treasury 2 Yr:	\$	973,437.50
#24) Schwab Treasury 2 Yr:	\$	2,034,437.50
#25) Schwab Treasury 3 Yr:	\$	1,950,000.00
#26) Schwab Treasury 4 Yr:	\$	1,025,254.22
Itemized list of all items, checks and drafts that have been in the Treasurer's possession over three days:		
Register of Deeds Change Fund:	\$	500.00
Highway Petty Cash:	\$	20.00
Election Petty Cash:	\$	15.00
RETURNED CHECKS:		
Hannah Thomas	\$	426.01
Mary Bails	\$	1,191.17

TOTAL \$ 13,327,258.98

Dated This 31st Day of May 2023.



Sue Ganje, County Auditor of Fall River County



Teresa Pullen, County Treasurer of Fall River County

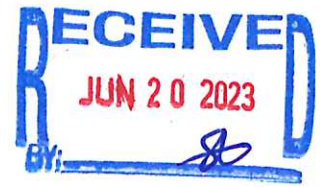
County Monies	\$	11,374,916.10
Held for other Entities	\$	1,662,790.06
Held in Trust	\$	289,552.82
TOTAL	\$	13,327,258.98

The Above Balance Reflects County Monies, Monies Held in Trust, and Monies Collected for and to be remitted to Other ENTITIES: SCHOOLS, TOWNS, AND STATE.



THE SECRETARY OF THE INTERIOR
WASHINGTON

JUN 15 2023



FALL RIVER COUNTY
906 N River Street
Hot Springs, SD 57747-1390

Dear County Official:

I am pleased to notify you that on June 15, 2023, the Department of the Interior (Department) issued payments under the Payments in Lieu of Taxes (PILT) program. The PILT program compensates eligible local jurisdictions for Federal lands administered by agencies within the Department and on behalf of the U.S. Forest Service and the U.S. Army Corps of Engineers. Local governments may use the PILT payments for any governmental purpose, including emergency response, public schools, and roads. Since local governments cannot tax Federal lands, annual PILT payments help to defray the costs associated with maintaining important community services.

The Payments in Lieu of Taxes Act, 31 U.S.C. 6901–6907, as amended, authorized the program. The PILT Act prescribes the formula used to compute the annual payments based on annually adjusted per-acre and population variables. Prior-year Federal payments under certain revenue-sharing programs, as reported annually by States, are deducted in formulating the payment amounts. A provision in the PILT Act provides temporary compensation for recent additions to the National Park System and National Forest Wilderness Areas.

The President signed the Consolidated Appropriations Act, 2023 (Public Law 117–328) on December 29, 2022, providing full funding for the 2023 PILT program. More than 1,900 local jurisdictions received a total of \$578.8 million in PILT payments this year.

For 2023, your county is receiving a PILT payment of \$852,546. If you provided current bank routing and account numbers to our Interior Business Center or to the System of Awards Management (SAM), an electronic funds transfer was posted to your account on or about June 15, 2023. If you did not receive a payment or require further information, please refer to www.doi.gov/pilt. The website includes information on how to register in SAM to expedite receipt of future PILT payments. If you have any questions, please contact the PILT Program Manager, Ms. Dionna Kiernan, at DOI_PILT@ios.doi.gov or (202) 341–2066.

Sincerely,



Deb Haaland

**A Plat of Callan Tract 1 and Callan Tract 2, located in the S1/2 of Section 31, T8S, R3E, BHM,
Fall River County, South Dakota**

Formerly Tract Callan

WHEREAS, there has been presented to the County Commissioners of Fall River County, South Dakota, the within plat of the above described lands, and it appearing to this Board that the system of streets conforms to the system of streets of existing plats and section lines of the county; adequate provision is made for access to adjacent unplatted lands by public dedication or section line when physically accessible; all provisions of the county subdivision regulations have been complied with; all taxes and special assessments upon the property have been fully paid; and the plat and survey have been lawfully executed; now and therefore,

BE IT RESOLVED that said plat is hereby approved in all respects.

Dated this 21st day of July, 2022.

/s/Joe Falkenburg, Chairman
Fall River County Board of Commissioners

ATTEST:
/s/Sue Ganje
Fall River County Auditor

The 2023 PILT Distribution Hearing was held as set by board. Motion made by Russell, seconded by Cope, to distribute the monies as done in 2022 for 2023, keeping schools to receive 10% of the total amount received (distributed by federal acres in each school district) and to allow distribution of 50% of the allocation (after the school portion) to the Township, Ambulance and Fire Districts for the 2023 distribution. With Greenough voting no, all others voting yes, by roll call vote, motion carried.

Brett Blessing, Highway Foreman, met with the Board. Motion made by Allen, seconded by Cope, to approve the extended warranty cost for the Caterpillar 140M3 AWD for 24 months in the amount of \$17,860.00. With Russell voting no, all others voting yes, by roll call vote, motion carried.

Fuel quotes were presented as follows:

7/6/2022 Fuel Quotes	8,000-Gal Gasoline
MG Oil	\$4.2428/gallon
Nelson's	\$4.58/gallon
PJ's Hi-D-Way	No Bid

Motion made by Greenough, seconded by Russell, to approve the low bid from MG Oil for 8,000 gallons of gasoline at \$4.2428 per gallon, for a total of \$33,942.40.

Motion made by Greenough, seconded by Allen, to approve the June 2022 transfers to reimburse the highway department for fuel used or work performed as follows: Sheriff's Department for \$4,780.08; Weed and Pest Office for \$586.57; Building for \$170.39; Emergency Management for \$92.22; and Director of Equalization for \$40.25.

Date Received _____
Date Issued _____

License No. _____

Uniform Alcoholic Beverage License Application

A. Owner Name and Address

Lisa Batley
14098 E. Oral Rd
Oral, SD 57706

Owner's Telephone #: 605-891-9034

B. Business Name and Address

Prodeo Grounds
27631 Hwy 79
Hot Springs, SD 57747

Business Telephone #: 605-891-9034

Place of business is located in a municipality? ☐ Yes ☒ No

County: Fall River

Do you own or lease this property? ☐ Own ☒ Lease

Are real property taxes paid to date? ☒ Yes ☐ No

D. Legal description of licensed premise:

PONDEROSA SUBD in 34-7-6: Lot 2, BLK 3,
less that part of Tract SB in lot 2

C. Indicate the class of license being applied for (submit separate application for each class of license).

- ☐ Retail (on-sale) Liquor
☐ Retail (on-sale) Liquor - Restaurant
☐ Convention Center (on-sale) Liquor
☐ Package (off-sale) Liquor
☐ Retail (on-off sale) Wine and Cider
☒ Retail (on-off sale) Malt Beverage & SD Farm Wine
☐ Package Delivery
☐ Hunting Preserve
☐ Other _____

Is this license in active use? ☐ Yes ☒ No

Do you or any officers, directors, partners, or stockholders
hold any other alcohol retail, manufacturing, or
wholesaler licenses?

☐ Yes ☒ No If Yes, please list on the back page.

Have you ever been convicted of a felony? ☐ Yes ☒ No

E. State Sales Tax Number pending

F. New license ☒ Transfer? (\$150) ☐ Re-issuance ☐

G. CERTIFICATE: The undersigned applicant certifies under the penalties of perjury that all statements provided herein are true and correct; that the said applicant complies with all of the statutory requirements for the class of license being applied for and in addition agrees to permit agents of the Department of Revenue access to the licensed premises and records as provided in SDCL 35-2-2.1, and agrees this application shall constitute a contract between applicant and the State of South Dakota entitling the same or any peace officers to inspect the premises, books and records at any time for the purpose of enforcing the provisions of Title 35 SDCL, as amended.

Date 6-13-2023 Print Name Lisa Batley Signature Lisa Batley

H. APPROVAL OF LOCAL GOVERNING BODY - Notice of hearing was published on _____, Public hearing on the application was held _____, not less than SEVEN (7) days after official publication. The governing body by majority vote recommends the approval and granting of this license and certifies that requirements as to location and suitability of premises and applicant have been reviewed and conform to the requirements of local and South Dakota law.

Renewal - no public hearing held ☐

Amount of fee collected with application \$ _____

Amount of fee retained \$ _____

Forwarded with application \$ _____

For Local Government Use

Transferred (State Use)

(Seal) _____
Mayor or Chairman

From: _____

Sales tax approval _____ Date _____

STATE LIQUOR AUTHORITY:

APPROVAL _____ REVIEW _____

If disapproved, endorse reason thereon and return to applicant

Please complete the reverse side if applicable

Date Received _____
Date Issued _____

License No. _____

Uniform Alcoholic Beverage License Application

A. Owner Name and Address

Lisa Batley
14098 E. Oral Rd
Oral, SD 57766

B. Business Name and Address

Rodco Grounds
27631 Hwy 79
Hot Springs, SD 57747

Owner's Telephone #: _____

Business Telephone #: 605-891-9034

C. Indicate the class of license being applied for
(submit separate application for each class of license).

- ☐ Retail (on-sale) Liquor
☐ Retail (on-sale) Liquor - Restaurant
☐ Convention Center (on-sale) Liquor
☐ Package (off-sale) Liquor
☒ Retail (on-off sale) Wine and Cider
☐ Retail (on-off sale) Malt Beverage & SD Farm Wine
☐ Package Delivery
☐ Hunting Preserve
☐ Other _____

Place of business is located in a municipality? ☐ Yes ☐ No

County: Fall River

Do you own or lease this property? ☐ Own ☒ Lease

Are real property taxes paid to date? ☒ Yes ☐ No

D. Legal description of licensed premise:

Ponderosa SUBD IN 34-7-6 Lot 2, BLK 3,
less that part of tract SB in Lot 2

Is this license in active use? ☐ Yes ☒ No

Do you or any officers, directors, partners, or stockholders
hold any other alcohol retail, manufacturing, or
wholesaler licenses?

☐ Yes ☒ No If Yes, please list on the back page.

Have you ever been convicted of a felony? ☐ Yes ☒ No

E. State Sales Tax Number pending

F. New license ☒ Transfer? (\$150) ☐ Re-issuance ☐

G. CERTIFICATE: The undersigned applicant certifies under the penalties of perjury that all statements provided herein are true and correct; that the said applicant complies with all of the statutory requirements for the class of license being applied for and in addition agrees to permit agents of the Department of Revenue access to the licensed premises and records as provided in SDCL 35-2-2.1, and agrees this application shall constitute a contract between applicant and the State of South Dakota entitling the same or any peace officers to inspect the premises, books and records at any time for the purpose of enforcing the provisions of Title 35 SDCL, as amended.

Date 6-13-2023 Print Name Lisa Batley Signature Lisa Batley

H. APPROVAL OF LOCAL GOVERNING BODY – Notice of hearing was published on _____, Public hearing on the application was held _____, not less than SEVEN (7) days after official publication. The governing body by majority vote recommends the approval and granting of this license and certifies that requirements as to location and suitability of premises and applicant have been reviewed and conform to the requirements of local and South Dakota law.

Renewal - no public hearing held ☐

Amount of fee collected with application \$ _____

Amount of fee retained \$ _____

Forwarded with application \$ _____

For Local Government Use

Transferred (State Use)

(Seal) _____
Mayor or Chairman

From: _____

Sales tax approval _____ Date _____

STATE LIQUOR AUTHORITY:

APPROVAL _____ REVIEW _____

If disapproved, endorse reason thereon and return to applicant

Please complete the reverse side if applicable

Date Received: _____

Uniform Alcoholic Beverage License Application

License No. _____

Date Issued: _____

A. CORPORATION, LLC OR SOLE PROPRIETOR NAME
AND MAILING ADDRESS

Name <u>Hill City Lodging</u>		Phone Number <u>605 786-3366</u>	
Address <u>22900 Hwy 385</u>	City <u>Hill City</u>	State <u>SD</u>	Zip <u>57749</u>

C. INDICATE CLASS OF LICENSE BEING APPLIED FOR

(Submit separate application for each class of license).

- | | |
|---|--|
| <input type="checkbox"/> Retail (on-sale) Liquor | <input type="checkbox"/> Retail (on-off sale) Malt |
| <input type="checkbox"/> Retail (on-sale) Liquor - Restaurant | <input type="checkbox"/> Beverage & SD Farm Wine |
| <input type="checkbox"/> Convention Center (on-sale) Liquor | <input type="checkbox"/> Package Delivery |
| <input type="checkbox"/> Package (off-sale) Liquor | <input type="checkbox"/> Hunting Preserve |
| <input type="checkbox"/> Retail (on-off sale) Wine and Cider | <input type="checkbox"/> Other _____ |

Is this license in active use?	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO
Do you or any officers, directors, partners, or stockholders hold any other alcohol retail, manufacturing, or wholesaler licenses? (If yes, please list on additional sheet)	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO

B. DOING BUSINESS AS NAME AND PHYSICAL ADDRESS

Name <u>Hot Springs KOA</u>		Phone Number <u>605 745-6449</u>	
Address <u>27585 Hwy 79</u>	City <u>Hot Springs</u>	State <u>SD</u>	Zip <u>57747</u>

Is place of business located in a municipality?	<input type="checkbox"/> YES <input type="checkbox"/> NO
County	<u>Fall River</u>
Do you own or lease this property?	<input checked="" type="checkbox"/> OWN <input type="checkbox"/> LEASE
Are real property taxes paid to date?	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO
Are you of good moral character having never been convicted of a felony?	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO

D. LEGAL DESCRIPTION OF LICENSED PREMISE:

Legal Description:

E. State Sales Tax Number 10391-9206-STF. ☒ New License ☐ Transfer? (\$150) ☐ Re-issuance

G. CERTIFICATE: The undersigned applicant certifies under the penalties of perjury that all statements provided herein are correct; that the said applicant complies with all of the statutory requirements for the class of license being applied in SDCL 35-2-2.1 and agrees this application shall constitute a contract between applicant and the State of South Dakota entitling the same or any peace officers to inspect the premises, books and records at any time for the purpose of enforcing the provisions of Title 35 SDCL, as amended.

Date <u>6/26/23</u>	Print Name <u>Nicole Weiss</u>	Signature <u>Nicole Weiss</u>
------------------------	-----------------------------------	----------------------------------

H. APPROVAL OF LOCAL GOVERNING BODY Notice of hearing was published on _____. Public hearing on the application was held _____, not less than SEVEN (7) days after official publication. The governing body by majority vote recommends the approval and granting of this license and certifies that requirements as to location and suitability of premises and applicant have been reviewed and conform to the requirements of local and South Dakota law.

FOR LOCAL GOVERNMENT USE

(Seal) Mayor or Chairman	Date
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Renewal—no public hearing held: ☐
 Establishment is ineligible for video lottery: ☐
 Amount of fee collected with application: \$_____
 Amount of fee retained: \$_____
 Forwarded with application: \$_____

If disapproved, endorse reason thereon and return to applicant

**Uniform Alcoholic Beverage License Application
(For corporate/partnership/LP/LLC applicants)**



Name of corporation/partnership/LP/LLC Hill City Lodging		
Address of office and principal place of business of corporation/partnership/LP/LLC 27885 Hwy 79		
City Hill City	State SD	Zip Code 57747
Are all managing officers of this corporation/partnership/LP/LLC of good moral character having never been convicted of a felony?		<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO

Name, title of office, occupation, and address of each of the officers/owners of the corporation, partnership, LP or LLC:

Name	Office	Address	Occupation
Thad Weiss		23900 Hwy 38 S Hill City	owner
Nicole Weiss		23900 Hwy 38 S Hill City, SD 57745	owner

Name of any officers, directors, partners, or stockholders of applicant having a financial interest or capital stock in any other alcoholic beverage license:

Name	Type of License	License #	Financial Interest Held	Address of Business Location

Where and with whom are all company records kept, such as charter, by-laws, minutes, accounts, notes payable, and notes and accounts receivable, etc.?

23900 Hwy 38 S Hill City SD 57745
--

With signature the applicant agrees to the following:

That the applicant company will comply with all provisions of ARSD chapter No. 64:75:02 of the Department of Revenue, relating to the transfer of stock and prior approval of the transfer of such stock by the Secretary of Revenue and violation of any of the provisions of said regulation or failure to comply therewith, whether by the undersigned corporation, partnership/LP/LLC or by any stockholder thereof, or by anyone interested in said company, shall constitute cause for revocation or suspension of any license issued pursuant to and in reliance on this application, or for refusal to renew such license upon expiration thereof.

We the undersigned officers and directors of the applicant company acknowledge that the within supplement application form is true and correct in every respect and that there exists no financial arrangement concerning this or any other alcoholic beverage license that that expressly set forth above. If company stock is to be transferred we ask for approval of such voluntary stock transfer.

Signature of Authorized Officer/Director/Partner 	Date 6/26/23
--	------------------------

[← Back to glossary](#)

Federal poverty level (FPL)

A measure of income issued every year by the Department of Health and Human Services (HHS). Federal poverty levels are used to determine your eligibility for certain programs and benefits, including savings on Marketplace health insurance, and Medicaid and CHIP coverage.

The 2023 federal poverty level (FPL) income numbers below are used to calculate eligibility for Medicaid and the Children's Health Insurance Program (CHIP). 2022 numbers are slightly lower, and are used to calculate savings on Marketplace insurance plans for 2023.

Federal Poverty Level (FPL)

Family size	2022 income numbers	2023 income numbers
For individuals	\$13,590	\$14,580 \$1,215. ⁰⁰ /mo
For a family of 2	\$18,310	\$19,720 \$1,643. ³⁴ /mo
For a family of 3	\$23,030	\$24,860 \$2,071. ⁶⁷ /mo
For a family of 4	\$27,750	\$30,000 \$2,500. ⁰⁰ /mo
For a family of 5	\$32,470	\$35,140 \$2,928. ³⁴ /mo
For a family of 6	\$37,190	\$40,280 \$3,356. ⁶⁷ /mo
For a family of 7	\$41,910	\$45,420 \$3,785. ⁰⁰ /mo
For a family of 8	\$46,630	\$50,560 \$4,213. ³⁴ /mo

Family size	2022 income numbers	2023 income numbers
For a family of 9+	Add \$4,720 for each extra person	Add \$5,140 for each extra person

Note: Federal Poverty Level amounts are higher in Alaska and Hawaii. [Get all HHS poverty guidelines for 2023.](#)

How federal poverty levels are used to determine eligibility for reduced-cost health coverage

- **Income above 400% FPL:** If your income is above 400% FPL, you may now qualify for premium tax credits that lower your monthly premium for a 2023 Marketplace health insurance plan.
- **Income between 100% and 400% FPL:** If your income is in this range, in all states you qualify for premium tax credits that lower your monthly premium for a Marketplace health insurance plan.
- **Income at or below 150% FPL:** If your income falls at or below 150% FPL in your state and you're not eligible for Medicaid or CHIP, you may qualify to enroll in or change Marketplace coverage through a [Special Enrollment Period](#).
- **Income below 138% FPL:** If your income is below 138% FPL and your state has expanded Medicaid coverage, you qualify for Medicaid based only on your income.
- **Income below 100% FPL:** If your income falls below 100% FPL, you probably won't qualify for savings on a Marketplace health insurance plan or for income-based Medicaid.

"Income" above refers to "modified adjusted gross income" (MAGI). For most people, it's the same or very similar to "adjusted gross income" (AGI). MAGI isn't a number on your tax return.

Related content

[Income levels that qualify for savings](#)

[Federal poverty levels for previous years](#)

[How income is counted for health coverage savings](#)

Register of Deeds Office

DATE: 6/21/23

INVENTORY TRANSFER FORM

TAG#



Inventory Description: Calculator Canon mp250III

Circle one: SURPLUS

JUNK

TRANSFER

COMMISSIONER

Approval Date: _____

Destroyed By: _____

OR

Transferred To: _____

AMENDMENT #1 TO THE FOOD SERVICE AGREEMENT

This Amendment is made and entered into by and between Fall River Jail ("Client"), and Cura Hospitality, LLC ("Company") (collectively "the Parties").

WHEREAS, The Parties have entered into a certain Food Service Agreement (the "Agreement"), effective March 1, 2021;

WHEREAS, The Parties have agreed to extend with pricing adjustment the partnership; and

WHEREAS, The Parties now desire to amend said Agreement upon the terms and conditions stated herein.

NOW, THEREFORE, The Parties, intending to be legally bound hereby, mutually agree as follows:

1. **Term.** This Agreement shall be extended for an additional year beginning August 1, 2023.
2. **Fee.** Company shall charge and Client shall pay a rate of \$6.88 per meal.
3. **Payment Method.** Payment method shall be electronic via AFT/ACH transfer or another acceptable electronic method agreed upon between the parties.

This Amendment is effective as of August 1, 2023. All other terms and conditions of the original Agreement (as modified from time to time) shall remain in full force and effect unless otherwise amended as provided in the Agreement.

CLIENT: Fall River Jail

COMPANY: Cura Hospitality, LLC

Signature: _____

Name: _____

Title: _____

Date: _____

Signature: _____

Name: _____

Title: _____

Date: _____



Invictus: M.M. Client: _____ Version 3.0 (July 2022)

Invictus Apps, Inc. • 10 E 38th St., Floor 9, New York City, NY 10016 • www.preparedapp.com

SALES REPRESENTATIVE
(Invictus Use Only): ;

Kim Caplan

SALES REPRESENTATIVE EMAIL
(Invictus Use Only):

kim.caplan@prepared911.com

ORDER FORM SENT
(Invictus Use Only):

2023-06-27

OFFER EXPIRATION DATE

July 28, 2023

Subscription Order for the Prepared Emergency Communications Service

This is an order for a subscription to the Prepared Emergency Communications Service by the client identified below (the "Client") made to Invictus Apps, Inc. ("Invictus"), a Delaware corporation having an office at 10 E 38th St., Floor 9, New York City, NY 10016.

Name of Client:

Fall River Sheriff's Office

Client Address:

906 N. River St.
Hot Springs, SD 57747

Client Phone Number:

(605) 745-4444

Client E-Mail:

sheriff.norton@frcounty.org

Client Contact:

Sheriff Norton

[Continued on Next Page]

The Prepared™ Emergency Communications Service is a proprietary security and communications service of Invictus pursuant to which Invictus provides to Client's emergency response dispatchers and emergency responders the capability to view image and video communications and transmissions and location information from citizen callers regarding a pending emergency through Invictus' use of the proprietary Invictus technology solution, including



Invictus: M.M. Client: _____ Version 3.0 (July 2022)

proprietary web applications, and other software, graphical user interfaces and other content, threat-management protocols and other workflows and processes.

Type of Subscription:	Prepared Live Enhanced
Effective Date:	Date that Client signs the Subscription Order for the Prepared Live Emergency Communications Service.
Subscription Plan:	Prepared Live Enhanced
Paid Features (If Applicable):	OnScene
Maximum Number of Dispatchers	8
Maximum Number of Emergency Responder:	2 (Split between Fall River Sheriff's Office and Hot Springs Police Department)
Initial Subscription Period:	12 Consecutive Months from the Effective Date, which automatically renews annually.
Launch Date:	The first Business Day following the end of the Implementation Period
Total Subscription Fees for Initial Subscription Period:	\$2,250
Total Subscription Fees for Each Renewal Term:	\$2,363
Payment Terms:	Payment for Service is due on the start date of each Subscription Period and each Renewal Period and shall be paid in full within 20 days of due date (Net20).

The following terms and conditions are incorporated by reference herein: (1) the Standard Terms and Conditions for the Prepared™ Emergency Communications Service (the "Standard Terms"), attached hereto as Appendix A, which are also set forth at <https://www.preparedapp.com/prepared-live-terms-and-conditions>, together with all Schedules attached to and/or referenced anywhere below, and (2) any Special Terms if applicable, attached hereto as Appendix B.

This document constitutes the "Order" for purposes of the Standard Terms and any Special Terms. Client wishes to subscribe to and use the Prepared™ Emergency Communications Service as set forth on this Order below and subject to the terms and conditions provided in the Standard Terms. This Order is subject to Invictus' approval.

Capitalized terms used in this Order and not otherwise defined will have the meanings ascribed to them in the Standard Terms or the other Appendices.



PREPARED

Invictus: M.M.

Client: _____

Version 3.0 (July 2022)

This Order, together with the Standard Terms and these other Appendices hereto and the Schedules attached to and/or referenced in any of the foregoing, contain the entire agreement and understanding of the parties with respect to the subject matter hereof (the "Agreement") and shall supersede and merge all prior and contemporaneous communications, agreements, understandings, undertakings and obligations with respect to the subject matter hereof, whether oral or written, unless the parties have entered into a separate definitive written agreement with respect to the subject matter hereof which has been signed by the authorized representative(s) of each party. No modification of the Agreement, including this Order or any Appendix hereto, shall be binding on either Party unless it is in writing and signed by both Parties. No quote, order other than this Order, or similar document shall modify the terms of the Agreement even if accepted by the receiving party. Notwithstanding the foregoing, the Agreement does not supersede any Non-Disclosure Agreement or Confidentiality Agreement, if any, entered into by the parties, which shall continue to be in full force and effect.

By signing and returning this Order, the undersigned Client accepts and agrees to the terms and conditions of this Order and the additional terms and conditions set forth in each of the Appendices to this Order and the Schedules to this Order to the Appendices, if any, each as specified below which shall be incorporated herein by reference:

- a. Appendix A – Standard Terms and Conditions for the Prepared™ Emergency Communications Service (see <https://www.preparedapp.com/prepared-live-terms-and-conditions>).
- b. Appendix B – Special Terms

Each of Client and Invictus Apps, Inc., intending to be legally bound, hereby confirms its agreement to the terms and conditions of this Order and the Agreement and have caused this Agreement to be executed by their duly authorized officers as of the Effective Date set forth above.

I, the undersigned, warrant that I am authorized to sign this Order on behalf of Client.

CLIENT: _____

By: _____

Name, Title: _____

Date: _____

INVICTUS APPS, INC.

By: M.M. _____

Name, Title: Mike Muskovin Head of Sales

Date: 2023-06-28



Invictus: M.M. Client: _____ Version 3.0 (July 2022)

Appendix A – Standard Terms and Conditions for the Prepared™ Emergency Communications Service

Corresponding Version of Terms and Conditions: Version 3.0

[\[https://www.preparedapp.com/prepared-live-terms-and-condition\]](https://www.preparedapp.com/prepared-live-terms-and-condition)

4/21/23	FALL RIVER COUNTY	3+ YEAR BUDGET WORKSHEET	SHERIFF'S OFFICE (FR)	AS OF APRIL	23	23 YTD	24	PAGE	34
ACCOUNT DESCRIPTION	GL#	20 ACTUAL	21 ACTUAL	22 ACTUAL	3-YEAR AVERAGE	BUDGET	ACTUAL	LPBUDW	APPROVED
									24 REQUESTED
4110.211 SHERIFFS SALARIES	10100X4110211	398,604.54	478,762.67	446,777.38	441,381.53	419,140.00	118,843.08	28	
4120.211 SHERIFFS SOC SEC	10100X4120211	29,196.20	35,995.83	33,258.70	32,816.91	32,064.00	8,287.72	26	
4130.211 SHERIFFS RETIREMENT	10100X4130211	25,432.47	31,608.45	28,754.41	28,598.44	32,048.00	8,681.77	27	
4140.211 WORKMAN'S COMP	10100X4140211	10,361.75	8,367.30	6,458.38	8,395.81	10,400.00	.00		
4150.211 SHERIFF HEALTH INS	10100X4150211	34,181.50	38,646.39	41,638.00	38,155.30	40,403.00	11,120.00	28	
REIMBURSEMENT BLUE CROSS	10100X4151211	.00	.00	.00	.00	.00	.00		
4160.211 UNEMPLOYMENT	10100X4160211	4,140.00	2,070.00	.00	2,070.00	.00	.00		
4180.211 SHERIFF DENT INS	10100X4180211	3,433.95	3,421.60	3,254.16	3,369.90	3,058.00	764.40	25	
ACCOUNT TYPE TOTALS	41	505,350.41	598,872.24	560,141.03	554,787.89	537,113.00	147,696.97	27	
4210.211 INSURANCE	10100X4210211	14,778.24	15,516.41	14,284.06	14,859.57	15,000.00	265.37	2	
4220.211 LAB	10100X4220211	.00	.00	.00	.00	.00	.00		
4221.211 INVESTIGATIONS	10100X4221211	283.00	1,099.79	1,411.80	931.53	500.00	185.00	37	1,500.00
4224.211 MEDICAL - IN HOUSE	10100X4224211	.00	.00	.00	.00	.00	500.00		
4241.211 POSTAGE LEASE	10100X4241211	.00	.00	.00	.00	.00	.00		
4250.211 REPAIR & MAINT	10100X4250211	5,906.00	.00	3,344.96	3,083.65	8,000.00	.00		8,000.00
4260.211 SHERIFFS SUPPLY	10100X4260211	6,381.35	36,272.59	11,172.36	17,942.10	30,000.00	4,608.66	15	25,000.00

4/21/23	FALL RIVER COUNTY	3+ YEAR BUDGET WORKSHEET	SHERIFF'S OFFICE (FR)			AS OF	23	23 YTD	24	LPBUDW	PAGE	35
ACCOUNT DESCRIPTION	GL#	20 ACTUAL	21 ACTUAL	22 ACTUAL	3-YEAR AVERAGE	23 BUDGET	23 ACTUAL	24 REQUESTED				
4261.211 GRANTS	10100X4261211	.00	.00	.00	.00	.00	.00					
4262.211 SHOOTING RANGE GRANT	10100X4262211	.00	.00	.00	.00	.00	.00					
4263.211 4-COUNTY HIGHWAY GRAN	10100X4263211	40.25	.00	891.19	310.48	.00	.00					
4264.211 '12 HWY SAFETY GRANT	10100X4264211	.00	.00	.00	.00	.00	.00					
4265.211 POSTAGE SUPPLY	10100X4265211	727.04	612.21	1,048.58	795.94	1,000.00	230.58	1500.00	23			
4266.211 DONATIONS	10100X4266211	213.99	234.68	.00	149.56	.00	.00					
4267.211 POSTAGE - EVIDENCE	10100X4267211	.00	.00	.00	.00	.00	142.98	500.00				
4270.211 SHERIFFS MEALS & MILE	10100X4270211	.00	193.61	3,956.92	1,383.51	.00	783.06	1500.00				
4272.211 SHERIFFS CAR MAINTENA	10100X4272211	37,020.91	47,193.21	67,623.56	50,612.56	50,000.00	18,676.73	50,000.00	37			
4274.211 HOMELAND SEC GRANT	10100X4274211	.00	.00	.00	.00	.00	.00					
4280.211 SHERIFF PHONE	10100X4280211	9,105.49	5,919.74	9,121.28	8,048.84	15,000.00	4,197.21	15,000.00	28			
4281.211 SHERIFF PHONE/911	10100X4281211	.00	.00	.00	.00	.00	.00					
4282.211 SHERIFF CELLPHONES	10100X4282211	6,555.18	4,395.04	3,475.78	4,808.67	4,105.00	1,473.80	4,500.00	36			
4291.211 TRAINING	10100X4291211	1,569.42	350.00	1,940.71	1,286.71	6,000.00	495.00	6,000.00	8			
4293.211 SHERIFFS UNIFORM ALLO	10100X4293211	3,165.68	3,319.80	3,044.79	3,176.76	5,000.00	626.77	5,000.00	13			
4294.211 SHERIFFS TASK FORCE	10100X4294211	.00	.00	.00	.00	.00	.00					

4/21/23	FALL RIVER COUNTY	3+ YEAR BUDGET WORKSHEET				SHERIFF'S OFFICE (FR)		AS OF APRIL		23	23 YTD	LPBUDW	PAGE	36
ACCOUNT DESCRIPTION	GL#	20 ACTUAL	21 ACTUAL	22 ACTUAL	3-YEAR AVERAGE	23 BUDGET	23 ACTUAL	23	23	23	23	24 REQUESTED	24	APPROVED
4295.211 CANINE EXPENSE	10100X4295211	.00	.00	.00	.00	.00	.00			.00				
4296.211 ANIMAL CARE	10100X4296211	.00	.00	4,433.48	1,477.83	5,000.00	.00			.00		5,000.00		
ACCOUNT TYPE TOTALS	42	85,746.55	115,107.08	125,749.47	108,867.70	139,605.00	32,185.16	23						
4300.211 CAPITAL ASSETS	10100X4300211	.00	.00	.00	.00	.00	.00			.00				
4340.211 RESERVES EQUIP	10100X4340211	136.00	18,560.75	2,841.25	7,179.33	.00	234.75							
4341.211 SHERIFF EQUIPMENT-CAR	10100X4341211	27,365.21	12,549.04	28,155.17	22,689.81	30,000.00	15,927.20	53	60,000.00					
4342.2211 DISPATCH EQUIPMENT	10100X4342211	.00	.00	.00	.00	.00	.00			.00				
4346.211 DEPUTY ACCESSORIES	10100X4346211	.00	.00	.00	.00	.00	1,216.00							
4360.211 SHERIFF CAR	10100X4360211	33,060.00	.00	70,810.00	34,623.33	47,000.00	.00			.00		100,000.00		
ACCOUNT TYPE TOTALS	43	60,561.21	31,109.79	101,806.42	64,492.47	77,000.00	17,377.95	23						
FUND TOTALS	10100	651,658.17	745,089.11	787,696.92	728,148.07	753,718.00	197,260.08	26						
DEPT TOTALS	211	651,658.17	745,089.11	787,696.92	728,148.07	753,718.00	197,260.08	26						

* = BUDGET INCLUDES TRANSFERS AND/OR SUPPLEMENTS

going forward, I need 2 cars per year.
That means equipping 2 cars as well.
Insurance money should help supplement for 2024.

4/21/23	FALL RIVER COUNTY	GL#	3+ YEAR BUDGET WORKSHEET			COUNTY JAIL	(FR)	AS OF APRIL		23	LPBUDW	PAGE	39
ACCOUNT DESCRIPTION			20 ACTUAL	21 ACTUAL	22 ACTUAL	3-YEAR AVERAGE	23 BUDGET	23 YTD ACTUAL	24 REQUESTED	APPROVED			
4110.212 JAIL SALARIES	10100X4110212		260,393.72	355,446.74	359,622.05	325,154.17	343,025.00	100,651.08	29				
4120.212 JAIL SOC SEC	10100X4120212		18,787.56	25,989.00	26,218.62	23,665.06	26,241.00	7,284.18	28				
4130.212 JAIL RETIREMENT	10100X4130212		15,565.39	21,196.49	21,577.18	19,446.35	20,582.00	6,039.05	29				
4140.212 WORKMAN'S COMP	10100X4140212		7,704.65	7,287.42	6,388.06	7,126.71	7,700.00	.00					
4150.212 JAIL HEALTH INS	10100X4150212		28,082.50	28,844.00	37,910.00	31,612.17	34,632.00	11,676.00	34				
4160.212 UNEMPLOYMENT	10100X4160212		.00	.00	.00	.00	.00	.00					
4180.212 JAIL DENT INS	10100X4180212		2,831.30	2,766.40	2,924.74	2,840.81	2,621.00	802.62	31				
4190.212 TRANSPORT SAL & EXP	10100X4190212		.00	.00	.00	.00	.00	.00					
ACCOUNT TYPE TOTALS	41		333,365.12	441,530.05	454,640.65	409,845.27	434,801.00	126,452.93	29				
4210.212 INS ON JAIL BUILDING	10100X4210212		1,076.76	1,295.71	1,322.69	1,231.72	1,100.00	.00					
4211.212 INS DEDUCTIBLE	10100X4211212		.00	.00	.00	.00	.00	.00					
4220.212 JAIL CONTRACT SERVICE	10100X4220212		4,334.68	4,708.05	4,993.66	4,678.80	6,000.00	1,597.87	27				
4221.212 LAWSUIT	10100X4221212		.00	.00	.00	.00	.00	.00					
4222.212 JAIL CONSULTING FEES	10100X4222212		.00	.00	.00	.00	.00	.00					
4223.212 NURSE CONTRACT	10100X4223212		12,000.00	15,195.00	15,190.00	14,128.33	15,000.00	3,750.00	25				
4224.212 MEDICAL - IN HOUSE	10100X4224212		.00	.00	.00	.00	.00	.00					

1500.00

6,000.00

15,000.00

ACCOUNT DESCRIPTION GL# 20 ACTUAL 21 ACTUAL 22 ACTUAL 23 BUDGET 23 YTD ACTUAL 24 REQUESTED 24 APPROVED

* 4227.212 JUV CARE /PROFESSIONA 10100X4227212 .00 .00 .00 .00 .00 10,000.00

4250.212 JAIL REPAIR 10100X4250212 17,635.04 4,315.77 8,191.32 15,000.00 476.83 3 15,000.00

4251.212 MAINTENANCE AGREEMENT 10100X4251212 .00 .00 .00 .00 .00

* 4260.212 PRISONERS SUPPLIES 10100X4260212 268.55 707.00 361.09 7,000.00 6,208.59 89 8,500.00

4261.212 PRISONERS BOARD (FOOD 10100X4261212 202,252.49 240,949.38 230,100.64 185,000.00 63,851.73 35 185,000.00

4262.212 PRIS MEDICAL EXPENSE 10100X4262212 68,832.72 51,588.38 21,121.41 66,025.00 4,793.44 7 66,000.00

4263.212 JAIL CLEANING SUPPLIE 10100X4263212 21,211.12 17,266.77 23,702.35 30,000.00 2,448.89 8 30,000.00

* 4264.212 BLOOD DRAW EXPENSE 10100X4264212 .00 8,545.00 24,485.00 5,000.00 7,580.00 152 25,000.00

4270.212 TRANSPORT TRAVEL 10100X4270212 10,556.59 4,961.93 3,276.62 28,000.00 501.12 2 28,000.00

4280.212 OFFICE SUPPLIES 10100X4280212 757.68 501.71 705.71 10,000.00 336.65 3 10,000.00

4281.212 JAIL UTILITIES 10100X4281212 28,529.92 30,137.77 32,498.54 35,000.00 6,891.49 20 35,000.00

4291.212 JAIL TRAINING 10100X4291212 1,393.00 40.00 200.00 500.00 .00 500.00

4293.212 JAIL UNIFORM ALLOWANC 10100X4293212 2,333.57 2,448.57 2,578.81 4,000.00 642.78 16 4,000.00

ACCOUNT TYPE TOTALS 42 371,182.12 382,661.04 368,727.84 407,625.00 99,079.39 24

4300.212 10100X4300212 .00 .00 .00 .00 .00

4320.212 JAIL PROJECT 10100X4320212 .00 .00 .00 .00 .00

- Blood Draw Expense is way up, but was severely under budgetted for 2023.
 - Juv Care, 4227.212 has been managed in 4272.215. I talked with Sup, and we would like to change it to the 4227.212 line item!

4/21/23	FALL RIVER COUNTY	3+ YEAR BUDGET WORKSHEET					COUNTY JAIL (FR)	AS OF APRIL		23	LPBUDW		PAGE	41
ACCOUNT DESCRIPTION	GL#	20 ACTUAL	21 ACTUAL	22 ACTUAL	3-YEAR AVERAGE	23 BUDGET	23 YTD ACTUAL	%	24 REQUESTED	24 APPROVED				
4340.212 TRANSPORT EQUIP	10100X4340212	.00	.00	.00	.00	.00	.00							
4351.212 JAIL EQUIPMENT	10100X4351212	10,593.25	6,254.75	238.00	5,695.33	3,500.00	5,638.14	161	7,000.00					
ACCOUNT TYPE TOTALS	43	10,593.25	6,254.75	238.00	5,695.33	3,500.00	5,638.14	161						
FUND TOTALS	10100	715,140.49	830,445.84	823,606.49	789,730.94	845,926.00	231,170.46	27						
DEPT TOTALS	212	715,140.49	830,445.84	823,606.49	789,730.94	845,926.00	231,170.46	27						

* = BUDGET INCLUDES TRANSFERS AND/OR SUPPLEMENTS

ACCOUNT DESCRIPTION	GL#	20 ACTUAL	21 ACTUAL	SHERIFF'S OFFICE (FR)	AS OF APRIL 23 BUDGET	23 YTD ACTUAL	24 REQUESTED	24 APPROVED
4110.211 24/7 SALARY	24800X4110211	23,603.79	25,998.75	22,010.00	20,000.00	6,440.00	32	
4120.211 24/7 SOC SEC	24800X4120211	1,797.25	2,002.38	1,683.75	1,530.00	492.64	32	
4130.211 24/7 RETIREMENT	24800X4130211	556.69	114.63	.00	.00	.00		
4140.211 24/7 WORKMANS COMP	24800X4140211	177.78	116.46	210.96	100.00	.00		
ACCOUNT TYPE TOTALS	41	26,135.51	28,232.22	23,904.71	21,630.00	6,932.64	32	
4260.211 24/7 SOBRIETY EXP	24800X4260211	8,682.95	7,258.19	7,666.70	10,000.00	135.26	1	10,000.00
4261.211 24/7 SUPPLY	24800X4261211	.00	.00	.00	.00	.00		
4262.211 LAB EXPENSES	24800X4262211	510.00	1,430.00	936.00	4,000.00	.00		4,000.00
4264.211 '12 HWY SAFETY GRANT	24800X4264211	.00	.00	.00	.00	.00		
ACCOUNT TYPE TOTALS	42	9,192.95	8,688.19	8,602.70	14,000.00	135.26	1	
4340.211 24/7 EQUIPMENT	24800X4340211	.00	.00	.00	.00	.00		
ACCOUNT TYPE TOTALS	43	.00	.00	.00	.00	.00		
FUND TOTALS	24800	35,328.46	36,920.41	32,507.41	35,630.00	7,067.90	20	
DEPT TOTALS	211	35,328.46	36,920.41	32,507.41	35,630.00	7,067.90	20	

* = BUDGET INCLUDES TRANSFERS AND/OR SUPPLEMENTS

4/21/23	FALL RIVER COUNTY	GL#	3+ YEAR BUDGET WORKSHEET			DISPATCH CENTER		AS OF APRIL		23	LPBUDW	PAGE	55
ACCOUNT DESCRIPTION			20 ACTUAL	21 ACTUAL	22 ACTUAL	3-YEAR AVERAGE	23 BUDGET	23 YTD ACTUAL			24 REQUESTED	24 APPROVED	
4110.225 DISPATCH SALARY	20700X4110225		237,241.21	304,429.43	285,536.63	275,735.76	367,860.00	74,178.65	20				
4120.225 DISPATCH FICA	20700X4120225		17,885.56	22,783.19	21,605.12	20,757.96	28,141.00	5,546.22	20				
4130.225 DISPATCH RETIREMENT	20700X4130225		14,136.20	18,049.92	17,008.77	16,398.30	22,072.00	4,432.53	20				
4140.225 DISPATCH WORKMAN'S CO	20700X4140225		533.34	271.74	492.24	432.44	175.00	.00					
4150.225 DISPATCH INSURANCE	20700X4150225		22,449.50	29,599.00	31,582.00	27,876.83	40,404.00	6,672.00	17				
4180.225 DISPATCH DENTAL	20700X4180225		2,248.85	2,620.80	2,446.08	2,438.58	3,058.00	458.64	15				
ACCOUNT TYPE TOTALS	41		294,494.66	377,754.08	358,670.84	343,639.86	461,710.00	91,288.04	20	250.00			
4210.225 DISPATCH INSURANCE	20700X4210225		199.19	220.50	227.42	215.70	200.00	.00					
4224.225 MEDICAL - IN HOUSE	20700X4224225		.00	.00	.00	.00	.00	.00					
4250.225 REPAIR & MAINT	20700X4250225		.00	.00	.00	.00	6,500.00	.00		6,500.00			
4260.225 DISPATCH SUPPLY	20700X4260225		3,628.86	1,533.30	1,905.16	2,355.77	5,000.00	670.66	13	5,000.00			
4280.225 DISPATCH PHONE	20700X4280225		592.65	570.19	533.05	565.30	4,000.00	191.30	5	1,500.00			
4290.225 911 SURCHARGE	20700X4290225		16,058.55	10,939.63	9,221.34	12,073.17	25,000.00	3,022.77	12	20,000.00			
4291.225 DISPATCH UNIFORM	20700X4291225		1,455.68	1,211.64	1,354.53	1,340.62	2,000.00	80.00	4	2,000.00			
4292.225 DISPATCH TRAINING	20700X4292225		1,676.89	517.58	1,415.60	1,203.36	2,500.00	.00		2,500.00			
4293.225 PSAP SETTLEMENT	20700X4293225		1,341.23	.00	.00	447.08	.00	.00					

4/21/23	FALL RIVER COUNTY	3+ YEAR BUDGET WORKSHEET				DISPATCH CENTER		AS OF APRIL		23	LPBUDW		PAGE	56
ACCOUNT DESCRIPTION	GL#	20 ACTUAL	21 ACTUAL	22 ACTUAL	3-YEAR AVERAGE	23 BUDGET	23 YTD ACTUAL	24 REQUESTED	24 APPROVED					
4294.225 PUBLIC SAFETY STATE G 20700X4294225		-00	6,600.00	16,818.48	7,806.16	2,300.00	.00							
ACCOUNT TYPE TOTALS	42	24,953.05	21,592.84	31,475.58	26,007.16	47,500.00	3,964.73	8						
4340.225 DISPATCH EQUIPMENT	20700X4340225	20,722.63	8,733.12	297.50	9,917.75	5,500.00	99.00	2						
ACCOUNT TYPE TOTALS	43	20,722.63	8,733.12	297.50	9,917.75	5,500.00	99.00	2						
FUND TOTALS	20700	340,170.34	408,080.04	390,443.92	379,564.77	514,710.00	95,351.77	19						
DEPT TOTALS	225	340,170.34	408,080.04	390,443.92	379,564.77	514,710.00	95,351.77	19						

* = BUDGET INCLUDES TRANSFERS AND/OR SUPPLEMENTS

10,000.00



427 SOUTH CHAPELLE
C/O 500 EAST CAPITOL
PIERRE, SD 57501-5070
(605) 773-3595

RUSSELL A. OLSON
AUDITOR GENERAL

July 6, 2023

Fall River County
906 N. River Street
Hot Springs, South Dakota 57747

This letter is intended to inform you of matters that must be formally communicated to those charged with governance in accordance with auditing standards generally accepted in the United States of America. These required communications include, but are not limited to, the following:

- 1) The auditor's views about qualitative aspects of the entity's significant accounting practices.
- 2) Any significant difficulties encountered during the audit.
- 3) Any disagreements with management.
- 4) Corrected and uncorrected misstatements, other than those that are trivial, brought to management's attention as a result of the audit.
- 5) Representations the auditor has requested from management.
- 6) Management's consultation with other accountants, if any.
- 7) Any significant issues arising from the audit that were discussed or communicated to management.
- 8) Any other findings or issues considered significant or relevant to those charged with governance regarding their oversight of the financial reporting process, such as any threats to auditor independence.

As part of performing the audit of the financial statements of Fall River County (County) as of December 31, 2021 and for each of the years in the biennial period then ended, we have identified the following matters that we feel are required to be communicated to those charged with governance.

Qualitative Aspects of Accounting Practices

Management is responsible for the selection and use of appropriate accounting policies. In accordance with the terms of our engagement letter, we will advise management about the appropriateness of accounting policies and their application. The significant policies used by the County are described in Note 1 to the financial statements. No accounting policies were changed during the audit period noted above. We noted no transactions entered into by the County during the audit period for which there was a lack of authoritative guidance or consensus. All significant transactions have been recognized in the financial statements in the proper period.

Difficulties Encountered in Performing the Audit

We noted no significant difficulties in dealing with management in performing and completing our audit.

Disagreements with Management

For the purposes of this letter, professional standards define a disagreement with management as a financial accounting, reporting, or auditing matter, whether or not resolved to our satisfaction, that could be significant to the financial statements or the auditor's report. We are pleased to report that no significant disagreements arose during the course of our audit.

Corrected and Uncorrected Misstatements

Professional standards require us to accumulate all known and likely misstatements identified during the audit, other than those that are trivial, and communicate them to the appropriate level of management and those charged with governance.

There were no material unposted audit adjustments for the audit period ended December 31, 2023. A recap of significant auditor recommended adjustments that were posted to the financial statements were given to and approved by the County Auditor.

We are also required to communicate with management and those charged with governance the effect of any uncorrected misstatements which are less than material but more than trivial, including the impact of unposted adjustments in prior years. A recap of these items have been discussed with and approved by the County Auditor.

Management Representations

We have requested certain representations from management that are included in the management representation letters dated July 6, 2023.

Management's Consultation with other Accountants

In some cases, management may decide to consult with other accountants about auditing and accounting matters, similar to obtaining a "second opinion" on certain situations. If consultation involves application of an accounting principle to the County's financial statements or a determination of the type of auditor's opinion that may be expressed on those statements, professional standards require the consulting accountant to check with us to determine that the consultant has all the relevant facts. To our knowledge, there were no such consultations with other accountants.

Other Audit Findings or Issues

There were no other findings or issues noted during the audit.

This communication is intended solely for the information and use of those charged with governance and, if appropriate, management and is not intended to be and should not be used by anyone other than those specified parties.

Sincerely,

Allen L Schaefer

Allen L. Schaefer
Auditor-in-Charge



427 SOUTH CHAPELLE
C/O 500 EAST CAPITOL
PIERRE, SD 57501-5070
(605) 773-3595

RUSSELL A. OLSON
AUDITOR GENERAL

July 6, 2023

Fall River County
906 N. River Street
Hot Springs, South Dakota 57747

In planning and performing our audit of the financial statements of Fall River County (County) as of December 31, 2021 and for each of the years in the biennial period then ended, in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in Government Auditing Standards issued by the Comptroller General of the United States, we considered County's internal control over financial reporting (internal control) as a basis for designing our auditing procedures for the purpose of expressing our opinions on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the County's internal control. Accordingly, we do not express an opinion on the effectiveness of the County's internal control.

A *deficiency in internal control* exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct misstatements on a timely basis. A *material weakness* is a deficiency, or combination of deficiencies, in internal control such that there is a reasonable possibility that a material misstatement of the County's financial statements will not be prevented or detected and corrected on a timely basis. A *significant deficiency* is a deficiency, or combination of deficiencies, in internal control that is less severe than a material weakness, yet important enough to merit attention by those charged with governance.

Our consideration of internal control was for the limited purpose described in the first paragraph and would not necessarily identify all deficiencies in internal control that might be significant deficiencies or material weaknesses and therefore, there can be no assurance that all deficiencies, significant deficiencies, or material weaknesses have been identified.

Auditing standards generally accepted in the United States of America and *Government Auditing Standards* require that we provide you with this management letter to communicate:

1. Deficiencies Noted in Internal Control:

- a. Deficiencies in internal control which are material weaknesses or significant deficiencies. Material weaknesses and significant deficiencies will be included in the schedule of current audit findings included in the audit report and are summarized later in this letter.
- b. Deficiencies noted in internal control which did not rise to the level of being a material weakness or significant deficiency, yet are important enough to merit attention by those charged with governance. These deficiencies are described in detail later in this letter.

2. Violations of laws, rules and regulations and provisions of contracts or grant agreements.

- a. Material violations of laws, rules and regulations and provisions of contracts or grant agreements. Material violations will be included in the schedule of current audit findings included in the audit report and are summarized later in this letter.
 - b. Immaterial violations of laws, rules and regulations and provisions of contracts or grant agreements. These violations are described in detail later in this letter.
3. All unadjusted proposed audit adjustments to the financial statements which were not corrected, including the nature, amount and effect of the uncorrected misstatements. These adjustments have been determined by management to be immaterial, both individually and in the aggregate, to the financial statements, taken as a whole. The lead schedule of potential audit adjustments has been given to and discussed with Sue Ganje, County Auditor.

Deficiencies Noted in Internal Control Which Are Material Weaknesses Or Significant Deficiencies which are included in the schedule of current audit findings in the audit report:

None Disclosed

Deficiencies Noted in Internal Control Which Did Not Rise To The Level Of Being A Material Weakness or Significant Deficiency Yet Important Enough To Merit Attention Of Those Charged With Governance:

1. The Advance Tax Fund, the M&P State Fund and the 24/7 State Participation Fee Custodial Funds had negative cash balances on December 31, 2021. We recommend the County investigate why the custodial funds were overdrawn.
2. Not all timesheets that are turned into the Auditor's office are signed by the employee and department head. These were mainly from employees in the Sheriff, Jail and Dispatch. We recommend all timesheets be approved by the respective department head or designated person and signed by the employee.
3. Longevity pay for some employees was overpaid. We recommend care be taken in doing the calculation and someone other than the originator review the calculation for accuracy.
4. Internal accounting controls were inadequate to ensure the custodial fund subsidiary records were reconciled to the general ledger balances. Variances existed in the Advance Tax, Partial Payments, Motor Vehicle, 24/7 and Clearing custodial funds. We recommend all appropriate reconciliations be completed.
5. Internal accounting controls were inadequate to ensure sheriff office transactions were properly accounted for. Receipts were not issued for all money collected, bank service charges and interest earned were not recorded in the accounting records, 24/7 revenues were not compared to reports off the 24/7 computer program to determine accuracy, the sheriff bank account was not reconciled to the accounting records, the accounting records did not readily show the balance in the bank account by category, the commissary bank statement is not opened monthly and reconciled to commissary accounting records. We recommend all appropriate bank reconciliations be completed, all transactions be accounted for, receipts be issued for all revenue collected, accounting records be summarized to show the balances by type of collection and the 24/7 revenues reconciled with reports off the 24/7 computer program.

Material Violations of Laws, Rules, and Regulations and Provisions of Contract and Grant Agreements which are included in the schedule of current audit findings in the audit report:

None Disclosed

Immaterial Violations of Laws, Rules, and Regulations and Provisions of Contract and Grant Agreements

1. The County did not transmit to the State's Unclaimed Property Fund any outstanding checks that were older than one year as required by SDCL 43-41B-14 and 43-41B-18. We recommend the County remit to the State's Unclaimed Property Fund outstanding checks older than one year as required by SDCL 43-41B-14 and 43-41B-18.
2. The County appears to have unspent federal funds from various federal programs. Accounting records do not support that the full amount has been spent. We recommend the County research these unspent funds and contact the appropriate federal or state agency to determine the proper disposition of the funds.
3. When advertising delinquent taxes on buildings on leased sites the county automatically adds \$2.00 advertising fees contrary to SDCL 10-22-2. We recommend the county charge the proper advertising fees as established by SDCL 10-22-2.
4. The County's general fund surplus exceeded the 40% allowed by SDCL 7-21-18.1 by .89%. We recommend the county not exceed the 40% as allowed by SDCL 7-21-18.1.

We also noted other less significant items throughout the course of the audit that were discussed with management.

This communication is intended solely for the information and use of the South Dakota Legislature, state granting agencies, and the governing board and management of Fall River County and is not intended to be and should not be used by anyone other than these specified parties. As required by South Dakota Codified Law 4-11-11, this report is a matter of public record and its distribution is not limited.


If you have any questions, please contact me.

Sincerely,

Allen L Schaefer

Allen L. Schaefer
Auditor-in-Charge

'21/23	FALL RIVER COUNTY	3+ YEAR BUDGET WORKSHEET					WEED CONTROL		AS OF APRIL		23	LPBUDW	PAGE 101
ACCOUNT DESCRIPTION	GL#	20 ACTUAL	21 ACTUAL	22 ACTUAL	3-YEAR AVERAGE	23 BUDGET	23 YTD ACTUAL	%	24 REQUESTED	24 APPROVED			
0.615 WEED SALARIES	10100X4110615	57,768.55	66,120.20	57,818.40	60,569.05	76,260.00	14,241.08	19					
0.615 WEED SOC SEC	10100X4120615	3,641.73	4,705.72	4,077.64	4,141.70	5,834.00	1,005.05	17					
0.615 WEED RETIREMENT	10100X4130615	2,887.77	3,232.92	3,116.52	3,079.07	3,989.00	837.03	21					
0.615 WORKMAN'S COMP	10100X4140615	4,035.48	2,667.88	2,410.80	3,038.05	4,000.00	.00						
0.615 WEED HEALTH INS	10100X4150615	5,012.50	4,943.00	5,682.00	5,212.50	5,772.00	1,668.00	29					
0.615 REIMB BC/BS	10100X4151615	.00	.00	.00	.00	.00	.00						
0.615 UNEMPLOYMENT	10100X4160615	.00	.00	.00	.00	.00	.00						



 vfo

 w/p

 All good!

 Same.

'21/23 ACCOUNT DESCRIPTION	FALL RIVER COUNTY	GL#	3+ YEAR BUDGET WORKSHEET			MENTAL HEALTH CENTER			AS OF APRIL		23 YTD ACTUAL	LPRUDN	PAGE 86
			20 ACTUAL	21 ACTUAL	22 ACTUAL	3-YEAR AVERAGE	23 BUDGET	23					
31.444 W.R. MENTAL HEALTH	10100X4291444		7,500.00	7,500.00	7,500.00	7,500.00	7,500.00				100	24 REQUESTED 7500	24 APPROVED
ACCOUNT TYPE TOTALS		42	7,500.00	7,500.00	7,500.00	7,500.00	7,500.00				100		
FUND TOTALS	10100		7,500.00	7,500.00	7,500.00	7,500.00	7,500.00				100		
DEPT TOTALS		444	7,500.00	7,500.00	7,500.00	7,500.00	7,500.00				100	7500	

= BUDGET INCLUDES TRANSFERS AND/OR SUPPLEMENTS



350 Elk Street | Rapid City, SD 57701 | 605.343.7262
www.BMSCares.org

March 30, 2023

County Auditor's Office
Fall River County Commissioners
Fall River County Courthouse
906 N. River Street
Hot Springs, SD 57747

Dear Commissioners:

I would like to take this opportunity to thank you for supporting Behavior Management Systems in the past. We appreciate your commitment in helping us offer quality behavioral health services to the people of Fall River County.

To allow us to continue to provide the current level of service, we are requesting \$7,500 for this budget year from your county, the same amount you allocated to us in calendar year 2022. During the first eight months of our fiscal year (July 1, 2022 to February 28, 2023) we have served 175 clients from Fall River County. Over half of these clients (approximately 56%) have an annual family income of \$20,000 or less; 70 persons are children under the age of 18; and the remainder are adults. Your subsidy will assist us in continuing to provide services to these individuals still receiving services as well as other Fall River County residents in need of future services. Additionally, we have provided staff to assist Fall River County residents to obtain discounted or free psychiatric medications valued in excess of **\$11,100 per month**. This is a direct savings to Fall River County as these are clients who do not have any other means to pay.

I have enclosed information regarding our programs and services. If you have any questions regarding these services or any other questions about Behavior Management Systems, please call me at our Elk Street office. We welcome the opportunity to attend a meeting, at your convenience, to further explain our services.

Support from your county is critical for us to maintain needed services. We sincerely appreciate your continued support of Behavior Management Systems.

Best Regards,

Amy Iversen
CEO

'21/23	FALL RIVER COUNTY	3+ YEAR BUDGET WORKSHEET					WEED CONTROL		AS OF APRIL		LPBUDW	PAGE 101	
ACCOUNT DESCRIPTION	GL#	20 ACTUAL	21 ACTUAL	22 ACTUAL	3-YEAR AVERAGE	23 BUDGET	23 YTD ACTUAL	24 REQUESTED	24 APPROVED				
0.615 WEED SALARIES	10100X4110615	57,768.55	66,120.20	57,818.40	60,569.05	76,260.00	14,241.08	19					
0.615 WEED SOC SEC	10100X4120615	3,641.73	4,705.72	4,077.64	4,141.70	5,834.00	1,005.05	17					
0.615 WEED RETIREMENT	10100X4130615	2,887.77	3,232.92	3,116.52	3,079.07	3,989.00	837.03	21					
0.615 WORKMAN'S COMP	10100X4140615	4,035.48	2,667.88	2,410.80	3,038.05	4,000.00	.00						
0.615 WEED HEALTH INS	10100X4150615	5,012.50	4,943.00	5,682.00	5,212.50	5,772.00	1,668.00	29					
0.615 REIMB BC/BS	10100X4151615	.00	.00	.00	.00	.00	.00						
0.615 UNEMPLOYMENT	10100X4160615	.00	.00	.00	.00	.00	.00						
0.615 WEED DENTAL INS	10100X4180615	504.38	436.80	438.62	459.93	437.00	114.66	26					
ACCOUNT TYPE TOTALS													
41		73,850.41	82,106.52	73,543.98	76,500.30	96,292.00	17,865.82	19					
0.615 WEED INSURANCE	10100X4210615	2,136.41	2,515.21	2,346.48	2,332.70	2,150.00	20.59	1					
0.615 PRAIRIE DOG CONTROL	10100X4220615	2,840.00	5,187.90	12,467.90	6,831.93	2,000.00	11,200.00	560					
0.615 R-O-W SPRAYING	10100X4221615	27,318.16	14,551.88	5,719.00	15,863.01	14,000.00	.00						
0.615 WEED PUBLISHING	10100X4230615	243.57	469.46	293.73	335.59	750.00	32.34	4					
0.615 POSTAGE LEASE	10100X4241615	.00	.00	.00	.00	200.00	.00						
0.615 WEED REPAIRS	10100X4250615	2,520.93	2,678.35	1,470.92	2,223.40	4,000.00	2,128.60	53					
0.615 WEED SUPPLIES	10100X4260615	23,559.16	19,055.67	20,809.70	21,141.51	25,000.00	1,244.89	5					

06

06/17

All good

same



 vfb
 All good!
 Same!

/21/23	FALL RIVER COUNTY	3+ YEAR BUDGET WORKSHEET					WEED CONTROL		AS OF APRIL		23	LPBUDW	PAGE 102
ACCOUNT DESCRIPTION	GL#	20 ACTUAL	21 ACTUAL	22 ACTUAL	3-YEAR AVERAGE	23 BUDGET	23 YTD ACTUAL	%	24 REQUESTED	24 APPROVED			
40.615 CREEK GRANT	10100X4261615	.00	.00	.00	.00	.00	.00						
52.615 HAT CREEK GRANT	10100X4262615	.00	.00	.00	.00	.00	.00						
53.615 COOPERATIVE GRANT	10100X4263615	.00	.00	.00	.00	.00	.00						
55.615 POSTAGE SUPPLY	10100X4265615	252.05	76.10	175.17	167.77	.00	59.44						
56.615 MOSQUITO SUPPLIES	10100X4266615	2,715.88	992.10	483.33	1,397.10	.00	.00						
70.615 WEED TRAVEL	10100X4270615	1,804.05	451.70	1,767.46	1,341.07	1,750.00	1,176.34	67					
71.615 WEED BOARD PER DIEM	10100X4271615	.00	.00	.00	.00	.00	.00						
72.615 MOSQUITO TRAVEL	10100X4272615	.00	.00	.00	.00	.00	.00						
80.615 WEED TELEPHONE	10100X4280615	1,625.71	1,595.01	1,543.16	1,587.96	1,700.00	529.02	31					
ACCOUNT TYPE TOTALS	42	65,015.92	47,573.38	47,076.85	53,222.05	51,550.00	16,391.22	32					
90.615 CAPITAL ASSETS	10100X4300615	.00	.00	.00	.00	.00	.00						
90.615 EQUIPMENT	10100X4340615	549.99	582.96	.00	377.65	1,000.00	.00						
91.615 WEED GRANT EXPENSES	10100X4341615	.00	.00	24,346.60	8,115.53	.00	24,105.76						
ACCOUNT TYPE TOTALS	43	549.99	582.96	24,346.60	8,493.18	1,000.00	24,105.76	411					
FUND TOTALS	10100	139,416.32	130,262.86	144,967.43	138,215.54	148,842.00	58,362.80	39					
DEPT TOTALS	615	139,416.32	130,262.86	144,967.43	138,215.54	148,842.00	58,362.80	39					

= BUDGET INCLUDES TRANSFERS AND/OR SUPPLEMENTS

Notice to Bidders – Rescheduled Bid Date

NOTICE IS HEREBY GIVEN that the Commission of Fall River County, South Dakota, will receive written bids at the Office of the Auditor, Fall River County Courthouse, 906 N River St, Hot Springs, South Dakota until 5:00 pm on Wednesday, July 5th, 2023 for the 2023 Fall River County Multiple Roof Replacement Projects.

Bids will be opened at 9:30 am on Thursday, July 6, 2023 and publicly read aloud at the Fall River County Commission Meeting held at the 2nd floor Courtroom during the regular meeting, Fall River County Courthouse, 906 N River St, Hot Springs, SD.

This project is for the removal of existing roofing and installation of new roofing on the following 7 buildings: the Courthouse; the Sheriff/Jail building; the Director of Equalization/GIS building; Museum; the Weed and Pest Storage Building; the Storage building and the South Annex/Garage.

All proposals shall be submitted on forms provided by Fall River County. Each bid shall be accompanied by a certified check or cashier's check for an amount of 5% of the total bid, or a bid bond in the amount of 10% of the total bid. Such check or bid bond shall be used as a bid security in the event the successful bidder fails to enter into a contract and post an approved bond with the County within ten (10) days after the formal acceptance of the bid. The check shall be drawn on a solvent bank or an approved surety company. A Performance Bond will be required by the successful bidder when signing the contract.

The contract documents may be examined at the Fall River County Auditor's Office, 906 N River St, Hot Springs, SD, or Electronic files of the contract documents may be obtained by contacting the office of the Auditor, 605-745-5130, at no charge.

Sealed bids must be plainly marked in the upper right-hand corner of the envelope to identify their contents. No bid shall be withdrawn after the filing time without the written consent of the Fall River County Commission, for a period of thirty (30) days after the filing time. The County Commission of Fall River County, South Dakota reserves the right to reject any and all bids, or to waive any informalities or technicalities in bidding, and to accept the bid that is to the advantage of, and in the best interest of, the County of Fall River.

Sue Ganje/County Auditor, Fall River County

Publish June 22 and June 29, 2023.

Published twice at the total approximate cost of _____ And can be viewed free of charge at County website at fallriver.sdcounties.org

**FALL RIVER COUNTY
906 N RIVER ST
HOT SPRINGS SD 57747**

Specifications - 2023 Fall River County Multiple Roof Replacement Projects

1 County Courthouse

DESCRIPTION	QUANTITY
1. Remove Laminated - High grade - comp. shingle rfg. - w/ felt	18.30 SQ
3. Laminated - High grade - comp. shingle rfg. - w/ felt	21.00 SQ
4. Ice & water barrier	1,644.00 SF
5. Drip edge/gutter apron	168.00LF
6. Asphalt starter - universal starter course	168.00LF
7. Hip / Ridge cap - High profile - composition shingles	169.00LF
8. R&R Roof finial	4.00EA
9. R&R Valley metal	212.00LF
10. Step flashing	96.00LF
11. R&R Flashing - pipe jack	1.00EA
12. R&R Flashing - L flashing - color finish	166.00 LF
13. R&R Aluminum termination bar / flashing for membrane roofs	166.00 LF
15. Remove Additional charge for high roof (2 stories or greater)	18.30SQ
16. Additional charge for high roof(2 stories or greater)	18.30 SQ
17. Remove Additional charge for steep roof - 10/12 - 12/12 slope	18.30 SQ
18. Additional charge for steep roof - 10/12 - 12/12 slope	18.30SQ
19. R&R Single ply membrane - Mechanically attached - 60mil	11.98 SQ
20. Glass mat gypsum - 1/2" - primed	11.98 SQ
21. R&R Drip edge - PVC/TPO clad metal	89.00LF
22. R&R Flash parapet wall only - PVC/TPO - up to 3'	77.00 LF
23. R&R Aluminum termination bar/ flashing for membrane roofs	77.00LF
24. R&R Counterflashing - Apron flashing	77.00LF
25. R&R Pipe jack flashing - PVC/TPO	4.00EA
26. Comb and straighten ale condenser fins - with trip charge	12.00EA
27. Boom or spider lift - 50'-60' reach (per month)	2.00MO
28. Crane and operator - 50 ton capacity	16.00HR
30. Fall protection harness and lanyard - per week	20.00WK
Figured 10 employees for 2 weeks	
29. Telehandler/forklift (per week) - no operator	2.00WK
31. Dumpster load - Approx. 40 yards, 7-8 tons of debris	2.00EA
32. Temporary toilet (per month)	1.00MO
139. Temporary hand washing station (per month)	0.00MO
33. Stairs (Agreed Price)	1.00EA
Dismantle and reinstall Metal Stairs	
140. Temporary fencing - 1-4 months (per month)	300.00LF

**FALL RIVER COUNTY
906 N RIVER ST
HOT SPRINGS SD 57747**

Specifications - 2023 Fall River County Multiple Roof Replacement Projects

2 Sheriff/Jail Building

DESCRIPTION	QUANTITY
34. R&R Rigid fiberglass duct insulation board - foil faced	336.00SF
36. HEAT, VENT & AIR CONDITIONING Goodman Split A/C condenser-Replace top cap	1.00EA
133. Generator-Replace Top Cap*	1.00EA
37. Comb and straighten ale condenser fins - with trip charge	1.00EA
38. Temporary toilet (per month)	1.00MO
134. Scaffold - per section (per month)	10.00MO
135. Labor to set up and take down scaffold - per section	10.00EA
137. Dumpster load - Approx. 20 yards, 4 tons of debris	1.00EA
138. Temporary toilet (per month)	1.00MO

3 Director of Equalization/GIS

DESCRIPTION	QUANTITY
39. R&R Metal roofing- ribbed - 29 gauge - up to 1"	1,293.00 SF
40. Ice & water barrier - High temp	1,293.00 SF
41. R&R Gable trim for metal roofing - 29 gauge	212.00LF
42. R&R Drip edge	46.00LF
43. R&R Pitch transition flashing for metal roofing - 29 gauge	100.00LF
45. R&R Counterflashing - Apron flashing	100.00 LF
46. R&R Neoprene pipe jack flashing for metal roofing	1.00EA
47. R&R Neoprene pipe jack flashing for metal roofing	2.00EA
48. Telehandler/forklift (per week) - no operator	1.00WK
49. Dumpster load - Approx. 30 yards, 5-7 tons of debris	1.00EA
50. Temporary toilet (per month)	1.00MO

4 County Museum

DESCRIPTION	QUANTITY
51. Remove Laminated - High grade - comp. shingle rfg. - w/ felt	75.08 SQ
52. Laminated - High grade - comp. shingle rfg. - w/ felt	85.33 SQ
53. Ice & water barrier	1,695.00 SF
54. R&R Drip edge/gutter apron	134.00LF
55. Asphalt starter - universal starter course	134.00LF
56. R&R Hip / Ridge cap - High profile - composition shingles	335.00LF
57. R&R Roofinial	1.00EA
58. R&R Valley metal	297.00 LF

**FALL RIVER COUNTY
906 N RIVER ST
HOT SPRINGS SD 57747**

Specifications - 2023 Fall River County Multiple Roof Replacement Projects

4 County Museum - Continued

59. Step flashing	299.00 LF
64. R&R Counterflashing - Apron flashing	223.00 LF
60. Remove Additional charge for high roof (2 stories or greater)	75.08SQ
61. Additional charge for high roof (2 stories or greater)	75.08 SQ
65. Remove Additional charge for steep roof - 7/12 to 9/12 slope	47.63 SQ
66. Additional charge for steep roof - 7/12 to 9/12 slope	47.63 SQ
62. Remove Additional charge for steep roof - 10/12 - 12/12 slope	20.62 SQ
63. Additional charge for steep roof - 10/12 - 12/12 slope	20.62SQ
67. Comb and straighten a/c condenser fins - with trip charge	12.00 EA
68. Boom or spider lift - 50'-60' reach (per month)	1.00MO
69. Crane and operator - 50 ton capacity	16.00HR
70. Telehandler/forklift (per month) - no operator	1.00MO
71. Dumpster load - Approx. 40 yards, 7-8 tons of debris	1.00EA
73. Temporary hand washing station (per month)	1.00MO
72. Temporary toilet (per month)	1.00MO
74. Fall protection harness and lanyard - per week	40.00WK
142. Temporary fencing - 1-4 months (per month)	300.00LF

5 Weed and Pest Building

DESCRIPTION	QUANTITY
94. R&R Metal roofing - ribbed - 29 gauge - up to 1"	972.00 SF
95. R&R Gable trim for metal roofing- 29 gauge	48.00LF
96. R&R Ridge vent - Metal roofing - Standard grade	40.50LF
97. R&R Drip edge/gutter apron	81.00LF
98. Dumpster load - Approx. 20 yards, 4 tons of debris	1.00EA
170. Telehandler/forklift (per week) - no operator	0.50WK
171. Temporary toilet (per month)	0.50MO
172. Temporary hand washing station (per month)	0.50MO

6 Storage Building

DESCRIPTION	QUANTITY
173. Temporary hand washing station (per month)	1.00MO
99. R&R Metal roofing - ribbed - 26 gauge - 1 1/8" to 1 1/2"	2,613.00 SF
100. R&R Gable trim for metal roofing - 26 gauge	52.00LF
101. R&R Drip edge/gutter apron	201.00LF
102. R&R Ridge vent - Metal roofing - Standard grade	100.50LF
103. R&R Furnace vent- rain cap and storm collar, 16"	1.00EA

**FALL RIVER COUNTY
906 N RIVER ST
HOT SPRINGS SD 57747**

Specifications - 2023 Fall River County Multiple Roof Replacement Projects

6 Storage Building - Continued

104. R&R Closure strips for metal roofing - inside and/or outside	201.00LF
105. R&R Gutter <i>I</i> downspout- box - galvanized - 6"	201.00LF
106. Telehandler/forklift (per week)- no operator	1.00WK
107. Dumpster load-Approx. 40 yards, 7-8 tons of debris	1.00EA
108. Temporary toilet (per month)	1.00MO

7 South Annex Building

DESCRIPTION	QUANTITY
109. R&R Metal roofing - ribbed - 29 gauge - up to I"	6,664.00 SF
110. R&R Gable trim for metal roofing - 29 gauge	212.00LF
111. R&R Drip edge/gutter apron	272.00LF
112. R&R Pitch transition flashing for metal roofing - 29 gauge	96.00LF
113. R&R Ridge vent - Metal roofing - floating ventilator	70.00LF
114. R&R Ridge vent- Metal roofing - Standard grade	66.00LF
117. Snow bar - Color finish*	272.00 LF
118. R&R Furnace vent - rain cap and storm collar, 8"	1.00EA
119. R&R Neoprene pipe jack flashing for metal roofing	6.00EA
120. Detach & Reset Exterior light fixture	1.00EA
122. R&R Window screen, 17 - 25 SF	1.00EA
123. Lennox AC condenser-Replace unit top*	1.00EA
124. Crane and operator - 50 ton capacity	16.00HR
125. Telehandler/forklift (per month) - no operator	1.00MO
126. Dumpster load- Approx. 40 yards, 7-8 tons of debris	4.00EA
127. Temporary toilet (per month)	1.00MO
128. Temporary hand washing station (per month)	1.00MO

Buildings and Physical Addresses

- 1 - County Courthouse
906 North River Street, Hot Springs, SD
- 2 - Sheriff/Jail building
906 N River Street, Hot Springs, SD (Brick building next to the Courthouse)
- 3 - Director of Equalization/GIS
1029 N River Street, Hot Springs, SD (Across the street from the Courthouse)
- 4 - County Museum
300 North Chicago Street, Hot Springs, SD
- 5 - Weed & Pest Building
27518 Cascade Road, Hot Springs, SD (behind Hwy Dept)
- 6 - Storage Building
Industrial Park, Hot Springs, SD
(road between Sonny's Food and the Bowling Alley, turn to the right, 2nd building)
- 7 - South Annex Building
709 Jensen Hwy, Hot Springs, SD

**FALL RIVER COUNTY
906 N RIVER ST
HOT SPRINGS SD 57747**

Specifications - 2023 Fall River County Multiple Roof Replacement Projects

1 County Courthouse

DESCRIPTION	QUANTITY
1. Remove Laminated - High grade - comp. shingle rfg. - w/ felt	18.30 SQ
3. Laminated - High grade - comp. shingle rfg. - w/ felt	21.00 SQ
4. Ice & water barrier	1,644.00 SF
5. Drip edge/gutter apron	168.00LF
6. Asphalt starter - universal starter course	168.00LF
7. Hip / Ridge cap - High profile - composition shingles	169.00LF
8. R&R Roof finial	4.00EA
9. R&R Valley metal	212.00LF
10. Step flashing	96.00LF
11. R&R Flashing - pipe jack	1.00EA
12. R&R Flashing - L flashing - color finish	166.00 LF
13. R&R Aluminum termination bar / flashing for membrane roofs	166.00 LF
15. Remove Additional charge for high roof (2 stories or greater)	18.30SQ
16. Additional charge for high roof(2 stories or greater)	18.30 SQ
17. Remove Additional charge for steep roof - 10/12 - 12/12 slope	18.30 SQ
18. Additional charge for steep roof - 10/12 - 12/12 slope	18.30SQ
19. R&R Single ply membrane - Mechanically attached - 60mil	11.98 SQ
20. Glass mat gypsum - 1/2" - primed	11.98 SQ
21. R&R Drip edge - PVC/TPO clad metal	89.00LF
22. R&R Flash parapet wall only - PVC/TPO - up to 3'	77.00 LF
23. R&R Aluminum termination bar/ flashing for membrane roofs	77.00LF
24. R&R Counterflashing - Apron flashing	77.00LF
25. R&R Pipe jack flashing - PVC/TPO	4.00EA
26. Comb and straighten ale condenser fins - with trip charge	12.00EA
27. Boom or spider lift - 50'-60' reach (per month)	2.00MO
28. Crane and operator - 50 ton capacity	16.00HR
30. Fall protection harness and lanyard - per week	20.00WK
Figured 10 employees for 2 weeks	
29. Telehandler/forklift (per week) - no operator	2.00WK
31. Dumpster load - Approx. 40 yards, 7-8 tons of debris	2.00EA
32. Temporary toilet (per month)	1.00MO
139. Temporary hand washing station (per month)	0.00MO
33. Stairs (Agreed Price)	1.00EA
Dismantle and reinstall Metal Stairs	
140. Temporary fencing - 1-4 months (per month)	300.00LF

**FALL RIVER COUNTY
906 N RIVER ST**

Specifications - 2023 Fall River County Multiple Roof Replacement Projects

4 County Museum - Continued

59. Step flashing	299.00 LF
64. R&R Counterflashing - Apron flashing	223.00 LF
60. Remove Additional charge for high roof (2 stories or greater)	75.08SQ
61. Additional charge for high roof (2 stories or greater)	75.08 SQ
65. Remove Additional charge for steep roof - 7/12 to 9/12 slope	47.63 SQ
66. Additional charge for steep roof - 7/12 to 9/12 slope	47.63 SQ
62. Remove Additional charge for steep roof - 10/12 - 12/12 slope	20.62 SQ
63. Additional charge for steep roof - 10/12 - 12/12 slope	20.62SQ
67. Comb and straighten a/c condenser fins - with trip charge	12.00 EA
68. Boom or spider lift - 50'-60' reach (per month)	1.00MO
69. Crane and operator - 50 ton capacity	16.00HR
70. Telehandler/forklift (per month) - no operator	1.00MO
71. Dumpster load - Approx. 40 yards, 7-8 tons of debris	1.00EA
73. Temporary hand washing station (per month)	1.00MO
72. Temporary toilet (per month)	1.00MO
74. Fall protection harness and lanyard - per week	40.00WK
142. Temporary fencing - 1-4 months (per month)	300.00LF

5 Weed Building

DESCRIPTION	QUANTITY
94. R&R Metal roofing - ribbed - 29 gauge - up to 1"	972.00 SF
95. R&R Gable trim for metal roofing- 29 gauge	48.00LF
96. R&R Ridge vent - Metal roofing - Standard grade	40.50LF
97. R&R Drip edge/gutter apron	81.00LF
98. Dumpster load - Approx. 20 yards, 4 tons of debris	1.00EA
170. Telehandler/forklift (per week) - no operator	0.50WK
171. Temporary toilet (per month)	0.50MO
172. Temporary hand washing station (per month)	0.50MO

6 Storage Building

DESCRIPTION	QUANTITY
173. Temporary hand washing station (per month)	1.00MO
99. R&R Metal roofing - ribbed - 26 gauge - 1 1/8" to 1 1/2"	2,613.00 SF
100. R&R Gable trim for metal roofing - 26 gauge	52.00LF
101. R&R Drip edge/gutter apron	201.00LF
102. R&R Ridge vent - Metal roofing - Standard grade	100.50LF
103. R&R Furnace vent- rain cap and storm collar, 16"*	1.00EA

**FALL RIVER COUNTY
906 N RIVER ST
HOT SPRINGS SD 57747**

Specifications - 2023 Fall River County Multiple Roof Replacement Projects

Claims Associates

PO BOX 1898
Sioux Falls, SD 57101

111600

1-1 Courthouse

DESCRIPTION	QUANTITY	UNIT PRICE	TAX	RCV	DEPREC.	ACV
1. Remove Laminated - High grade - comp. shingle rfg. - w/ felt	18.30 SQ	59.69	22.29	1,114.62	(0.00)	1,114.62
3. Laminated - High grade - comp. shingle rfg. - w/ felt	21.00 SQ	338.21	144.96	7,247.37	(2,717.76)	4,529.61
4. Ice & water barrier	1,644.00 SF	1.62	54.36	2,717.64	(1,358.82)	1,358.82
5. Drip edge/gutter apron	168.00 LF	2.88	9.88	493.72	(211.59)	282.13
6. Asphalt starter - universal starter course	168.00 LF	1.99	6.82	341.14	(255.86)	85.28
7. Hip / Ridge cap - High profile - composition shingles	169.00 LF	6.75	23.28	1,164.03	(582.02)	582.01
8. R&R Roof finial	4.00 EA	456.65	37.29	1,863.89	(175.51)	1,688.38
9. R&R Valley metal	212.00 LF	6.33	27.39	1,369.35	(528.46)	840.89
10. Step flashing	96.00 LF	9.98	19.55	977.63	(418.99)	558.64
11. R&R Flashing - pipe jack	1.00 EA	53.53	1.09	54.62	(20.13)	34.49
12. R&R Flashing - L flashing - color finish	166.00 LF	5.79	19.61	980.75	(374.59)	606.16
13. R&R Aluminum termination bar / flashing for membrane roofs	166.00 LF	2.82	9.55	477.67	(158.98)	318.69
15. Remove Additional charge for high roof (2 stories or greater)	18.30 SQ	5.64	2.11	105.32	(0.00)	105.32
16. Additional charge for high roof (2 stories or greater)	18.30 SQ	20.44	7.63	381.68	(0.00)	381.68
17. Remove Additional charge for steep roof - 10/12 - 12/12 slope	18.30 SQ	23.41	8.74	437.14	(0.00)	437.14
18. Additional charge for steep roof - 10/12 - 12/12 slope	18.30 SQ	72.72	27.16	1,357.94	(0.00)	1,357.94
19. R&R Single ply membrane - Mechanically attached - 60 mil	11.98 SQ	412.48	100.85	5,042.36	(2,920.87)	2,121.49
20. Glass mat gypsum - 1/2" - primed	11.98 SQ	174.90	42.77	2,138.07	(1,603.56)	534.51
21. R&R Drip edge - PVC/TPO clad metal	89.00 LF	5.97	10.85	542.18	(218.74)	323.44
22. R&R Flash parapet wall only - PVC/TPO - up to 3'	77.00 LF	14.23	22.36	1,118.07	(679.64)	438.43
23. R&R Aluminum termination bar / flashing for membrane roofs	77.00 LF	2.82	4.43	221.57	(73.74)	147.83
24. R&R Counterflashing - Apron flashing	77.00 LF	10.89	17.11	855.64	(345.49)	510.15
25. R&R Pipe jack flashing - PVC/TPO	4.00 EA	69.66	5.69	284.33	(178.48)	105.85
26. Comb and straighten a/c condenser fins - with trip charge	12.00 EA	159.81	39.14	1,956.86	(0.00)	1,956.86
27. Boom or spider lift - 50'-60' reach (per month)	2.00 MO	3,100.00	126.54	6,326.54	(0.00)	6,326.54
28. Crane and operator - 50 ton capacity	16.00 HR	223.00	72.82	3,640.82	(0.00)	3,640.82
30. Fall protection harness and lanyard - per week	20.00 WK	22.00	8.98	448.98	(0.00)	448.98
Figured 10 employees for 2 weeks						
29. Telehandler/forklift (per week) - no operator	2.00 WK	1,250.21	51.03	2,551.45	(0.00)	2,551.45
31. Dumpster load - Approx. 40 yards, 7-8 tons of debris	2.00 EA	620.00	25.31	1,265.31	(0.00)	1,265.31
32. Temporary toilet (per month)	1.00 MO	165.04	3.37	168.41	(0.00)	168.41
139. Temporary hand washing station (per month)	0.00 MO	240.00	0.00	0.00	(0.00)	0.00
33. Stairs (Agreed Price)	1.00 EA	2,100.00	42.86	2,142.86	(0.00)	2,142.86
Dismantle and reinstall Metal Stairs						
140. Temporary fencing - 1-4 months (per month)	300.00 LF	1.90	11.63	581.63	(0.00)	581.63

1116001

12/16/2022

Page: 2

4/21/23	FALL RIVER COUNTY	3+ YEAR BUDGET WORKSHEET				COUNTY EXTENSION		AS OF APRIL		LPBUDW	PAGE	97
ACCOUNT DESCRIPTION	GL#	20 ACTUAL	21 ACTUAL	22 ACTUAL	3-YEAR AVERAGE	23 BUDGET	23 YTD ACTUAL	24 REQUESTED	24 APPROVED			
4110.611 CO EXT SALARIES	10100X4110611	21,932.00	37,338.87	33,181.85	30,817.57	33,280.00	5,766.00	17				
4120.611 CO EXT SOC SEC	10100X4120611	1,265.56	2,838.35	2,511.62	2,205.18	2,546.00	418.37	16				
4130.611 CO EXT RETIREMENT	10100X4130611	954.35	2,192.51	1,903.50	1,683.45	1,997.00	345.97	17				
4140.611 WORKMAN'S COMP	10100X4140611	88.89	38.82	70.32	66.01	90.00	.00					
4150.611 CO.EXT HEALTH INS	10100X4150611	2,219.00	4,943.00	5,126.00	4,096.00	5,772.00	.00					
REIMBURSEMENT BLUE CROSS	10100X4151611	.00	.00	.00	.00	.00	.00					
4160.611 UNEMPLOYMENT	10100X4160611	.00	.00	.00	.00	.00	.00					
4H/YOUTH ADVISOR SALARY	10100X4161611	10,310.00	10,310.00	10,567.75	10,395.92	10,568.00	.00			1,200		
4180.611 CO.EXT DENT INS	10100X4180611	219.62	436.80	400.40	352.27	437.00	114.66	26				
ACCOUNT TYPE TOTALS	41	36,989.42	58,098.35	53,761.44	49,616.40	54,690.00	6,645.00	12				
4210.611 INSURANCE	10100X4210611	439.52	512.80	560.91	504.41	450.00	.00					
4240.611 RENTALS - INTERNET	10100X4240611	.00	.00	.00	.00	.00	.00					
4241.611 POSTAGE LEASE	10100X4241611	.00	.00	.00	.00	.00	.00					
4250.611 REPAIRS & MAINTENANCE	10100X4250611	.00	.00	.00	.00	.00	.00					
4260.611 CO EXT SUPPLY	10100X4260611	1,568.21	1,595.91	1,189.24	1,451.12	1,825.00	1,225.64	67		2235	increased program min costs	
4261.611 CO EXT POSTAGE	10100X4261611	140.00	9.71	1.14	50.28	500.00	.00			500		

increased programming costs
 2225
 500
 add line
 or can programming
 for programming \$4000.00

4/21/23	FALL RIVER COUNTY	3+ YEAR BUDGET WORKSHEET				COUNTY EXTENSION		AS OF APRIL		23	23 YTD	24	PAGE	98
ACCOUNT DESCRIPTION	GL#	20 ACTUAL	21 ACTUAL	22 ACTUAL	3-YEAR AVERAGE	23 BUDGET	23 ACTUAL	24 REQUESTED	24 APPROVED					
4262.611 GRANTS	10100X4262611	.00	.00	.00	.00	.00	.00							
4263.611 CO EXT REIM SUPPLY	10100X4263611	.00	.00	.00	.00	.00	.00							
4264.611 COMMUNITY AGING GRANT	10100X4264611	.00	.00	.00	.00	.00	.00							
4261.611 POSTAGE SUPPLY	10100X4265611	1.45	5.50	.00	2.32	.00	.00							
4270.611 CO EXT TRAVEL	10100X4270611	3,016.12	3,721.33	4,394.54	3,710.66	3,700.00	1,111.70	30						
4271.611 CO EXT BRD	10100X4271611	.00	.00	.00	.00	.00	.00							
4280.611 CO EXT PHONE	10100X4280611	1,731.20	1,953.90	1,578.92	1,754.67	1,700.00	509.29	30						
ACCOUNT TYPE TOTALS	42	6,896.50	7,799.15	7,724.75	7,473.47	8,175.00	2,846.63	35						
4340.611 CO EXT EQUIP	10100X4340611	1,405.03	1,431.89	1,712.66	1,516.53	3,000.00	2,482.87	83						
ACCOUNT TYPE TOTALS	43	1,405.03	1,431.89	1,712.66	1,516.53	3,000.00	2,482.87	83						
FUND TOTALS	10100	45,290.95	67,329.39	63,198.85	58,606.40	65,865.00	11,974.50	18						
DEPT TOTALS	611	45,290.95	67,329.39	63,198.85	58,606.40	65,865.00	11,974.50	18						

Planning on traveling to NAE4-H YDP 2024 Conference ~\$2200 total each county \$1100

* = BUDGET INCLUDES TRANSFERS AND/OR SUPPLEMENTS

4/21/23	FALL RIVER COUNTY	3+ YEAR BUDGET WORKSHEET	4/H LEADERS ASSOCIATION	AS OF APRIL	23	23 YTD ACTUAL	24 REQUESTED	24 APPROVED
ACCOUNT DESCRIPTION	GL#	20 ACTUAL	21 ACTUAL	22 ACTUAL	3-YEAR AVERAGE	BUDGET		
4291.524 FAIR/4H ACHIEVEMENT	10100X4291524	2,900.00	.00	2,900.00	1,933.33	3,000.00	.00	
ACCOUNT TYPE TOTALS	42	2,900.00	.00	2,900.00	1,933.33	3,000.00	.00	3000
FUND TOTALS	10100	2,900.00	.00	2,900.00	1,933.33	3,000.00	.00	
DEPT TOTALS	524	2,900.00	.00	2,900.00	1,933.33	3,000.00	.00	





* = BUDGET INCLUDES TRANSFERS AND/OR SUPPLEMENTS

McKie Ford Lincoln Inc.

Worry Free Ownership

Fall River County Highway Dept
 WHITE 2020 Chevrolet Silverado 2500Hd
 Odometer: 24,749 VIN: 1GC1YLE78LF331172

Best Price Incl. Adds:	\$46,643.00	Cash Down Incl. Rebates:	\$500.00	Rate	Term	Payment
Trade Value:	\$0.00	Taxes/Fees:	\$199.00	0.00		0 \$46,342.00
Trade Payoff:	\$0.00	Balance:	\$46,342.00			

VEHICLE SERVICE CONTRACT	RESISTALL-EXTREME	DIAMON FUSION	ALLSTATE T&W
 Mechanical Breakdown Protection Includes Parts, Labor, And Diagnostic Coverage. Good Anywhere In The U.S. And Canada.	 Protects exterior from weather induced fading, loss of gloss, and hard water etching. Protects interior from staining, rips, and tears.	 Be confident & secure knowing all of your cracks, stars & chips will be repaired or your windshield will be replaced at NO CHARGE to you!!	 Protection from all road hazards. Repair or replace all tires and wheels and charges associated with the repair or replacement.

Premier	Select	Essential
COMPLETE 20 - New 72 mo. / 100,000 miles \$100.00 Deductible \$4,272.00	COMPLETE 20 - New 72 mo. / 100,000 miles \$100.00 Deductible \$4,272.00	COMPLETE 20 - New 72 mo. / 100,000 miles \$100.00 Deductible \$4,272.00
ResistAll Extreme 84 mo. \$799.00	Diamon Fusion Repair & Replace... 60 mo. / 999,999 miles \$899.00	Diamon Fusion Repair & Replace... 60 mo. / 999,999 miles \$899.00
Diamon Fusion Repair & Replace... 60 mo. / 999,999 miles \$899.00	Tire & Wheel - Plus Cosmetic Allo... 84 mo. / 999,999 miles \$911.00	
Tire & Wheel - Plus Cosmetic Allo... 84 mo. / 999,999 miles \$911.00		

Amount Due \$53,282.22 Products Price \$6,881.00 Products (Monthly) \$0.00 Products (Daily) \$0.00	Amount Due \$52,483.22 Products Price \$6,082.00 Products (Monthly) \$0.00 Products (Daily) \$0.00	Amount Due \$51,513.00 Products Price \$5,171.00 Products (Monthly) \$0.00 Products (Daily) \$0.00
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x Randy Seiler
 Purchaser's Signature

x _____
 Co-purchaser's Signature

x [Signature]
 Dealer Rep.

x 6-21-23
 Date

I understand this is not a contract or offer to purchase. It is a description of the optional products that are available to purchase. The dealer makes no warranties, whether expressed or implied.

Wednesday, June 21, 2023 12:46 PM



Protect Tomorrow.
Embrace Today.™

At Protective Asset Protection, our mission is in our name. We are Protective. We protect your tomorrow so you can embrace today—providing the right solutions for you and your vehicle. We do what we say and stand behind what we do. This has resulted in our reputation of excellence in serving automobile owners since 1962.



Vehicle Protection Plan

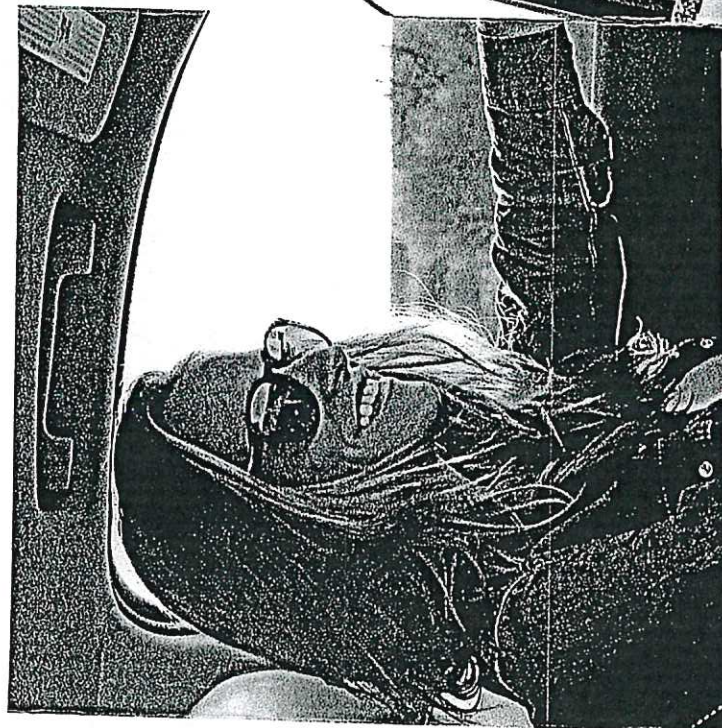
Protection for Your New or
Pre-Owned Vehicle

The coverage you need from
a company you can trust.

Since 1962, Protective Asset Protection has provided vehicle owners the peace of mind they want with the protection they need.

Vehicles are one of the fastest-growing technological devices in the world. Their mechanical systems are powered by sophisticated software and monitoring systems. It is now more important than ever to avoid the cost of unexpected repairs—and keep you on the road.

Our Vehicle Protection Plan was made for you and your new or pre-owned vehicle purchase.



Phone: 605-348-1400

Fax: 605-718-6048

leslien@mckieauto.com

2010 E. Mall Drive
Rapid City, SD 57701

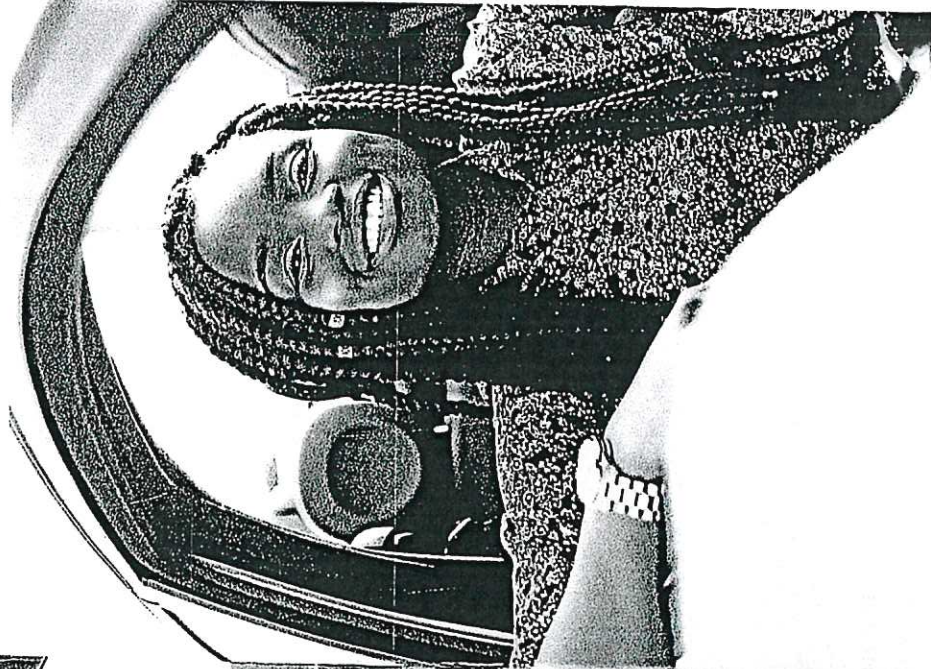
Leslie Naasz
Business Manager

www.McKieFord.com

P.O. Box 830633
Birmingham, AL 35283-0633
800.323.5771

The Protective Vehicle Protection Plan is administered by a Protective company and backed by Protective Property & Casualty Insurance Company in all states except New York. In New York this product is backed by Old Republic Insurance Company. In Florida the Protective Vehicle Protection Plan is administered by Western General Warranty Corporation, contact information above. Florida License #60078.

PPP-8 (1/20)



RTBRAIN

ENHANCED

PREMIUM

COMPLETE

Provides our most extensive coverage on new and pre-owned vehicles

FOR SPACE CONTINUATION

WRAP COVERAGE

Factory and/or dealer powertrain warranties are limited to major components. Wrap Coverage is an exclusionary level of coverage that is designed to "wrap" around factory and/or dealer powertrain warranties protecting many of the other vehicle components, subject to specified exclusions. A complete list of exclusions appears in the contract. Since the factory and/or dealer powertrain warranty covers the powertrain portion of your vehicle, Wrap Coverage does not cover the following component groups*:

- Engine
- Transmission
- Transfer Case
- Drive Axle
- * The term of your Wrap Coverage may not coincide with the term of your factory and/or dealer powertrain warranty.

OPTIONAL COVERAGE

We offer additional coverage for:

- Mobility Equipment (crater lift motors and assemblies, electric/hydraulic ramp controls and assemblies, adjustable seating mechanisms, adjustable pedal and steering control mechanisms, hoist and swing-arm mechanisms)
- Climate Control System (for Powertrain Coverage only)
- Snow Plow
- Lift Kit/Tire Modifications

Is Repair Costs

rates based on Protective's internal adjusted claims data.

- | | |
|-----------------------------|----------------|
| ABS Modulator Valve | \$1,256 |
| Rear Vision Camera | \$513 |
| Keyless Entry System | \$428 |

- AC Compresso**
\$1,132
- Fuel Pump**
\$577

- Power Window Motor**
\$317

- Navigation Display**
\$4,064

- Timing Belt / Timing Chain**
\$948

- Alternator**
\$646

- Water Pump**
\$350

- Starter**
\$392

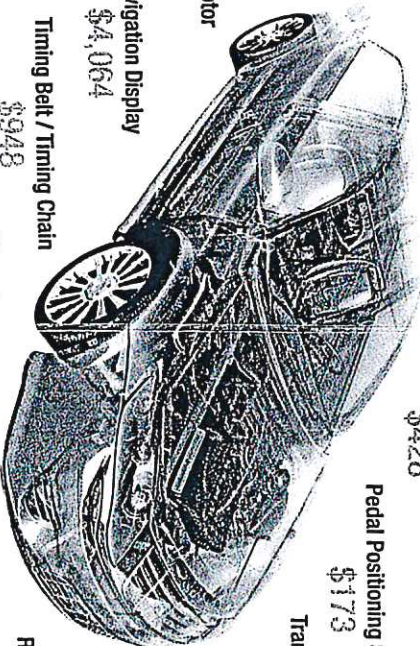
- Rack & Pinion Steering**
\$1,701

- Engine Replacement**
\$7,925

- Head Gasket**
\$1,370

- mission Replacement
\$4,877

- Pedal Positioning System**
\$173



PROTECTIVE VEHICLE PROTECTION PLAN LIMITS AND EXCLUSIONS

Coverage is subject to deductibles, limits and exclusions. The contract covers repairs only of covered parts and only when they suffer a breakdown as defined in the contract. Under some circumstances, a breakdown of a covered part may not be covered (for example, failure due to misuse or lack of proper maintenance or when a non-covered part is what caused the covered part to fail). Also, the exclusions contain a list of parts not covered, some of which may be associated with a covered part (for example, brake drums, pads and rotors; exhaust pipes, mufflers and catalytic converters; and body and trim items). Please see the service contract for details.

Mastercard

McKie Ford Lincoln

2010 East Mall Drive

Rapid City SD 57701

(605) 348-1400

https://www.mckieford.co

06/21/2023

12:53

Sale

Trans #: 2 Batch #: 14

CREDIT CARD

MASTERCARD

Entry Type:

CHIP READ

CONTACT

*****0405 **/**

Invoice

25601

Employee:

530

AMOUNT:

\$500.00

Surcharge:

\$15.00

SUB TOTAL:

\$515.00

TOTAL AMT:

USD \$515.00

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There is a 3% processing fee on all Credit Cards, which is not greater than the cost of acceptance. There is no processing fee for Non-Credit Card transactions.

CUSTOMER COPY

Beginning on January 1, 2021, odometer disclosures are required on vehicles 20 model years old or newer; this requirement applies to model year 2011 and newer vehicles that have a GVWR of 16,000 pounds or less.

REORDER FROM S.D. AUTO DEALERS ASSOC.
SIOUX FALLS, SOUTH DAKOTA 57105-3506

CC707415 Q (01/20)

vehicle, implied warranties under your state's laws may give you additional rights.

ASK THE DEALER IF YOUR MECHANIC CAN INSPECT THE VEHICLE ON OR OFF THE LOT.

OBTAIN A VEHICLE HISTORY REPORT AND CHECK FOR OPEN SAFETY RECALLS. For information on how to obtain a vehicle history report, visit ftc.gov/usedcars. To check for open safety recalls, visit safercar.gov. You will need the vehicle identification number (VIN) shown above to make the best use of the resources on these sites.

SEE OTHER SIDE for important additional information, including a list of major defects that may occur in used motor vehicles.

Si el concesionario gestiona la venta en español, pídale una copia de la Guía del Comprador en español.

HIGHWAY DEPT

MP25601

AME

STOCK NO.

ODOMETER DISCLOSURE STATEMENT

(applicable) requires that you state the mileage upon to complete or providing a false statement may

ent.

INC.

(transferor's name, Print)

ads 24,749 (no tenths) miles and to the best as the actual mileage of the vehicle described below, elements is checked.

o the best of my knowledge the odometer reading n excess of its mechanical limits.

the odometer reading is NOT the actual mileage.

PREPANCY.

MODEL

BODY TYPE

SILVERADO 2500H

N/A

YEAR

2020

INC

SD

57701

STATE

ZIP CODE

HIGHWAY DEPT

SD

57747

STATE

ZIP CODE

ing. Keep this form.

78LF3311/2

NTIFICATION NUMBER (VIN)

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CUSTOMER'S NAME

STOCK NO.

S.D. SECURE ODOMETER DISCLOSURE STATEMENT

Federal law (and State law, if applicable) requires that you state the mileage upon transfer of ownership. Failure to complete or providing a false statement may result in fines and/or imprisonment.

MCKIE FORD LINCOLN, INC

I, _____ (transferor's name, Print)

state that the odometer now reads 24,749 (no tenths) miles and to the best of my knowledge that it reflects the actual mileage of the vehicle described below, unless one of the following statements is checked.

☐ (1) I hereby certify that to the best of my knowledge the odometer reading reflects the amount of mileage in excess of its mechanical limits.

☐ (2) I hereby certify that the odometer reading is NOT the actual mileage.

WARNING - ODOMETER DISCREPANCY.

MAKE	MODEL	BODY TYPE
CHEVROLET	SILVERADO 2500HD	N/A
VEHICLE IDENTIFICATION NUMBER		YEAR
1GCTYE781F331172		2020

X
TRANSFEROR'S SIGNATURE

MCKIE FORD LINCOLN, INC.

PRINTED NAME

2010 E Mall Dr

TRANSFEROR'S ADDRESS (STREET)

Rapid City

SD

57701

CITY

06/21/23

STATE

ZIP CODE

DATE OF STATEMENT

X
TRANSFEE'S SIGNATURE

PRINTED NAME

FALL RIVER COUNTY HIGHWAY DEPT

TRANSFEE'S NAME

906 N RIVER ROAD

TRANSFEE'S ADDRESS (STREET)

HOT SPRINGS

SD

57747

CITY

STATE

ZIP CODE

Beginning on January 1, 2021, odometer disclosures are required on vehicles 20 model years old or newer; this requirement applies to model year 2011 and newer vehicles that have a GVWR of 16,000 pounds or less.

REORDER FROM S.D. AUTO DEALERS ASSOC.
SIOUX FALLS, SOUTH DAKOTA 605.336.2616

CC707415 Q (01/20)

ing. Keep this form.

781F331172

IDENTIFICATION NUMBER (VIN)

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vehicle, implied warranties under your state's laws may give you additional rights.

ASK THE DEALER IF YOUR MECHANIC CAN INSPECT THE VEHICLE ON OR OFF THE LOT.

OBTAIN A VEHICLE HISTORY REPORT AND CHECK FOR OPEN SAFETY RECALLS. For information on how to obtain a vehicle history report, visit ftc.gov/usedcars. To check for open safety recalls, visit safercar.gov. You will need the vehicle identification number (VIN) shown above to make the best use of the resources on these sites.

SEE OTHER SIDE for important additional information, including a list of major defects that may occur in used motor vehicles.

Si el concesionario gestiona la venta en español, pídale una copia de la Guía del Comprador en español.



2010 East Mall Drive Box 740
Rapid City, SD 57709-0740
Phone (605) 348-1400

USED VEHICLE LOCATION
7 Omaha Street
Rapid City, SD 57701

WE OWE 01124

NAME

1411 RIVER COUNTY HIGHWAY DEPT STK. NO.

APPROVAL
NEW

USED

ADDRESS

926 N RIVER ROAD

YEAR

2010 MAKE

CHEVROLET

CITY

HOT SPRINGS STATE

ZIP

MODEL

SILVERADO 3500HD

PHONE

(605) 348-1400

VIN NO.

1G017LE78L5733117

SALESPERSON

OLE SAMUELING

DEL. DATE

06/23/20

QTY.

NAME OF ITEM

☐ INVENTORY ☐ USED POLICY 11375 ☐ INTO DEAL 12310 ☐ COST ACCT. / ☐ UVI ☐ QUIK ☐ BLUE ☐ GOLD ☐ LCPO

Sold as is

writing. Keep this form.

1E78LF331177

VEHICLE IDENTIFICATION NUMBER (VIN)

WARRANTY

SALE.

for the covered systems
any documents that
warranties under your

not expired on some

visions, and repair

I hereby accept this WE-OWE with the understanding that it is valid for only (30) THIRTY DAYS FROM
DATE OF ISSUANCE, and that I must make an ADVANCE APPOINTMENT WITH THE SERVICE
DEPARTMENT before the above work can be performed.
(FOR APPOINTMENT CALL SERVICE DEPT.)

CUSTOMER

DATE
APPROVED
MGR.

vehicle, implied warranties under your state's laws may give you additional rights.

ASK THE DEALER IF YOUR MECHANIC CAN INSPECT THE VEHICLE ON OR OFF THE LOT.

OBTAIN A VEHICLE HISTORY REPORT AND CHECK FOR OPEN SAFETY RECALLS. For information on
how to obtain a vehicle history report, visit ftc.gov/usedcars. To check for open safety recalls, visit safecar.gov.
You will need the vehicle identification number (VIN) shown above to make the best use of the resources on
these sites.

SEE OTHER SIDE for important additional information, including a list of major defects that may occur in
used motor vehicles.

Si el concesionario gestiona la venta en español, pídale una copia de la Guía del Comprador en español.

BUYERS GUIDE

IMPORTANT: Spoken promises are difficult to enforce. Ask the dealer to put all promises in writing. Keep this form.

CHEVROLET

SILVERADO 2500H2020

1G01YLE78LF331172

VEHICLE MAKE

MODEL

YEAR

VEHICLE IDENTIFICATION NUMBER (VIN)

WARRANTIES FOR THIS VEHICLE:



AS IS - NO DEALER WARRANTY

THE DEALER DOES NOT PROVIDE A WARRANTY FOR ANY REPAIRS AFTER SALE.



DEALER WARRANTY



FULL WARRANTY.



LIMITED WARRANTY. The dealer will pay N/A % of the labor and N/A % of the parts for the covered systems that fail during the warranty period. Ask the dealer for a copy of the warranty, and for any documents that explain warranty coverage, exclusions, and the dealer's repair obligations. *Implied warranties* under your state's laws may give you additional rights.

SYSTEMS COVERED:

DURATION:

NON-DEALER WARRANTIES FOR THIS VEHICLE:

☐ MANUFACTURER'S WARRANTY STILL APPLIES. The manufacturer's original warranty has not expired on some components of the vehicle.

☒ MANUFACTURER'S USED VEHICLE WARRANTY APPLIES.

☐ OTHER USED VEHICLE WARRANTY APPLIES.

Ask the dealer for a copy of the warranty document and an explanation of warranty coverage, exclusions, and repair obligations.

☐ SERVICE CONTRACT. A service contract on this vehicle is available for an extra charge. Ask for details about coverage, deductible, price, and exclusions. If you buy a service contract within 90 days of your purchase of this vehicle, *implied warranties* under your state's laws may give you additional rights.

ASK THE DEALER IF YOUR MECHANIC CAN INSPECT THE VEHICLE ON OR OFF THE LOT.

OBTAIN A VEHICLE HISTORY REPORT AND CHECK FOR OPEN SAFETY RECALLS. For information on how to obtain a vehicle history report, visit ftc.gov/usedcars. To check for open safety recalls, visit safercar.gov. You will need the vehicle identification number (VIN) shown above to make the best use of the resources on these sites.

SEE OTHER SIDE for important additional information, including a list of major defects that may occur in used motor vehicles.

Si el concesionario gestiona la venta en español, pídale una copia de la Guía del Comprador en español.

Worry Free Ownership

Best Price Incl. Adds:	\$46,643.00
Trade Value:	\$0.00
Trade Payoff:	\$0.00

Cash Down Incl. Rebates:	\$500.00	Rate	Term	Payment
Taxes/Fees:	\$199.00	0.00		0 \$46,342.00
Balance:	\$46,342.00			

Premier	Select	Essential
COMPLETE 20 - New 72 mo. / 100,000 miles \$100.00 Deductible \$4,272.00	COMPLETE 20 - New 72 mo. / 100,000 miles \$100.00 Deductible \$4,272.00	COMPLETE 20 - New 72 mo. / 100,000 miles \$100.00 Deductible \$4,272.00
ResistAll Extreme 84 mo. \$799.00	Diamon Fusion Repair & Replace... 60 mo. / 999,999 miles \$899.00	Diamon Fusion Repair & Replace... 60 mo. / 999,999 miles \$899.00
Diamon Fusion Repair & Replace... 60 mo. / 999,999 miles \$899.00	Tire & Wheel - Plus Cosmetic Allo... 84 mo. / 999,999 miles \$911.00	
Tire & Wheel - Plus Cosmetic Allo... 84 mo. / 999,999 miles \$911.00		

Amount Due \$53,282.22	Amount Due \$52,483.22	Amount Due \$51,513.00
Products Price \$6,881.00	Products Price \$6,082.00	Products Price \$5,171.00
Products (Monthly) \$0.00	Products (Monthly) \$0.00	Products (Monthly) \$0.00
Products (Daily) \$0.00	Products (Daily) \$0.00	Products (Daily) \$0.00

X Randy Seiler
Purchaser's Signature

X
Co-purchaser's Signature

Dealer Rep.

x (_____)
Date _____

I understand this is not a contract or offer to purchase. It is a description of the optional products that are available to purchase. The dealer makes no warranties, whether expressed or implied.

Wednesday, June 21, 2023 12:46 PM



DATE Feb 14, 2023

[illegible]

THIS AGREEMENT IS SUBJECT TO THE TERMS AND CONDITIONS ON THE REVERSE

Accepted by BUTLER MACHINERY COMPANY / NCRL LLC at Fargo, ND

PURCHASER

BY	_____	DATE	_____	APPROVED AND ACCEPTED ON	_____
	Authorized Signature			FALL RIVER COUNTY	_____
TITLE	_____			BY	_____
					SIGNATURE
SALESMAN	_____			TITLE	_____
	MeImex, Phil				BUYER
	BUTLER MACHINERY COMPANY / NCRI 11.C				

274113-01

Subdivision Ordinance No. 2022-02

Butte County, South Dakota

**Titled: "An Ordinance of Butte County providing regulations for the Subdivision of Land".
The Governing Body of Butte County does hereby ordain as follows:**

ARTICLE I AUTHORITY AND JURISDICTION

Section 1 - Authority:

Pursuant to the authority granted by SDCL Chapter 11-2, the following regulations are hereby adopted by the County Commissioners of Butte County, South Dakota.

Section 2 - Statement of Purpose:

The purpose of this Ordinance is to (1) promote the orderly division and development of all land within Butte County; (2) promote the health, safety, and welfare of occupants of newly subdivided lands as well as adjoining property owners and occupants; (3) to protect the interest of agricultural producers of Butte County; and (4) to consider the social, economic, health, and environmental impact to Butte County, including the vested property rights of Butte County residents in the consideration of further subdivision within the County.

Section 3 - Jurisdiction:

This Ordinance shall govern the subdivision of all land within Butte County except for land located within a municipality. Land lying within any extra-territorial jurisdictional area(s), as per SDCL 11-6-26, will be required to comply with both this Ordinance and any applicable municipalities' subdivision regulations. This Ordinance shall also apply to further subdivision of lands which have been previously subdivided prior to the adoption of this Ordinance.

ARTICLE II DEFINITIONS

Unless specifically defined below, words or phrases used in this Ordinance shall be interpreted so as to give them the meaning they have in common usage and to give this Ordinance its most reasonable application.

For the purposes of this Ordinance, and to carry out the provisions and intentions as set forth herein, certain words, terms and phrases are to be used and interpreted as defined hereafter. Words used in the present tense shall include the future tense; words in the singular number

include the plural, and words in the plural number include the singular; the word "person" includes a firm, partnership, or corporation as well as an individual; the term "shall" denotes mandatory actions whereas the word "may" denotes optional actions.

ARSD: Administrative Rules of South Dakota.

BOARD: The Butte County Board of County Commissioners.

BOARD OF ADJUSTMENT: The body appointed by the Board to consider variances to the regulations adopted herein and acting in accordance with SDCL 11-2-49–61 (inclusive). The Board is designated as the Board of Adjustment in Butte County.

CHECKLIST: The form which itemizes the proposed provisions, such as utilities, access, etc., of a subdivision. There is a Sketch Checklist and a Preliminary Checklist. Both can be obtained from the Planning Department or from the website: www.buttesd.org/planning. The Checklist must be signed by the property owner(s) and the Planning Director.

COMMUNITY WATER SYSTEM: A water system that has at least 15 service connections for year-round residents or that serves at least 25 year-round residents and, for the purpose of this Ordinance, serves 10 or more lots.

DANR: South Dakota Department of Agriculture and Natural Resources.

DEDICATED PRIVATE ROAD: A road leading to or within a subdivision, which is specifically designed and built according to Butte County Highway standards, and which is reflected on the plat as not available or intended for public use, or which use is limited to serve property within the subdivision.

DEDICATED PUBLIC ROAD: A road leading to or within a subdivision, which is specifically designed and built according to Butte County Highway standards, and which is reflected on the plat as open to the public.

DENSITY: The ratio of lot size to the number of lots created in a subdivision.

- **LOW DENSITY:** A subdivision created by division of land into one or more lot(s), where each lot contains five (5) or more acres.
- **MEDIUM DENSITY:** A subdivision created by division of land into one or more lot(s), where the smallest lot contains one (1) or more acres, but less than five (5) acres.
- **HIGH DENSITY:** A subdivision created by division of land into one or more lot(s), where any lot contains less than one (1) acre, but ten thousand (10,000) square feet or more.

DISCLOSURE STATEMENT: A recordable document listing provisions for the subdivision required for the approval of the Final Plan and Plat.

EPA: U.S. Environmental Protection Agency.

FINAL PLAN: The documentation required by Article IV – Section 3 to accompany the Final Plat.

FINAL PLAT: A plat of the proposed subdivision which meets the requirements of Article IV – Section 3 and is in the proper form for recording at the office of the Register of Deeds of Butte County.

GOVERNING BODY: The Butte County Board of County Commissioners.

IMPROVEMENTS: Any movement or alteration of the natural landscape, including building roads, infrastructure, or structures.

LETTER OF INTENT: A written statement that provides sufficient detail to clearly state the nature and purpose of a proposed subdivision of land, and which will discuss or address any unusual or unique circumstances expected with the subdivision of land.

LOT: A part of subdivided lands having established boundaries. The term shall include tracts and parcels.

MOBILE HOME: Any vehicle, trailer, or portable dwelling which has a manufacturer's serial number, a certificate of title and which is constructed to be towed on its own chassis or propelled under its own power, having either a permanent foundation or supported by wheels, jacks, or blocks, connected to utilities, or designed or constructed to permit occupancy of one (1) or more persons for dwelling purposes. This vehicle, trailer, or portable dwelling structure may consist of one (1) or more units that can be telescoped when towed and expanded later for additional capacity, or two (2) or more units separately towable but designed to be joined as one (1) integral unit. Nothing in this definition shall be construed so as to include prefabricated precut dwelling units or those manufactured in sections or parts away from the site and transported thereto for erection or assembly, provided that when completely erected, such prefabricated, precut, or manufactured dwelling unit shall be placed on and connected to a permanent foundation and in all respects comply with the Uniform Building Code, 1967 Edition and Amendments, thereto recommended by the International Conference of Building Officials. (Refer to Butte County Mobile Home Parks Ordinance.)

MOBILE HOME PARK: A parcel of land owned, leased, or controlled by an individual, corporation, partnership, joint venture, or limited partnership that contains more than five (5)

mobile homes on not less than five (5) acres. (Refer to Butte County Mobile Home Parks Ordinance.)

MUNICIPALITY: A city or town, however organized.

NON-CONVENTIONAL WASTEWATER SYSTEM: An on-site wastewater system, other than a conventional septic tank and absorption system, designed to provide adequate wastewater treatment or containment.

PERMANENT FOUNDATION: As this term relates to Mobile Homes, shall mean a foundation meeting the standards of the Federal Housing Administration, after all bolted-on tongue, hitch assemblies, and running gears have been removed.

PHASED SUBDIVISION: A subdivision where the Subdivider proposes or intends to immediately subdivide a portion of the property but will subdivide additional portions of the property over time.

PLANNING COMMISSION: The Butte County Planning Commission.

PLANNING DIRECTOR: The person appointed by the Butte County Board of County Commissioners to direct the Butte County Planning Department, or their designee.

PRELIMINARY PLAN: All supporting documents provided by the Subdivider to permit the evaluation of the proposed subdivision in relation to the requirements of Article IV – Section 2, to be submitted along with the Checklist.

PRELIMINARY PLAT: The plat of a proposed subdivision, drawn and submitted in accordance with the requirements of Article IV – Section 2.

PUBLIC WATER SYSTEM: For the purpose of this Ordinance, a water system operated by the City of Belle Fourche or Butte-Meade Sanitary District.

SDCL: South Dakota Codified Law.

SKETCH MAP: The initial map illustrating the basic layout of a proposed subdivision drawn in accordance with Article IV – Section 1. ***Hand-drawn diagrams are not submissible.***

SKETCH PLAN: A summary outlining how a proposed subdivision of land will comply with the requirements of Article IV – Section 1 to be submitted in the form of the Checklist.

SPECIAL FLOOD HAZARD AREA: The land in the floodplain subject to a one (1) percent or greater chance of flooding in any given year as designated by Federal Emergency Management Agency (FEMA). (Refer to Butte County Flood Damage Prevention Ordinance.)

STRUCTURE: Anything erected, constructed, enlarged, altered, repaired, moved, improved, or converted. The term "Structure" does not include:

- Agricultural or residential fences,
- Any non-commercial structure under 100 square feet,
- Pools,
- Retaining walls, or
- Roofless animal containment or shelter (windbreak).

SUBDIVIDER: The person(s), firm(s), or corporation(s) owning or purchasing land in the process of being subdivided.

SUBDIVISION: Any division of land into two or more lots, tracts, or parcels describing property by survey and being subdivided for the purpose of sale, lease, or development, immediate or future, and includes re-subdivision.

SURETY: A form of security, including a cash deposit or surety bond, in an amount and form satisfactory to the Board.

ARTICLE III EXCEPTIONS

If any of the following situations apply, the Planning Director will present the Sketch Plan and Map, and Letter of Intent to the Planning Commission to determine if it qualifies for an exception. If the Planning Commission determines that it does qualify, the Subdivider shall be exempt from all Preliminary Plan and Plat requirements, including the requirement to hold a public hearing. Proposed lot(s) must still comply with all Butte County Ordinances, including, but not limited to, setbacks, water, and wastewater requirements.

1. Division of land for purposes of road or utility rights-of-way or cemeteries.
2. A sale, lease, or gift of agricultural land (qualifies for Agricultural under SDCL 10-6-112) to be used for agricultural purposes only.
3. A sale of land of 40 or more contiguous acres, to be occupied as a single-family residence only.

4. Any subdivision of agricultural land (qualifies for Agricultural under SDCL 10-6-112) for the primary purpose of providing residential housing for family member(s) engaged in agriculture.
5. Current residential owners, who own 20 acres or more, requesting a division of land at the request of a financial institution or mortgage company because the financial institution or mortgage company will only loan money and accept a mortgage on a smaller tract of land.
6. An alteration of lot line(s) that does not increase the overall number of lots.

ARTICLE IV

PROCEDURE FOR SUBDIVIDING

Subdividing is a three-step process unless an exception is granted by the Planning Board (see Article III).

Section 1 - Sketch Plan and Map & Letter of Intent

Any person seeking to subdivide property shall first submit to the Planning Director a Sketch Plan and Map and Letter of Intent for the purpose of review by the Planning Commission, and to assist in establishing the legality of the proposed subdivision, determining if any unusual conditions or circumstances may arise in development of the subdivision, and to answer questions and assist the Subdivider in the application of this Ordinance.

1. Submittal Requirements

A. The Sketch Plan shall consist of the following, at a minimum:

1. Subdivision name and description.
2. Name(s), address(es), and telephone number(s) of owner(s) and Subdivider(s) and any existing mortgage holders.
3. Proposed water supply and distribution system.
4. Present use of land contained within the proposed subdivision.
5. Present use of adjacent land.
6. Proposed improvement to be installed or constructed by the developer.
7. Proposed wastewater disposal system and, if known, soil types and suitability of soils for the proposed wastewater disposal system.
8. Type of structures and density of structures to be contained within the subdivision.

B. The Sketch Map shall include the following, at a minimum:

1. Subdivision name and description.
2. Maps showing the general location of the property in context with surrounding properties. Nearby landmarks should be clearly defined.
3. Proposed property boundaries.
4. Significant natural and man-made features of the proposed subdivision.
5. Lot and street layout (with acreages to one-half (1/2) acre).

2. Planning Commission Review

After review and consideration of the requirements set forth in this Ordinance, the Planning Commission may:

- Approve the Sketch Plan and Map,
- Approve the Sketch Plan and Map with contingencies to comply with the requirements of this Ordinance,
- Deny the Sketch Plan and Map with explanation.

Section 2 - Preliminary Plan and Plat

After the Planning Commission approves the Sketch Plan and Map, the Preliminary Plan and Plat may be submitted. The Subdivider shall comply with all the requirements of this Ordinance and any contingencies required by the Planning Commission.

1. Public Hearing Requirements and Agency Notification

- A. Once a Preliminary Plat and Plan have been submitted to the Planning Director, a public notice advertising the date, time and location for a public hearing shall be published once each week for two consecutive Wednesdays prior to the hearing in the legal newspaper of Butte County. The notice shall describe the general location, nature, and extent of the proposed subdivision, that copies of the Preliminary Plan and Plat may be inspected at the Butte County Planning Department, and that any interested person(s) may appear at the public hearing to comment or may submit written comments on the proposed subdivision prior to the public hearing.
- B. Written notice of the proposed subdivision, in the form of a certified letter with return receipt, shall also be mailed by the Subdivider, or their representative, to all adjacent landowners a minimum of 10 days prior to the public hearing. A copy of the certified letter receipt shall be provided to the Planning Department prior to the public hearing. The written notice shall contain all of the same information as specified for the public notice in A. above.

- C. The Planning Director may distribute copies of the Preliminary Plan and Plat, or portions thereof, to those agencies and people having possible interest or concern related to the proposed subdivision. Any comments received shall be shared with the Planning Commission. Such agencies, when applicable, may include, but are not limited to, the following:

- Appropriate school districts,
- Affected municipalities,
- Utility companies,
- South Dakota Department of Transportation,
- Butte County Highway Department,
- USDA Natural Resources Conservation Service,
- South Dakota Department of Agriculture and Natural Resources,
- South Dakota Department of Health,
- Local fire departments, police departments, ambulance services, Butte County Sheriff's Office and Emergency Management, and
- Irrigation districts or ditch companies.

2. Submittal Requirements

- A. The Preliminary Plan shall include, at a minimum:

1. Name of proposed subdivision.
2. Name(s), address(es), and telephone number(s) of the Subdivider(s).
3. Name, address, and telephone number of the person responsible for subdivision design, improvement designs and surveys.
4. Present usage within the proposed subdivision and present use of adjacent land.
5. Written reports on water and wastewater systems establishing compliance with DANR requirements including, but not limited to, those contained in ARSD 74:02:01, 74:04:09, and 74:53:01.
6. Letters from utility, water, and sewer/wastewater providers confirming available services, if applicable.
7. Proposed improvements to be installed or constructed by the Subdivider including roads, water systems, wastewater systems, utilities, or other improvements to subdivision property.
8. Type of structures and density of structures to be contained within the subdivision.
9. Reports or certifications establishing compliance with all Design and Plan Standards contained in Article V, and any contingencies or requirements of the Sketch Plan and Map approval.
10. The appropriate road or highway authority's written comments regarding access points, if applicable.

B. The Preliminary Plat shall be prepared by a South Dakota registered, professional land surveyor and include, at a minimum:

1. Date, north arrow, and graphic scale.
2. Location of the property by legal description.
3. Names, addresses, and telephone numbers of all adjacent landowners.
4. Location of existing or proposed development, utilities, power lines, easements and rights-of-way within the proposed subdivision and adjacent area.
5. Location of drainage ways and areas subject to flooding clearly depicted, including FEMA-designated Special Flood Hazard Areas, within the proposed subdivision and adjacent area.
6. Topography of the area displayed in not more than twenty (20) foot contour intervals when the terrain of the proposed area could affect its development.
7. Location, dimension, and area of all proposed and existing lots. All lots and blocks shall be numbered or lettered consecutively.
8. Names, locations, and widths of all existing and proposed streets or roads within the proposed subdivision and adjacent area, together with a map showing the point of connection with existing federal, state and/or county roads.
9. Location and dimensions of all land proposed to be dedicated or reserved for parks, schools, or other public uses.
10. If any existing structures or improvements, these must be shown with setbacks indicated. Setbacks for structures shall be at least 50 feet from the front of the lot, and at least 25 feet from the sides and rear boundaries of each lot. (Regarding setbacks for water and wastewater systems, refer to ARSD.)

C. A draft of covenants shall be provided to be recorded and run with the land, identifying, and providing for, at a minimum:

1. A minimum of twenty (20) years that the covenants will be in effect.
2. Limiting amendment/dissolution of covenants without the approval of the Planning Commission and Board. A public hearing shall be required for any amendments to, or dissolution of, existing covenants, following the same notification procedures as for a Preliminary Plan and Plat.
3. The uses allowed on each lot within the subdivision. The primary use shall be designated as single family residential, unless otherwise indicated.
4. The types of homes and other structures permitted within the subdivision.
5. Any restrictions the Subdivider wishes to impose to ensure the desirability of the subdivision, including, but not limited to:
 - Property maintenance,
 - Accumulation of junk/debris/refuse,
 - Animal/pet care and control, or
 - Perimeter fence construction/maintenance (refer to SDCL 43-23).

6. The Planning Commission may require additional provisions if deemed necessary to serve and protect the public interest in safety, health, and welfare.

D. Homeowners' or Landowners' Association Requirements

1. Any subdivision consisting of three (3) or more lots shall show provision for the creation of a homeowners' or landowners' association, or equivalent. A copy of the by-laws shall be provided to be recorded with the Final Plat. The homeowners' or landowners' association, or equivalent, shall include covenants that will run with the land. Phased subdivisions require homeowners' or landowners' associations, or the equivalent, that run with the land on ***all*** phases of the subdivision, even when the phases of the subdivision are approved at different times, and despite the number of lots in each phase.
2. The homeowners' or landowners' association, or equivalent, through its constitution or by-laws shall, at a minimum, provide for the following:
 - a. Provisions for mandatory membership for all owners of lots within the subdivision.
 - b. Provisions to provide for repair and maintenance of common areas.
 - c. Provisions for enforcement of covenants.
 - d. Provisions for adequate funding, if required, for enforcement of covenants and internal rules adopted by the association.
 - e. Association fees should be listed and described as to allocations of funds, penalties for non-payment, and the procedure for change in fees.
 - f. No homeowner's or landowner's association's covenants or agreements, or the equivalent, may be amended until a majority of lots within the proposed subdivision have been sold, and thereafter, may be amended according to the terms of the covenants, articles of incorporation, and/or by-laws.
 - g. Provisions requiring all property owners within the subdivision to mark or identify each improved property in accordance with rules adopted by the Butte County E-911 Coordinator.
 - h. Provision for assessment of individual lots for the purpose of maintenance of common roads, water systems, and any other common improvements within the subdivision.
 - i. Provisions for receiving and processing complaints.
 - j. Provisions for dissolution of the homeowners' or landowners' association. No homeowners' or landowners' association, or the equivalent, may be dissolved without a public hearing, following the same notification procedures as for a Preliminary Plan and Plat, and approval of the Planning Commission and the Board.

3. Public Hearing and Planning Commission Review

A public hearing shall be held before the Planning Commission at the same meeting the Preliminary Plan and Plat will be considered. At the public hearing, an opportunity shall be provided for any interested person to comment on the proposed subdivision.

After review and consideration of the requirements set forth in this Ordinance, and any public comments received, the Planning Commission may:

- Approve the Preliminary Plan and Plat,
- Approve the Preliminary Plan and Plat with contingencies to comply with the requirements of this Ordinance, or
- Deny the Preliminary Plan and Plat with explanation.

Section 3 - Final Plan and Plat

After the Planning Commission approves the Preliminary Plan and Plat, or Sketch Plan and Map for Exceptions, the Final Plan and Plat may be submitted. The Subdivider shall comply with all requirements of this Ordinance and any contingencies required by the Planning Commission.

1. Submittal Requirements

A. The Final Plan shall include, at a minimum:

1. Written narratives and/or supporting documentation verifying compliance with this Ordinance and any contingencies required with approval of the Preliminary Plan and Plat, or Sketch Plan and Map, by the Planning Commission.
2. Written narratives establishing compliance with DANR requirements pertaining to water and wastewater systems, including, but not limited to, those contained in ARSD 74:02:01, 74:04:09, and 74:53:01.
3. Reports or certifications establishing compliance with all Design and Plan Standards contained in Article V.

B. The Final Plat shall be prepared by a South Dakota registered, professional land surveyor and include, at a minimum:

1. An original or reproducible final plat drawn in accordance with SDCL 11-3-10 (preferred size is 11"x17"). The scale shall be one (1) inch equals one hundred (100) feet for tracts under forty (40) acres, and one (1) inch equals four hundred (400) feet for tracts over forty (40) acres.
2. The boundary lines of the subdivision, including distances and angles or bearings and all section lines.

3. Street lines, pedestrian ways, lots, reservations, easements, and areas to be dedicated to public use, to include acreage contained in each.
4. All roads, streets, and alleys shall be designated as "DEDICATED PUBLIC RIGHT-OF-WAY" or "DEDICATED PRIVATE ROAD", except for private driveways.
5. Location of drainage ways and areas subject to flooding clearly depicted, including FEMA-designated Special Flood Hazard Areas, within the proposed subdivision and adjacent area.
6. The length of all straight lines, angle of intersection, length of curves and radius. All dimensions of each lot shall also be shown thereon. All dimensions shall be shown in feet and decimals of a foot. The boundaries of the property locations and the acreage of each lot to two decimal places shall be shown.
7. Number or letter to identify each lot and block.
8. Minimum building and setback lines on all lots and other sites. Setbacks for structures shall be at least 50 feet from the front of the lot, and at least 25 feet from the sides and rear boundaries of each lot. (Regarding setbacks for water and wastewater systems, refer to ARSD.)
9. Easement lines for services or utilities.
10. Subdivision name, scale, north point, and date.
11. Signature blocks signed by the land surveyor, landowner(s), Treasurer, Director of Equalization, and highway authority, or any other applicable entities.
12. A notation specifying lots where non-conventional wastewater systems will be required, if applicable.

C. Disclosure Statement (Not required for Exceptions per Article III)

1. A Disclosure Statement shall be submitted for review by the Planning Commission prior to approval of a Final Plat. The Disclosure Statement shall be recorded with the Register of Deeds, along with the Final Plat. Copies of Disclosure Statements shall be provided by the Subdivider to each prospective purchaser prior to entering into any binding sale agreement. Disclosure Statements shall clearly and concisely present all the facts related to the following items, at a minimum:
 - a. Street construction and maintenance (including snow removal responsibility).
 - b. Water supply - design criteria and maintenance responsibilities.
 - c. Wastewater disposal - design criteria and maintenance responsibilities.
 - d. Restrictive covenants - where copies are available and describe how they are enforced and the manner in which amendments to any covenant(s) may be made.
 - e. Homeowners' association fees, if applicable - should be listed and described as to allocation of funds, penalties for non-payment, and the procedure for change in fees.
 - f. Garbage disposal - statement to define financial and physical responsibilities.

- g. Street and traffic control signs and devices - statements to define construction and maintenance responsibilities.
- h. Street lighting, if required - define construction and maintenance responsibilities.
- i. Culverts and drainage - define construction and maintenance responsibilities.
- j. Electricity - statement to define financial responsibility for construction and connections.
- k. Postal Service - define level of service and responsibility of homeowner and developer as concerns mailbox construction and maintenance.

2. Review and Recording Requirements

- A. The Planning Commission shall forward the Final Plan and Plat, accompanied by their recommendation, with all supporting documents and public comments to the Board for their consideration. The Board may:
 - Approve the Final Plan and Plat,
 - Approve the Final Plan and Plat with contingencies to comply with the requirements of this Ordinance, or
 - Deny the Final Plan and Plat with explanation.
- B. To ensure that the Subdivider installs or constructs those improvements listed in Article V and/or required by the Planning Commission, the Final Plat will not be approved until such improvements are completed or provided for by surety.
- C. No Final Plat will be executed by the Chairman of the Board until all other signatures required by law, and/or this Ordinance, shall have been obtained.
- D. Upon approval by the Board, and all contingencies having been met and all applicable filing fees having been paid by the Subdivider, the Planning Director will forward the Final Plat to either the appropriate municipality, if applicable, or directly to the Register of Deeds to be recorded, including signed and notarized originals of the following, as required:
 - Covenants,
 - Disclosure Statement, and
 - Homeowners' or Landowners' Association, or equivalent, Articles of Incorporation and/or By-Laws.

Section 4 - Additional Provisions

1. The Planning Commission or the Board may adopt official forms for use in carrying out any provisions of this Ordinance.
2. The Subdivider shall pay a non-refundable fee of \$100.00 per lot within the proposed subdivision at the time of submittal of the Preliminary Plan and Plat (or Final Plan or Plat for plats qualifying for an Exception). Phased subdivisions will pay only for the lots currently being proposed.
3. The Planning Commission or the Board may impose additional requirements or restrictions that will serve and protect the public interest in safety, health, and welfare, but only under extraordinary circumstances.
4. If a Subdivider, or any aggrieved person, disagrees with the Planning Commission's decision, they may appeal directly to the Board. Any appeal shall be filed with the Planning Department within five (5) business days from the date of decision by the Planning Commission.
5. Any approved plans and/or plats shall be effective for one (1) year from the date of approval by the Planning Commission.

ARTICLE V

DESIGN AND PLAN STANDARDS

The Design and Plan Standards set forth in this Ordinance shall be considered as minimum requirements and may be exceeded by the Subdivider.

Section 1 - General Design and Plan Standards

The following standards shall be followed when planning a subdivision:

1. Topsoil and natural vegetation shall be disturbed as little as possible. Topsoil removed in the grading of the subdivision shall not be used as spoil but shall be redistributed over the disturbed area. All disturbances shall be stabilized by seeding or planting within the next growing season.
2. Existing features which would enhance the development of the area, such as trees, historic sites, and similar irreplaceable assets, shall be preserved in the design of the subdivision.
3. Land adjacent to a proposed subdivision shall not be left land-locked by such proposed subdivision.

4. Each lot shall be provided with dedicated access to a street.
5. Easements for utilities and drainage ways shall be provided.
6. For areas lying within a FEMA-designated Special Flood Hazard Area where proposed development will occur, the Subdivider shall be required to show the Planning Commission and potential buyers remedial actions being taken, such as a Letter of Map Amendment (LOMA), Letter of Map Revision (LOMR), or Elevation Certificate applications, except for uses that are compatible with such an area, such as recreational uses, parks, or other purposes and uses permitted by the Butte County Flood Damage Prevention Ordinance.
7. Land shall not be subdivided in a manner which omits part of the original tract to avoid otherwise necessary improvements, such as drainage, access, utilities, etc.
8. Street names shall not duplicate by spelling or sound or otherwise be confused with the names of existing streets. Such names shall also comply with any E-911 standards.
9. When determining individual lot sizes within a proposed subdivision, the following standards shall be followed for health and safety reasons:
 - a. If a lot is to have its own well and wastewater system, the minimum lot area is five (5) acres, (Low Density).
 - b. If a lot is serviced by either a public water or sewer system, the minimum lot area is one (1) acre, (Medium Density).
 - c. If a lot is serviced by both public water and sewer systems, the minimum lot area required is ten thousand (10,000) square feet, (High Density).
 - d. If a lot is serviced by a public water system and not serviced by a public sewer system, but the wastewater generated on that lot is collected in a holding tank, the minimum lot area is one (1) acre.
10. Every subdivision consisting of three (3) or more lots shall create and maintain a homeowners' association, landowners' association, or equivalent, prior to the approval of the Final Plan and Plat (see Article IV).
11. If the subdivision is located within the boundaries of an irrigation district, or within lands served by a ditch, irrigation company or association, or by an unorganized ditch, evidence shall be provided in writing that the plan has been approved by the district board, company, or association, or the remaining appropriators in the case of an unorganized ditch.

12. Where an irrigation ditch or canal traverses land proposed for subdivision, evidence shall be provided that provisions have been made to ensure access to the ditch for maintenance and operational purposes.

Section 2 - Design Standards for Water and Wastewater Systems

The following standards are to be used when designing water and wastewater systems within a proposed subdivision:

1. Water System Standards

All water systems shall be defined, designed, permitted, installed, constructed, and maintained in accordance with DANR requirements (refer to SDCL Title 34A and ARSD 74:02, 74:04, and 74:53).

- A. Individual Water Systems: For subdivisions with fewer than ten (10) lots (and known to have fewer than 15 service connections), individual water systems are allowed.
 1. Where individual water systems, such as wells, are proposed, the Subdivider shall demonstrate the availability of an adequate supply of potable water suitable for human consumption.
 2. Where individual water systems are proposed, which include the use of cisterns and hauling potable water, the Subdivider shall demonstrate the availability of an adequate supply of potable water suitable for human consumption. The Subdivider shall also show that other adequate water systems are not able to be developed in accordance with DANR requirements.
- B. Community Water Systems: For subdivisions with ten (10) lots or more (or known to have 15 service connections or more), a community water supply and distribution system shall be required, unless a public water system is available.
 1. Community water systems shall undergo the New Water System Planning process with DANR and be designed in accordance with all DANR requirements. DANR approval of such shall be submitted by the Subdivider with the Preliminary Plan and Plat.
 2. Construction of community water systems shall also be in accordance with all DANR requirements and verification of such shall be submitted by the Subdivider with the Final Plan and Plat.

3. If a Subdivider is proposing to utilize an existing community water system, a letter from the water system shall be required verifying an adequate supply of potable water to serve the new subdivision.
- C. Public Water Systems: For subdivisions of any number of lots or service connections, a subdivision shall connect to a public water system, where available.
1. If access to a public water supply system and public water main is available within one-half (1/2) mile of a proposed subdivision, the Subdivider shall be required to connect to this system for the purpose of supplying potable water to every lot in the proposed subdivision, except where restricted by capacity of the public water supply system.
 2. Plans for connecting to a public water system and for water distribution within the subdivision shall be prepared by a licensed South Dakota engineer in accordance with all DANR requirements. The plans shall include a written certification verifying the adequacy and safety of the domestic water source intended to be used for the subdivision, and that the domestic water supply meets all local, state, and federal standards. Written approval of the plans by DANR shall be submitted by the Subdivider with the Preliminary Plan and Plat.

2. Wastewater System Standards

All wastewater systems shall be defined, designed, permitted, installed, constructed, and maintained in accordance with DANR requirements (refer to ARSD 74:53) and the Butte County Wastewater Disposal Permit Ordinance.

- A. Where individual wastewater treatment systems will be used, sufficient information shall be provided to determine the suitability of soils for the safe installation of septic systems in accordance with DANR regulations, including, but not limited to, those contained in ARSD 74:53:01. Soil percolation tests shall be conducted by a DANR certified on-site wastewater system installer at a frequency of at least one (1) set of tests per lot. Written certification of the test results and the type of system(s) required to be installed on each lot shall be provided by the installer. For lots where non-conventional wastewater systems will be required, a notation shall be included on the Final Plat.
- B. Where groundwater or surface water concerns exist, the Planning Commission may require written certification from a licensed South Dakota engineer certifying as to the adequacy and safety of individual wastewater treatment systems in relation to the topography of the subdivision, the proposed population density, soil conditions, the

water sheds located on, or draining into or over, the proposed subdivision, and any other pertinent factors.

- C. Where a community wastewater system is proposed by the Subdivider, drawings shall be submitted providing sufficient information to ensure that the proposed wastewater disposal system meets county, state, federal, and other local governing authority standards. The plans shall include written certification by a licensed South Dakota engineer certifying as to the adequacy of the proposed system in relation to the topography of the subdivision, the proposed population density, soil conditions, the water sheds located on, or draining into or over, the proposed subdivision, and any other pertinent factors. Written approval by the DANR shall be submitted by the Subdivider with the Final Plat.

Section 3 - Design Standards for Streets and Alleys

The following standards are to be used when designing streets within a proposed subdivision:

1. The Subdivider must provide sufficient ingress/egress to allow for public safety. The Planning Commission will take into consideration fire mitigation, flood hazards, topography, and other safety considerations.
 - A. When the subdivision consists of one (1) to three (3) lots, there must be, at a minimum, one (1) point of ingress/egress.
 - B. When the subdivision consists of four (4) to nine (9) lots, the Planning Commission shall make the final determination as to the number of ingress/egress points required, taking into consideration the recommendations of Butte County Highway Superintendent, Sheriff's Office, and/or Emergency Management.
 - C. When the subdivision consists of ten (10) or more lots, there must be, at a minimum, two (2) points of ingress/egress.
 - D. Any secondary access shall be an all-weather road constructed with a 16-foot-wide driving surface and a minimum of six (6) inches of compacted gravel surface, with other design specifications approved by the Highway Superintendent and/or Emergency Management.
 - E. If the topography of the subdivision impedes required ingress/egress requirements, the Subdivider may request a variance (see Article VI).
 - F. If emergency ingress/egress will be provided by way of a private road, proof of easement agreements shall be provided.

- G. New subdivisions or phased subdivisions shall not use existing subdivisions' ingress/egress points, unless agreed upon by all parties concerned and approved by the Planning Commission.

2. Street and Alley Design

- A. All streets and alleys shall be constructed in accordance with the requirements and standards set forth in the currently adopted Butte County Road Policy.
- B. The following additional requirements apply:
 - 1. A minimum of six (6) inches of compacted gravel surface shall be applied to all streets in a proposed subdivision, unless the net developed area exceeds three (3) lots per acre, then an asphalt, concrete, or asphaltic concrete surface shall be required.
 - 2. Alleys, when provided, shall be at least fifteen (15) feet wide and surfaced with compacted gravel.
 - 3. The subdividing of land shall be such as to provide each lot with satisfactory access to an approved public road.

Section 4 - Mobile Homes and Mobile Home Parks

- 1. No subdivision shall permit the placement of any mobile home on any lot within a subdivision that is not placed upon a permanent foundation (see definition in Article II).
- 2. To handle the placement of mobile homes not on permanent foundations, Mobile Home Parks may be established (refer to Butte County Mobile Home Parks Ordinance).
 - A. Mobile Home Parks shall contain not less than ten thousand (10,000) square feet of lot area for each space provided on the site. The space ratio is to include hard surface access roads, auto parking, and recreation area.
 - B. There shall be a lot plan in detail showing the following:
 - 1. Common recreation space shall be provided at the rate of four hundred (400) square feet of space for each mobile home site, but in no case shall the common recreation space be less than ten thousand (10,000) square feet. This requirement may be waived if the Mobile Home Park abuts a public park.
 - 2. Fencing and screen planting on the premises, if required.
 - 3. Provisions for the removal of trash and garbage.

4. Utility service connections, including easements.
 5. Provisions for the lighting of roadways, driveways, and pedestrian walks, if applicable.
 6. Water supply and distribution systems (must be approved by the DANR and South Dakota Department of Health).
 7. Wastewater treatment and disposal systems (lots shall not be serviced by individual wastewater systems, unless in compliance with the density standards set forth in Article V, Section 1-9).
- C. The Mobile Home Park shall conform to all requirements of the South Dakota State Fire Code.

ARTICLE VI VARIANCES

Section 1 - Application and Review

1. Application Requirements

In some instances, a Subdivider may not be able to meet all the criteria laid out in this Ordinance. A Variance request may be submitted by the Subdivider in writing to the Planning Department, demonstrating all of the following factors apply:

- The reason for the Variance must be based on physical aspects of the lot or subdivision, such as physical surroundings, shape, or topography, unique to that particular property.
- Strict adherence to the regulations of this Ordinance would result in a particular hardship, as opposed to a mere inconvenience.
- The Variance will not be detrimental to the public welfare or injurious to other property or improvements.

In addition, the Subdivider shall submit a copy of all supporting documents and/or pictures, maps, or sketches, and pay a required \$100 non-refundable application fee.

2. Planning Commission Recommendation

Following submittal of all required application items, the Planning Commission shall consider the Variance request at a regularly scheduled meeting. Taking into consideration the criteria for determining if a hardship exists (see Section 2), the Planning Commission shall make a recommendation to the Board of Adjustment to: approve the Variance, approve the Variance with contingencies, or deny the Variance with explanation.

3. Board of Adjustment Review

After the Planning Commission makes their recommendation, the Board, convening as the Board of Adjustment, shall then consider the Variance request at a regularly scheduled meeting. A Variance shall only be granted in cases where a hardship exists (see Section 2). *Self-imposed hardships are not a valid reason for the approval of a Variance.* Approval of a Variance request requires a two-thirds (2/3) majority vote by the Board of Adjustment. The decision of the Board of Adjustment may be contested by any aggrieved person in accordance with the provisions of SDCL 11-2-61.

Section 2 - Hardship

Where the Board of Adjustment finds that extraordinary hardships, due to unusual topographic or other conditions, beyond the control of the Subdivider, may result from strict compliance with these regulations, the Board of Adjustment may vary the requirements of this Ordinance, in accordance with SDCL 11-2-53, provided that:

- The Variance will not be contrary to the public interest,
- If, owing to special conditions, a literal enforcement of the requirements of this Ordinance will result in unnecessary hardship, and
- The spirit of this Ordinance is observed, and substantial justice is done.

Section 3 - Conditions

In granting Variances, modifications, and approvals for subdivisions, the Board of Adjustment may require such conditions as will, in its judgment, secure substantially the objectives of the standards or requirements so varied, modified, or approved. These conditions may include, without being limited to, personal surety, performance, or maintenance bonds, affidavits, covenants, or other legal instruments.

ARTICLE VII MISCELLANEOUS PROVISIONS

Section 1 - Severability

This Ordinance and the various parts, sections, subsections, and clauses thereof, are hereby declared to be severable. If any part, sentence, paragraph, subsection or section or clause is adjudged unconstitutional or invalid by a court of competent jurisdiction, it is hereby provided that the remainder of this Ordinance shall not be affected thereby.

Section 2 - Relationship to Other Laws

This Ordinance is not intended to interfere with or annul any other ordinance, rule or regulation, state statute, or other provision of law. Where the provisions of this Ordinance impose restrictions, which are different from those imposed by any other ordinance, rule or regulation, statute or other provision of law, whichever provision is deemed most restrictive or imposes a higher standard shall control.

Section 3 - Conflicting Ordinances and Laws

All ordinances or parts of ordinances in conflict with these Ordinances, or inconsistent herewith are hereby superseded to the extent necessary to give these Controls full force and effect. This Ordinance shall be held to be minimum requirements and shall not be deemed to supersede any more restrictive requirements imposed by any other lawfully adopted ordinances, statutes, or regulations.

**ARTICLE VIII
PENALTIES*****Section 1 - Criminal Penalty***

Any person who intentionally violates any provisions of this Ordinance or any amendment thereto, or who intentionally fails to perform any act required hereunder, shall be guilty of a Class 2 Misdemeanor. (See SDCL 22-6-2)

Section 2 - Injunctive Relief or Other Civil Remedies

Whoever, being the owner or agent of the owner of any land located within Butte County being found in violation of any of the regulations of this Ordinance shall be subject to an action for injunctive relief brought by Butte County. The Governing Body may recover the same penalty by civil action in any court of competent jurisdiction. (See SDCL 11-2-34) Upon conviction thereof, violators shall be subject to a fine of not more than \$100 per day for each and every day the person is found to be in violation of this Ordinance, or imprisonment in the County Jail for not more than thirty (30) days, or both, for each offense, and in addition, shall pay all costs and expenses involved in the case.

ARTICLE IX
COURT REVIEW OF DECISION OF GOVERNING BODY

Appeals from any decision of the Governing Body by any person or persons jointly or severally, aggrieved by any decision of the Governing Body, or any taxpayer, or any officer, department, board or bureau of the cities or county, may be taken to the court of competent jurisdiction. Such appeal shall be taken pursuant to SDCL 7-8-27 et seq.

First Reading: April 18, 2023

Second Reading: May 2, 2023

Adopted: May 2, 2023

Published: May 11, 2023

Effective: May 31, 2023

THIS ORDINANCE WILL BECOME EFFECTIVE ON THE 20TH DAY AFTER ITS COMPLETED PUBLICATION. THIS ORDINANCE WAS PASSED BY A MAJORITY VOTE OF THE BUTTE COUNTY COMMISSIONERS.

DATED THIS: 5th day of May 2023

ATTEST:




Butte County Auditor

Butte County Commission

The Commissions' decision to adopt this ordinance may be referred to a vote of the people as provided in SDCL 7-18A.

A referendum petition form for the above ordinance may be obtained from the office of the Butte County Auditor.

Dated 5th day of May 2023 at Belle Fourche, South Dakota,
 Board of Butte County Commission

Stan Harms, Chairman
 Annie Capp, Butte County Auditor

**SUBDIVISION OF LAND, DEVELOPMENT, AND IMPROVEMENTS
MEADE COUNTY ORDINANCE 20**

REVISED: MAY 2022

**AN ORDINANCE OF MEADE COUNTY, SOUTH DAKOTA PROVIDING REGULATIONS FOR THE
SUBDIVISION OF LAND, DEVELOPMENT, AND IMPROVEMENTS. THIS REVISION REPLACES ALL
PREVIOUS REVISIONS OF ORDINANCE 20**

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MEADE COUNTY ORDINANCE 20

AN ORDINANCE OF MEADE COUNTY, SOUTH DAKOTA PROVIDING REGULATIONS FOR THE SUBDIVISION OF LAND, DEVELOPMENT, AND IMPROVEMENTS. THIS REVISION REPLACES ORDINANCE 6 AND AMENDS ORDINANCE 20. THE GOVERNING BODY OF MEADE COUNTY DOES ORDAIN AS FOLLOWS

ARTICLE 1. GENERAL PROVISIONS

1.1 AUTHORITY

Pursuant to the authority granted by 1967 SDCL 11-2 as amended; the following regulations are hereby adopted by the County Commissioners of Meade County, South Dakota.

1.2 PURPOSE

It is the purpose of this Ordinance to promote the safety, health, convenience and general welfare; to encourage the use of lands and natural resources in the County in accordance with their character, adaptability, and suitability for particular purposes; to conserve economic stability and property values; to facilitate adequate provision for street and roadways, sewerage and drainage, water supply and distribution, educational and other public resources, by establishing herein requirements for community development in accordance with these objectives and by providing for the enforcement of such requirements.

These regulations are adopted to help provide for the harmonious development of the County and its environments; for the coordination of streets within subdivisions with other existing or planned streets; for adequate open spaces for traffic, recreation, light and air; and for distribution of population and traffic which will tend to create conditions favorable to health, safety, and convenience through the provisions for an adequate scale of streets or roads, sanitation, water, utility and other improvements as land is subdivided.

1.3 JURISDICTION

These regulations shall govern all subdivisions of land under the jurisdiction of the County of Meade. Subdivisions governed are hereinafter defined under Article II.

ARTICLE 2. DEFINITIONS

ABANDONED DWELLINGS: Any abandoned dwelling or building that is determined to be uninhabitable or structurally unsound based on the International Building Code must be demolished or removed within 90 days of a Notice of Violation from the Department of Equalization & Planning. (This does not apply to Registered Historical Buildings or Agricultural properties of 73 acres or more).

ACCELERATION LANE: A speed change lane, including taper, for the purpose of enabling a vehicle entering a roadway to increase its speed to a rate at which it can safely merge with through traffic.

ADVANCED TREATMENT UNIT WASTEWATER SYSTEM (ATU): Small biological treatment systems used to treat wastewater to a higher degree than a traditional septic system.

ALLEY: A minor public way having a narrow ROW and affording a secondary means of access to abutting properties.

APARTMENT COMPLEX: A set of buildings containing multiple apartments and ancillary functions, (as a development).

AUDITOR: The duly elected auditor of Meade County, South Dakota.

BOND (Performance): A guarantee for the completion of construction of any and all infrastructure necessary to meet the requirements set forth in this subdivision ordinance. Such guarantee may be in the form of a surety bond, certificate of deposit, cashier's check, irrevocable letter of credit, or cash to be held by the Meade County Treasurer.

BUILDING AREA: The contiguous space remaining on a lot or tract devoted to structures and an on-site wastewater system and compliance with the required setbacks, all easements, and Right-Of-Ways.

BUILDING CODE: Meade County implemented the most current edition of the International Building Code, including Appendix C and Appendix I and the most current edition of the International Residential Code, as published by the International Code Council Inc., and amendments and additions thereto as through and within Ordinance 34.

BUILDING PERMIT: Refer to Ordinance 34.

BUILDING INSPECTIONS: Refer to Ordinance 34.

BUILDING ENVELOPE: The area inside a platted lot showing all required setbacks designated for a building.

BUSINESS CORE AREA: An area within a *Commercial* subdivision that provides the public with convenient centralized business services proximate to ample parking. These services may include but are not limited to the following: retail stores, municipal or utility offices, restaurants – both walk in and drive up, medical services, office and professional, banks or credit unions, financial services, accounting, real estate, department stores, and strip malls.

CAPACITY PLAN: The plans for both the community water system and wastewater disposal systems. The plans must show the technical, managerial, and the financial capacity of the systems. Technical capacity shall show the functionality of design. Managerial shows staff needed and operation requirements. Financial capacity shows the ability to acquire and manage sufficient financial resources to allow the system to achieve and maintain SDDANR compliance.

CARETAKER RESIDENCE: A single-family residential unit or dwelling, placed on a commercial lot larger than three acres, for the sole purpose of overseeing and/or caring for a licensed campground or mobile home park.

CENTRAL SEWER: Refer to Ordinance 33

CENTRALIZED PRIVATE WATER SYSTEM: Shall be defined as a system serving potable water for 2-14 separately platted lots and less than 25 individuals; Refer to Ordinance 33.

CMP: Corrugated Metal Pipe (used mainly for culverts)

CRP: Concrete Reinforced Pipe (used mainly for culverts)

COMMUNITY WATER SYSTEM: (CWS) A system for the provision to the community/public of water for human consumption through pipes or other constructed conveyances. Such system must be designed for at least 15 service connections or regularly serve of at least 25 individuals. It shall be considered a CWS and must meet the 1996 EPA Safe Drinking Water Act. (May also be referred to as central water system; refer to Ordinance 33)

COMMERCIAL LOT: A lot for commercial use only.

COMMISSION: Elected Commissioners (or governing body), that govern Meade County, SD.

CONDOMINIUM: A multiple-family dwelling in which the individual dwelling units are owned separately, while the lot they occupy along with other common grounds is owned jointly or by a third party.

CONVENTIONAL ON-SITE WASTEWATER TREATMENT SYSTEM: A treatment system composed of a septic tank followed by an absorption system.

CORNER LOT: A lot of which at least two adjoining sides abut for their full lengths on a street, providing that the interior angle at the intersection of the two such sides is less than 135 degrees.

COVERAGE: The lot area covered or occupied by all buildings located therein, including the area covered by all roof overhangs.

DECELERATION LANE: A speed changing lane, including taper, for the purpose of enabling a vehicle to leave the through traffic lane at a speed equal to or slightly less than the speed of traffic in the through lane and to decelerate to a stop or to execute a slow speed turn.

DEDICATED PUBLIC RIGHT-OF-WAY (ROW): Property set aside for public use without compensation. Primarily used to accommodate motorized and non-motorized transportation, parking, or utilities.

DEFENSIBLE SPACE: Lots or tracts in Mountainous Subdivisions must have at least 100' of space surrounding any structure that is Lean, Clean and Green. The objective of Defensible Space is to reduce the wildfire threat within the wildland/urban interface (WUI) to any structure by changing the characteristics of the surrounding vegetation.

- Lean – Cut back tree branches, within 15' of a chimney.
- Clean – Remove all dead plant material from around the structure; this includes dead leaves, dry grass and even stacked firewood.
- Green – Plant fire-resistant vegetation that is healthy and green throughout the year. Large, leafy, hardwood trees should be pruned so that the lowest branches are at least 8-10' high to prevent a fire on the ground from spreading up to the treetops. Within the defensible space, remove and do not plant flammable plants that contain resins, oils and wax that burn readily: ornamental junipers, yaupon holly, red cedar, and young pine. A basal density of 70 trees per acre must be maintained within a 200' radius of any structure

SDDANR: South Dakota Department of Agriculture and Natural Resources

DESIGNATED FLOOD ZONE – A mapped floodway either by FEMA or by an engineered study.

DEVELOPMENTAL LOT: Two or more lots or portions of lots with continuous frontage in single ownership of record prior to March 21, 1980 where all or part of the lots do not meet the requirements established for lot width and area, which for the purposes of this Ordinance shall be considered to be an undivided lot.

DOUBLE FRONTAGE LOT: A lot which runs through a block from street to street excluding the side dimension of a corner lot.

DRAINAGE PLAN: A plan showing existing and/or proposed drainage and flow direction.

DRAINAGE STUDY: A technical study showing drainage management throughout the subdivision including engineering calculations for sizing culverts including stormwater retention (if applicable) which must show pre-development and post-development flows and technical information on how the stormwater runoff will be metered to reach pre-development conditions. (See Ordinance 52).

DWELLING: A building or portion thereof used for residential purposes (may also be referred to as a residence).

DWELLING UNIT: One or more rooms and a single kitchen with a bathroom designed as a unit for occupancy by only one family for cooking, living and sleeping purposes; (may also be referred to as "single family residence").

EASEMENT: A right to land generally established in a real estate document or on a recorded plat to permit the use of land by the public, a corporation, utility company, or a particular person(s) for specified uses.

ENGINEER: South Dakota state licensed professional engineer.

EQUALIZATION & PLANNING OFFICE: Meade County Equalization and Planning Director or his/her assignees.

EROSION CONTROL AND SEEDING: Refer to Ordinance 10.

FAMILY CARE UNIT: A temporary single-family residence used exclusively for the housing of a family member in need of care.

FINAL PLAT: A plat of a tract of land which meets the requirements of these regulations and is in form for recording in the office of the Register of Deeds.

FLOODPLAIN: The channel of a river or other watercourse and the adjacent land areas that must be reserved in order to discharge the base flood without cumulatively increasing the water surface elevation more than 1' (see Meade Co. Flood Damage Prevention Ordinance 9).

FRONT LOT LINE: The line separating said lot from the street.

FUEL BREAK: A strategically located strip or block of land varying in width, on which some vegetation has been modified to reduce the rate of fire spread to provide a safe place for fire fighters to work and where fires may be more readily controlled. A fuel break usually provides all wheel drive access and an advantageous area for quickly and safely constructing and manning a fire line.

GEOTECHNICAL REPORT: An assessment of the existing geological conditions of a site. Must be completed by a South Dakota Licensed Geotechnical Engineer.

GOVERNING BODY: The duly elected officials of a corporate political entity (Commission or County Commissioners), to whom authority is given to make, adopt, and amend subdivision regulations.

HEALTH DEPARTMENT: South Dakota Department of Health

HEIGHT: The vertical distance from the highest point on a structure, excepting any chimney or antenna on a building, to the average ground level of the grade where the walls or other structural elements intersect the ground.

IN-LAW SUITE: Refer to Ordinance 34

INTERNATIONAL FIRE CODE: Meade County has accepted the most current version of the International Fire Code to be the compliant standard along with the applicable South Dakota State Statutes and Administrative Rules which are applied throughout all the unincorporated boundary of Meade County.

LOT: A platted parcel of land that is or may be occupied by a single principal structure and accessory buildings, which may be intended for transfer of ownership or building development.

LOT AREA: The total horizontal area included within the lot lines.

LOT DEPTH: The average distance from the street line of the lot to its rear line, measured in the general direction of the sidelines of the lot.

LOT LINES: The lines bounding a lot as defined herein.

LOT WIDTH: The width of a lot at the building setback line measured at right angles to its depth.

MAJOR ROAD PLAN: Refer to Meade County Transportation Plan.

MASTER PLAN: A plan showing all provisional platting and future platting of any subdivision and indicating the proposed designated uses.

- An approved Master Plan shall provide a detailed plan showing the following (if applicable):
 - Lot layout, showing proposed lot lines.
 - Parking and traffic lanes (streets, roads, deceleration, and left turn lanes), showing ample parking for density.
 - Pedestrian walkways and/or sidewalks to allow access from parking area including ADA requirements.
 - Any other amenities including lighting, signage, monuments, landscaping or greenways, courtyards, or special pedestrian features.
 - Each subdivision type must be clearly labeled.
 - Location and utilization of centralized systems and all other proposed utilities.

MATERIAL SAFETY DATA SHEET (MSDS): A form containing data regarding the properties of a particular substance. An important component of product stewardship and workplace safety, it is intended to provide workers and emergency personnel with procedures for handling or working with that substance in a safe manner, and includes information such as physical data (melting point, boiling point, flash point, etc.), toxicity, health effects, first aid, reactivity, storage, disposal, protective equipment, and spill handling procedures.

MEADE COUNTY COMPREHENSIVE PLAN: Any legal part or element of the Comprehensive Plan of the County of Meade. This may include but is not limited to Subdivision Ordinance, Flood Ordinance, Community Facilities Plan, Capital Improvements Program, Land Use Plan, Commercial District, Hazard Mitigation Plan, and Industrial District.

MINOR PLATS: Minor plats are defined as three platted lots or less.

MOBILE HOME/MANUFACTURED HOUSING: A moveable or portable unit, designed and constructed to be towed and temporarily or permanently based on its chassis (comprised of frame and wheels), and designed to be connected to utilities for year-round occupancy. The term shall include: (a) units containing parts that may be folded, collapsed or telescoped when being towed and that may be expanded to provide additional cubic capacity and (b) units composed of two or more separately towable components designed to be joined into one integral unit capable of being separated again into components for repeated towing. The terms shall include units to be used for residential, commercial, educational or industrial purposes, excluding recreational vehicles. Such manufactured housing has a steel undercarriage as a necessary structural component.

MOBILE HOME PARK: Any parcel of land platted or designed whereupon two or more mobile or manufactured homes as herein defined that are or intended to be placed, located or maintained including all accessory buildings used or intended to be used as part of the equipment thereof. In the mobile home park, all land is intended to be held in common ownership, with individual mobile home spaces rented to residents.

MOBILE HOME SPACE: A plot of ground within a mobile home park which is designed as the location for one mobile home and any customary accessory use thereof.

MOBILE HOME SUBDIVISION: Any parcel of land, subdivided according to Meade County's Subdivision Ordinances, which has been permitted to locate mobile homes. The mobile home subdivision is intended to be an area where lots are sold to individual mobile homeowners. Mobile home subdivisions are subject to all restrictions of the district in which they are located.

MODULAR HOUSING: A factory produced residential housing structure transported to the building site. Such homes must meet local building codes and may be transported on a steel undercarriage. The undercarriage is not a necessary structural component and can be removed so the structure can be placed

on a foundation.

MOUNTAINOUS SUBDIVISIONS: Subdivisions located within the unincorporated boundary of Meade County, South Dakota which have contours for any given cross section of the subdivisions which indicate an average cross slope greater than 10%.

MULTIPLE DWELLING: A structure designed or used for residential occupancy by two or more families living independently of each other.

MULTI-RESIDENTIAL STRUCTURES: Includes condominiums, duplexes, townhomes, (and similar) and apartment buildings.

OCCUPIED DWELLINGS: No dwelling can be occupied or lived in without an approved Water System or Well and an approved On-Site Wastewater System or connected to an SDDANR approved and functional Central Wastewater System, within the unincorporated boundary of Meade County in accordance with Ordinance 33.

ORDINANCE 9: Regulation for Flood Damage Prevention ordinance.

ORDINANCE 10: Meade County Roads, Streets and Highway Systems ordinance.

ORDINANCE 24: Signs and Billboards ordinance.

ORDINANCE 33: Wastewater Treatment and Water Systems ordinance.

ORDINANCE 34: Building Code and Construction Enforcement ordinance.

ORDINANCE 52: Meade County Storm Water Management and Water Quality ordinance.

OWNER'S SURVEYOR OR ENGINEER: The registered Land Surveyor or the Civil Engineer registered and in good standing with the State Board of Registration of South Dakota who is the agent of the owner of land which is proposed to be subdivided or which is in the process of being subdivided.

PARKING LOT: An off-street facility including parking spaces along with adequate provision for drives and aisles for maneuvering and giving access and for entrance and exit, all laid out in a way to be usable for the parking of more than three automobiles. There must be one space that is in compliance with the American Disability Act; 28 CFR; Part 36. See requirements in Appendix "A".

PARKING SPACE: An off-street space available for the parking of one motor vehicle and having an area of not less than 200 SF nor less than 10' wide by 20' long, exclusive of passageways and driveways appurtenant thereto and giving access thereto and having direct access to a street or ROW, or per the American Disability Act; 28 CFR; Part 26 referenced above.

PLANNING BOARD: The Planning Commissioners appointed by the Commission (governing body) for Meade County, South Dakota.

PRELIMINARY PLAT: The map or maps of a proposed subdivision and specified supporting materials, drawn and submitted in accordance with the requirements of this Ordinance, to permit the evaluation of the proposal prior to detailed engineering and design.

PRIMARY ROAD – The main ingress/egress road into a subdivision that intersects an existing established public road or established county section line road that has been improved to county technical standards which are referenced in Ordinance 10, being the main egress/ingress into a subdivision.

PRIVATE ACCESS EASEMENT: A legal or equitable right acquired by the owner of one piece of land (the dominant estate) for private access over another's land (the servient estate); refer to Ordinance 10.

PUBLIC UTILITIES: Definition of "public utility". As used in §§ 49-34-11.1 to 49-34-11.4, inclusive, the term "public utility" means a corporation, its lessees, its trustees and receivers, operating, maintaining or controlling in this state after July 1, 1967, equipment or facilities for the production, generation, transmission or distribution at retail of gas or electric service for the public and in the transmission and distribution using, or having a right to use, public roads, streets, alleys, or other public ways for the purpose of constructing, using, operating or maintaining wires, pipes, conduits or other facilities, which corporation is organized under the provisions of chapter 49-33 or is qualified in accordance with the provisions of §§ 47-1A-1501 to 47-1A-1532, inclusive, as a foreign corporation authorized to transact business in this state.

PUBLIC WATER SYSTEM: (PWS) is a system for the provision to the public of water for human consumption through pipes or other constructed conveyances. Such system must be designed for 15 or more service connections (one per platted lot) or regularly serve at least 25 individuals, it shall be considered a PWS and must meet the 1996 EPA Safe Drinking Water Act; refer to Ordinance 33.

REGISTER OF DEEDS: The duly elected or appointed Register of Deeds of Meade County, South Dakota.

RESIDENTIAL DWELLING: A single-family residence containing one or more rooms, a kitchen with at least one bathroom designed for cooking, living and sleeping purposes; (may also be referred to as "single family residence").

RURAL WATER SYSTEM: Large-scale, non-profit water systems designed to transport water for human consumption through pipes or other constructed conveyances that tend to be more centralized than Community Water Systems and Private Water Systems, often serving multiple communities or subdivisions.

SALVAGE YARD: Any tract of land, establishment or place which is used for storing, keeping, buying or selling wrecked, scrapped, ruined, or dismantled motor vehicles, motor vehicle parts or junk upon which three or more such motor vehicles, which cannot be operated under their own power, which are not being restored to operable condition, and which are kept or stored for a period of 30 days or more.

- *Junked motor vehicle:* a motor vehicle that does not display a current license plate and either:
 - Is partially dismantled or wrecked; or
 - Cannot be self-propelled or moved in the manner in which it originally was intended to move; or
 - Is more than five years old and appears to be worth less than \$500.00
 - Exception for hobby re-builder/restorers or mechanics that have a variance for a home business.

SEPTIC TANK AND SEPTIC SYSTEMS: Refer to Ordinance 33.

SETBACK: The required distance between every structure and any lot line on the lot on which it is located.

SIDE LOT LINE: Any lot line which meets the end of a front lot line or any other lot line.

SKETCH PLAN: The sketch map or maps of a proposed subdivision, drawn and submitted in accordance with the requirements of this ordinance, to evaluate feasibility and design characteristics at an early stage in the planning.

STANDARD SPECIFICATIONS: The specifications that have been adopted by the Commission within Ordinance 10.

STREET: A tract of land dedicated to public use, which affords the primary means of access to the abutting property, but excluding private driveways serving only one parcel of land, refer to Ordinance 10.

SUBDIVIDER: The person(s), firm(s), or corporation(s), owning land in the process of creating a subdivision of said land.

SUBDIVISION: The division of any tract or parcel of land by plat or other instrument of conveyance into

two or more lots, sites, or other divisions thereof. (The Commission may waive any or all subdivision regulations, should they conclude that such a division should be excluded from the above.)

TOWNHOUSE: Single-family, attached residences consisting of three or more units. Units will not have units above or below them, will have individual exterior entrances, and will have no more than two walls that are common with adjacent units.

TRAFFIC IMPACT STUDY (TIS): A traffic impact study provides estimated traffic generated from a proposed use(s), along with peak hour estimates and directional distribution to reveal the proposed use(s) impact on a county road.

TWO-FAMILY DWELLING/DUPLEX: A structure designed or used for residential occupancy by two families living independently of each other, exclusive of auto or trailer courts or camps, hotels or resort type hotels.

UTILITIES: Municipal and franchised utilities.

UTILITY LOT: Platted lot used exclusively for the placement of utilities, public works, wells, water storage, sewer systems, electrical substations, high pressure gas stations, and any other utility services approved by the Meade County Governing Board. Such lots are only intended to be improved with the utility and a small service shed not to exceed 600 SF.

WATER AND WASTEWATER CAPACITY PLAN: The plans for both the community water system and wastewater disposal systems. The plans must show the technical, managerial, and the financial capacity of the systems. Technical capacity shall show the functionality of design. Managerial shows staff needed and operation requirements. Financial capacity shows the ability to acquire and manage sufficient financial resources to allow the system to achieve and maintain SDDANR compliance.

YARD: An open space between a building and the adjoining lot lines, unoccupied and unobstructed by any portion of a structure from the ground upward except where otherwise specifically provided in this Ordinance that a building or structure may be located in a portion of a yard required for a principal structure. In measuring a yard for the purpose of determining the width of the side yard, the depth of the front yard or the depth of a rear yard, the shortest horizontal distance between the lot line and the principal structure shall be used.

YARD, FRONT: An open unoccupied space on the same lot with a principal structure extending the full width of the lot and situated between the street line and the front line of the building projected to the side line of the lot. The depth of the front yard shall be measured between the front line of the building and the street line.

YARD, REAR: A space on the same lot with the principal structure, between the rear line of the structure and the rear line of the lot and extending the full width of the lot, which is unoccupied except for permitted accessory structures.

YARD, SIDE: An open unoccupied space on the same lot with the building and the sideline of the lot and extending from the front yard to the rear yard. Any lot lines not a rear line or a front line is a sideline.

ARTICLE 3. EXEMPTIONS

3.1 SECONDARY DWELLING

- 3.1.1 A *secondary dwelling* may be permitted on a single parcel without platting if the one or more of the following conditions are met. All other ordinance requirements must be adhered to.
- 3.1.2 There is a medical hardship need for a temporary dwelling. A variance will be required.
- 3.1.3 If an agricultural property, as classified by tax status, under single ownership is 160 contiguous acres or greater, a maximum of four residential dwellings may be permitted without the requirement of platting. All structures and septic systems must be at least 100 lineal feet apart.
- 3.1.4 The secondary dwelling meets all In-Law Suite requirements.

3.2 PRIMARY DWELLING

- 3.2.1 One *primary dwelling* may be permitted on a single parcel without platting if the property is an aliquot 40 acres or greater or is a Governmental Lot. All other requirements in this ordinance must still be adhered to.

ARTICLE 4. SUBDIVISION CLASSIFICATIONS

- 4.1 A **high-density** subdivision is created when the division of land which creates a single tract of land of less than one acres but not less than 10,000 SF. A central sewage system and community (public) water system shall be required.
- 4.2 A **modified high-density** subdivision is created by the division of land that creates a single tract of land no more than three acres, but not less than one acre. Must consist of a minimum of four platted lots per subdivision. This requirement is with the understanding the soils within the proposed subdivision are conducive to on-site wastewater systems.
- 4.3 A **medium density** subdivision is created by the division of land which results in a single tract of land of more than three acres, but less than nine acres.
- 4.4 A **low-density** subdivision is created by the division of land, which results in a single tract of land of more than nine acres or more, but less than 40 acres.
- 4.5 A **rural residential** subdivision is created by the division of land, which results in a single tract of land over 40 acres.
- 4.6 A **commercial** subdivision, consisting of **more than one lot or tract, being** one acre or more in size, is created for the sole purpose of constructing a commercial structure or use. The requirements for such subdivision are delineated in Article V. No residential structures are permitted in any subdivision lot designed as commercial, except where the commercial lot is developed as a mobile home park, state licensed campgrounds, motel and/or hotel.
- 4.7 A **multi -residential** subdivision for the exclusive use of condominiums, duplexes, townhomes, (and similar), and apartment buildings.
- 4.8 A **mixed density** subdivision is created when a mixture of subdivision density types are combined into a single subdivision. Requirements for the entire subdivision will be based on the highest density subdivision type.

- 4.9 A mountainous subdivision** is any subdivision located within the unincorporated boundary of Meade County, South Dakota which has contours for any given cross section of the subdivision which indicate an average cross slope greater than 10%.

ARTICLE 5. SUBDIVISION REQUIRED IMPROVEMENTS BY TYPE

5.1 DEVELOPER REQUIREMENTS

The subdivider (developer) is required to install or construct the improvements hereinafter before receiving approval of his/her final plat or prior to having released the bonds or other securities which guarantee such required improvements. All improvements required under these regulations shall be constructed in accordance with specifications and under the inspection of the Meade County Equalization and Planning Office. All public and private water mains, sanitary sewers, laterals and storm sewers shall be installed as necessary to prevent the future cutting of pavement of any street, sidewalk, or other required pavement. All residential dwelling units shall be hooked up or serviced by both approved water and sewer facilities. Such approval shall come from Meade County. Building Permits will be issued in accordance with Ordinance 34.

Periodic Subdivision Construction Progress Inspections will be required to assure they are being constructed per Ordinance 20 and in accordance with any requirements or variances granted by the Meade County Planning Board or approved by the Commission. Any and all inspection costs are to be the responsibility of the developer. The number of inspections will be based on the number of improvements required or proposed for the subdivision. There will be a minimum of one inspection per new subdivision. All inspections will be paid for by the developer and the cost is set by Resolution of the Commission.

5.1.1 High density subdivisions shall be required to have the following: (10,000+ sq. ft.)

- 5.1.1.1** A central sewage system serving all of the lots to be platted which has been approved in accordance with Ordinance 33 and the Meade County Planning Board.
- 5.1.1.2** Geotechnical soil borings must be completed by a geotechnical engineer with one soil boring hole at a depth of at least 15' deep per every 12 lots unless otherwise recommended that additional depth or additional soil borings based on soil conditions are needed by the geotechnical engineer.
- 5.1.1.3** Fire protection per Ordinance 33 requirements.
- 5.1.1.4** A community (public) water system serving all platted lots and approved by the county in accordance with the SDDANR and Ordinance 33.
- 5.1.1.5** The developer is required to construct asphalt and/or concrete surface streets and roads with concrete curb and gutter, within a dedicated ROW of 66' and requiring a driving surface of not less than 32' measured from curb back to curb back.
- 5.1.1.6** Order and place street signs on all platted streets and roads per Highway Department standard specifications which must be paid for by the developer.
- 5.1.1.7** Concrete sidewalks of not less than 4' wide, must also be installed by the developer or builder (with Planning Board approval), on both sides of the street or road as described under Section 6.20.

5.1.2 Modified High density subdivisions shall be required to have the following: (1 to 3 acres)

- 5.1.2.1** Minimum of five platted lots per subdivision plat.
- 5.1.2.2** Proof submitted that soils and lot size of each lot would support a private sewage system meeting the requirement set forth by Meade County Ordinance 33.

- 5.1.2.3 A public or community water system serving all platted lots and approved by the county and in compliance with the SDDANR and Ordinance 33.
- 5.1.2.4 Geotechnical soil borings must be completed by a geotechnical engineer with one soil boring hole at a depth of at least 15' deep per every six lots unless otherwise recommended that additional depth or additional soil borings based on soil conditions are needed by the geotechnical engineer.
- 5.1.2.5 Fire protection per Ordinance 33 requirements (If Applicable).
- 5.1.2.6 28' wide gravel surface streets and roads, with a dedicated public ROW of 66' and a driving surface of not less than 24' wide including a 2' shoulder on each side; 6" thickness of gravel with 2' shoulders per Ordinance 10.
- 5.1.2.7 Street signs on all platted streets and roads which must be paid for by the developer.
- 5.1.2.8 Standard absorption fields and septic tanks per Meade County Ordinance 33 may be installed on a one-to-three-acre lot if the average percolation test is between 5 and 60 minutes per inch. Drainfields must meet requirements of Ordinance 33.
- 5.1.2.9 Must not be in "High Noise Areas" greater than (65) dba, per Ellsworth Air Force Base AICUZ (Air Installations Compatible Use Zones).
- 5.1.2.10 Curb & Gutter and a paved road surface may be required unless the drainage study indicates that drainage can be managed by shallower ditches with CMP or CRP culverts.
- 5.1.3 Medium density subdivisions shall be required to have the following: (3 to 9 acres)
 - 5.1.3.1 At a minimum, documentation must be submitted that soils and lot size of each lot would support a private sewage system meeting the requirements set forth by Ordinance 33.
 - 5.1.3.2 Geotechnical soil borings must be completed by a geotechnical engineer with one soil boring hole at a depth of at least 15' deep per every four lots unless otherwise recommended that additional depth or additional soil borings based on soil conditions are needed by the geotechnical engineer.
 - 5.1.3.3 Fire protection per Ordinance 33 requirements (If Applicable).
 - 5.1.3.4 A community or private water system serving all platted lots in accordance with Ordinance 33.
 - 5.1.3.5 28' wide gravel streets and roads, with a dedicated ROW of 66' and a driving surface of not less than 24' with a gravel thickness of 6" minimum with 2' shoulders and other requirements of Ordinance 10.
 - 5.1.3.6 Order and place street signs on all platted streets and roads per Ordinance 10 which must be paid for by the developer.
- 5.1.4 Low density subdivisions shall be required to have the following: (9 to 40 acres)
 - 5.1.4.1 28' wide gravel streets and roads with a dedicated ROW of 66' and a driving surface of not less than 24' with a gravel thickness of 6" minimum with 2' shoulders and other requirements of Ordinance 10.

- 5.1.4.2 Fire protection per Ordinance 33 requirements (If Applicable).
- 5.1.4.3 Order and place street signs on all platted streets and roads per Ordinance 10 which must be paid for by the developer.
- 5.1.4.4 Absorption fields or drainfields must meet the requirements of Ordinance 33.
- 5.1.5 **Rural Residential** subdivisions shall be required to have the following: (40 + acres)
 - 5.1.5.1 28' wide gravel streets and roads having a dedicated ROW of 66' and a driving surface of not less than 24' with a gravel thickness of 6" minimum with 2' shoulders and other requirements of Ordinance 10.
 - 5.1.5.2 Order and place street signs on all platted streets and roads per Ordinance 10 which must be paid for by the developer
 - 5.1.5.3 Fire protection per Ordinance 33 requirements (If Applicable).
 - 5.1.5.4 Contiguous properties of 40 acres or more need not be platted if they can be described by aliquot legal description. However, the legal description must contain one quarter of a quarter section. (i.e. NW1/4SW1/4.) The property must abut an improved section line ROW or other legal access approved by this planning board.
 - 5.1.5.5 Absorption fields or drainfields must meet the requirements of Ordinance 33.
- 5.1.6 **Commercial** subdivisions shall be required to have the following:
 - 5.1.6.1 A central or approved sewage system serving any lot(s) to be platted which has been approved by the county in accordance with Ordinance 33.
 - 5.1.6.2 Geotechnical soil borings must be completed by a geotechnical engineer with one soil boring hole at a depth of at least 25' deep per every lot unless otherwise recommended that additional depth or additional soil borings based on soil conditions are needed by the geotechnical engineer.
 - 5.1.6.3 Fire protection per Ordinance 33 requirements.
 - 5.1.6.4 Requires 32' wide driveway approaches.
 - 5.1.6.5 Commercial lots may be considered for exceptions of front, side and rear setbacks. A developer may only invoke a zero-foot setback if the following conditions are met.
 - 5.1.6.5.1 The adjoining lots must all be commercial.
 - 5.1.6.5.2 Utility easements are easily accessible to all lots.
 - 5.1.6.5.3 No safety issues or visibility concerns are evident.
 - 5.1.6.5.4 A water system serving all platted lots approved by county in accordance with the SDDANR;
 - 5.1.6.5.4.1 If a Public or a Community Water System, (CWS), is within 300' of the proposed subdivision, the developer must make a reasonable attempt to join or become

party to the existing CWS. Copies of such attempt or agreement will be made available to the planning board and must be in accordance with Ordinance 33.

- 5.1.6.5.5 The developer may be required to construct asphalt and/or concrete surface streets/roads with concrete curb and gutter, within a dedicated ROW of 66' and a driving surface of not less than 32' measured from curb back to curb back.
 - 5.1.6.5.6 Order and place street signs on all platted streets and roads per Ordinance 10 which must be paid for by the developer.
 - 5.1.6.5.7 Concrete sidewalks of not less than 4' wide, must also be installed by the developer or builder (with Planning Board approval) on both sides of the street and to each occupied structure as described under Section 6.20.
 - 5.1.6.5.8 The developer or builder shall construct asphalt or concrete parking spaces including ADA parking space(s), determined by a South Dakota State Licensed Architect or Engineer per business or structure based on projected future use. Each parking space shall have a minimum size of 10' X 20'.
 - 5.1.6.5.9 Retail or service facilities must have adequate parking for the projected customer base. This number shall be determined by a South Dakota State Licensed Architect or Engineer.
 - 5.1.6.5.10 Street lighting must be installed street as per Section 6.19 requirements.
 - 5.1.6.5.11 Parking lot lighting will also be required to be determined by a South Dakota Licensed Architect or Engineer.
 - 5.1.6.5.12 Individual commercial lots shall follow the requirements set forth within Ordinance 34.
- 5.1.7 Multi-residential subdivisions shall be required to have the following: (1 + acres)**
- 5.1.7.1 A central or approved sewage system serving all of the lots to be platted which has been approved by the county in accordance with the SDDANR and must meet Ordinance 33. A community water system serving all platted lots must meet Ordinance 33 and be in compliance with the SDDANR.
 - 5.1.7.2 Order and place street signs on all platted streets and roads per Ordinance 10 which must be paid for by the developer.
 - 5.1.7.3 Geotechnical soil borings must be completed by a geotechnical engineer with one soil boring hole at a depth of at least 25' deep per every four lots unless otherwise recommended that additional depth or additional soil borings based on soil conditions are needed by the geotechnical engineer
 - 5.1.7.4 Fire protection per Ordinance 33 requirements.
 - 5.1.7.5 Concrete sidewalks of not less than 4' wide must also be installed by the developer or builder (with Planning Board Approval) along both sides of all internal streets and to each multi-residential structure as described under Section 6.20.
 - 5.1.7.6 The developer or contractor is required to construct asphalt or concrete parking spaces including ADA parking spaces determined by a South Dakota State Licensed Architect or Engineer. Each parking space shall have a minimum size of 10'X20'.

- 5.1.7.7 Lot size shall be based on a minimum of one acre for the first dwelling unit (apartments or condos) and an additional one acre minimum for each unit thereafter. Two-unit twin homes and Townhomes may be separated by a common lot line on two separate lots, however, each separate unit must have its own wastewater system meeting all requirements of Ordinance 33. Townhomes or condos will require an entity who will be responsible for all maintenance in common areas (yard, driveways, sewers, etc.).
- 5.1.7.8 The developer is required to construct a 32' wide asphalt and/or concrete surface streets or roads within the development, placed within a 66' wide dedicated public ROW.
- 5.1.7.9 Order and place street signs on all platted streets and roads per Highway Department specifications which must be paid for by the developer.
- 5.1.7.10 Street lighting must be installed as per Section 6.19 requirements.
- 5.1.7.11 Parking lot lighting will also be required and must be determined by a South Dakota Licensed Architect or Engineer.
- 5.1.8 **Mountainous Subdivisions** must follow the requirements of the ordinance based on the density and type of subdivision being platted.
 - 5.1.8.1 Roads or streets within a Mountainous Subdivision may have a maximum road grade of 12% with the notification of the local Fire Department, review of the planning board, and the approval of the Commission. All roads and streets must be designed by a Professional Engineer and construction activities must be overseen by a South Dakota Licensed Professional Engineer or representative thereof along with other requirements of Ordinance 10, however alternative design proposals will be considered for Mountainous Subdivision Roads.
 - 5.1.8.2 Order and place street signs on all platted streets and roads per Ordinance 10 which must be paid for by the developer.
 - 5.1.8.3 Fire protection per Ordinance 33 requirements (If Applicable).
 - 5.1.8.4 Lots or tracts in Mountainous Subdivisions must have at least 100' of space surrounding any structure that is Lean, Clean and Green. The objective of Defensible Space is to reduce the wildfire threat within the wildland/urban interface (WUI) to any structure by changing the characteristics of the surrounding vegetation.
 - 5.1.8.4.1 Lean – Cut back tree branches, within 15' of a chimney.
 - 5.1.8.4.2 Clean – Remove all dead plant material from around the structure; this includes dead leaves, dry grass and even stacked firewood.
 - 5.1.8.4.3 Green – Plant fire-resistant vegetation that is healthy and green throughout the year. Large, leafy, hardwood trees should be pruned so that the lowest branches are at least 8' to 10' high to prevent a fire on the ground from spreading up to the treetops. Within the defensible space, remove and do not plant flammable plants that contain resins, oils and wax that burn readily: ornamental junipers, yaupon holly, red cedar, and young pine. A basal density of 70 trees per acre must be maintained within a 200' radius of any structure.
- 5.1.9 **Mixed Density Subdivisions** must follow the requirements of the ordinance based on the density and type of subdivision being platted. Density will be determined by the size of the highest density lots within the subdivision.

ARTICLE 6. SUBDIVISION IMPROVEMENT DESIGN STANDARDS

6.1 CONFORMITY TO MEADE COUNTY COMPREHENSIVE PLAN

- 6.1.1 All proposed subdivisions shall satisfy the goals of the Meade County Comprehensive Plan.
- 6.1.2 The subdivider and developer shall observe the densities established by Ordinance 20.
- 6.1.3 All wastewater disposal systems, regardless of density levels, shall be installed by an SDDANR "Certified Wastewater Installer" and licensed by the county.
- 6.1.4 The subdivider and/or developer shall provide on-site professional inspection by a SD Licensed Professional Engineer at all critical junctures during the construction of infrastructure improvements constructed within a subdivision of 30 lots or more based on the master plan at the subdivider and/or developer's cost. The county will also inspect each improvement required in accordance with final plat and applicable county ordinances at a cost per each inspection for an improvement set by resolution of the Commission.

6.2 FIRE PREVENTION

- 6.2.1 Fire protection for all subdivisions shall conform to Meade County Ordinance 33 requirements.
- 6.2.2 Subdivisions that contain residential, commercial, industrial, or other buildings will conform to all requirements of the most current version of the National Fire Protection Act (NFPA 101) and the South Dakota Fire Codes. (Residential sprinkler requirements have been exempted).
- 6.2.3 Buildings will be so situated to prevent any possible interference with fire equipment.
- 6.2.4 In the case of multiple buildings in a single lot, in a high-density type or multi-residential subdivision, county and/or the local fire department approved fire lanes will be provided and will not be blocked.
- 6.2.5 Access roads and interior street plans will be compatible with fire prevention requirements.
- 6.2.6 Adequate escape (emergency) routes will be provided and marked.
- 6.2.7 Temporary buildings, decorative fences or other impediments will not block escape routes.
- 6.2.8 Fire hydrants shall be placed at no more than 400' intervals in all high, and in modified, or medium density type subdivisions (if applicable).
- 6.2.9 All fire hydrants, if required, in all subdivisions shall be accessibly located. The fire district in which the proposed subdivision is to be located shall be notified by the developer as to the location and specifications of all hydrants within the subdivision. Such plans are subject to fire department review and subject to the approval of the Meade County Planning Board. In the event the proposed subdivision is not within the boundary of a fire district, approval must be obtained from the local fire department.

6.3 MANUFACTURED OR MOBILE HOME PARKS

- 6.3.1 High Density Manufactured or Mobile home lots:

6.3.1.1 Single wide type mobile home must have a minimum lot size of 2,400 sft, a double wide or triple wide manufactured home must have a minimum lot size of 3,600 sft.

6.3.2 Low Density Manufactured or Mobile Home

6.3.2.1 10,000 SF or more

6.3.3 To handle the placement of mobile homes not on permanent foundations, a manufactured or mobile home park may be established. Two or more manufactured or mobile homes on a single parcel of land shall constitute a Manufactured or Mobile Home Park. Mobile home parks must be presented to the Planning Board for approval.

6.3.4 Detailed plans are required which at a minimum must show the layout of lots, parking, internal street, potable water distribution, wastewater system(s), common areas, mailbox locations, bus stops, setbacks for structures, covenants for the park, and all other requirements within this ordinance for staff and the Planning Board to make an informed decision.

6.3.4.1 The detailed site plan shall show the following:

6.3.4.1.1 There shall be a front yard setback of 25' from all access roads within the mobile home park.

6.3.4.1.2 Minimum distance between units shall be 20'.

6.3.4.1.3 Maximum lot coverage shall be 50%

6.3.4.1.4 There shall be at least two paved or gravel off street parking spaces for each mobile home space, each parking space shall be 10' x 20'

6.3.4.1.5 Where a side or rear yard abuts a street, the yard shall be not less than 25' wide along the street.

6.3.4.1.6 Each mobile home park shall have a rear yard and a side yard on both sides of the parcel of not less than 10'.

6.3.4.2 Common recreation space may be provided for recreational activities. The common recreation space shall not be less than 2000 SF.

6.3.4.3 Utility Service connections, including any necessary easements, shall be indicated on the development plan along with water availability.

6.3.4.4 Sewage facilities must be a central sewer or similar system approved by the county in accordance with Ordinance 33 and the SDDANR.

6.4 UTILITY OR WELL LOT

6.4.1 A nine-acre tract is required by Meade County for placement of a private domestic water well, except for an existing lot less than nine acres that cannot be connected to a public or centralized water system; documentation of such is required to be submitted to the Equalization and Planning Office and the request will be placed on the Planning Board Agenda as a variance. This requirement does not apply to wells being drilled for Rural Water System providers.

6.4.2 Minimum lot size 20' X 20'

6.4.3 All utility or well lots shall have an access and utility easement of at least 20' wide.

6.5 PUBLIC USE AND RECREATION

6.5.1 All sites reserved for public use as recreation area shall be dedicated to the Homeowners Association, or a governmental and/or taxing entity, (including water boards), whose responsibility it shall be to maintain and determine its full use for recreation purpose. The area so designated must meet the approval of the Commission.

6.5.2 All sites for schools that are located within a proposed subdivision shall be dedicated to the county or the school district.

6.6 BLOCKS

6.6.1 Block lengths shall not exceed 1,320', except where streets loop or are intersected by other accesses and shall normally be wide enough to allow two tiers of lots of appropriate depth.

6.7 LOTS

6.7.1 Lot dimensions shall conform to the requirements of this ordinance and shall not be so irregular in nature to cause confusion or hardship in setback location, utility easements or property line maintenance.

6.7.2 The corners of all lots and the beginning and endings of all curves on property lines shall be accurately marked on the ground with 5/8" to 1 1/4" diameter iron rods or pipes at least 18" long, in accordance with survey laws of South Dakota.

6.7.3 Lot size shall be according to the minimum lot size requirements of this ordinance based on density, except in no case shall a lot be less than 10,000 SF.

6.7.4 Corner lots for residential use shall have extra width to permit appropriate building setback from both streets.

6.7.5 Each lot shall be provided with access to a street/road.

6.7.6 No lot shall have a width of less than 100' at point 30' back from front lot line unless it is off a cul-de-sac and then the minimum width is 85' at a point 30' back from the front lot line.

6.7.7 All lots shall be platted to the edge of the ROW. Any newly dedicated Public ROW must be platted out of the lot. Platting to the centerline will require a variance.

6.7.8 All platted lots or tracts shall have a contiguous buildable area over 20,000 SF except in areas of central sewer.

6.8 SETBACKS

6.8.1 The minimum distance between any structure and a ROW line shall be 25'.

6.8.2 The minimum distance between any structure and the rear property line shall be 25'.

- 6.8.3 The minimum distance between any permanent structure and the side property line measured from edge of the eave to the property line, shall be 8'.
- 6.8.4 On a corner lot, the street side minimum setback shall be 25'.
- 6.8.5 Setback distance from any active railroad lines shall be 25'.
- 6.8.6 All newly developed lots in any density level subdivision, which abut or are common to any section line or public ROW, to be platted to the edge of such section line ROW.
- 6.8.7 A 25-foot setback is required from the edge of any drainage easement.
- 6.8.8 All setbacks shall be measured from the edge of such ROW. At no time shall any permanent structures encroach into such ROW.

6.9 STREETS AND ROADS

- 6.9.1 Minimum street/road construction technical standards shall be according to Ordinance 10.
- 6.9.2 The arrangement, character, extent, location and grade of all streets and roads shall be in accordance with good land planning principles and shall be considered in their relation to existing and planned streets, to topographical conditions, orientation to vistas, to public convenience and safety, and in appropriate relation to the proposed uses of land to be served by such streets.
- 6.9.3 The street pattern shall lead traffic toward collector or arterial roads/streets, as classified by Meade County's current Transportation Plan, however, the number of streets which would tend to promote congestion converging upon any one point shall be held to a minimum. Creation of a 'Five-Points' intersections shall not be permitted.
- 6.9.4 The street pattern shall be in conformity with a plan for the most advantageous development of the entire neighboring area. Sufficient proposed streets shall be extended as far as the boundary lines of the tract to be subdivided in to ensure normal circulation of traffic within the proposed subdivision and the vicinity. Land abutting a proposed subdivision shall not be land-locked by the proposed subdivision, a provision for access via a public ROW must be provided.
- 6.9.5 For multi-phased developments, Meade County may require reserved Public ROW for any future phases or isolated tracts of land.
- 6.9.6 Driveway Approach Permits outside of municipal boundaries and road or sanitary districts must be obtained for all new driveways per Ordinance 10, permit costs are set by resolution of the Commission.
- 6.9.7 All new road construction within section line ROW shall have prior approval of the Commission. Ordinance 10 will specify the design and technical standards for new construction. It shall be the responsibility of the subdivider/developer to notify by certified mail all adjacent landowners of the effected section line, per Ordinance 10, as to the scope of the development and the date the Commission will review the plat/plans. Meade County may assist in producing such list, but the accuracy and cost shall be the responsibility of the developer/owner. A copy of such notification letter shall be reviewed and approved by the Equalization and Planning Office prior to mailing.

- 6.9.8 Ditches and all disturbed surface soils of all newly constructed roads must be hydroseeded. Alternative methods of revegetation may be accepted by the Highway Department with Planning Board approval.
- 6.9.9 Where any newly constructed road intersects an existing road, the approach of the new road must have the same surface type of the road that is being intersected to the edge of the ROW of the road that is being intersected.
- 6.9.10 Unusable reserve strips controlling access to streets shall be prohibited. Land shall not be subdivided in a manner, which omits part of the original tract to avoid drainage improvements.
- 6.9.11 Where there is a dedicated or platted half-street adjacent to the tract to be subdivided, the other half shall be platted. No new half-streets shall be permitted.

6.10 SECONDARY AND ADDITIONAL ACCESS ROADS

- 6.10.1 A Primary Road that is a dead-end road with only one point of access into a subdivision. The maximum allowable length of a Primary Road shall be 1,320'. The length of a Primary dead-end road or road system shall be the cumulative distance of the entire road system measured from the intersection of the centerlines of the dead-end road and the intersecting existing public road (with a minimum of a 66' dedicated public ROW) to the center of the cul-de-sac provided at the terminus of the road or road system. Looped roads which connect to a Primary dead-end road within the road system of a subdivision does not constitute as a secondary access road, unless the loop road is accepted by the Planning Board and approved by the Commission. If the maximum allowable length of the road cannot be met, a secondary access road must be constructed by the developer.
- 6.10.2 Any subdivision that has planned 20 platted lots or more according to the Master Plan, that has a Primary Access Road with a 28' wide gravel road, must have a Secondary Access Road constructed by the developer, spaced, when possible, at 1,000' minimum from the center of the Primary Access Road or a Secondary Access Road that enters a different public road separate from the Primary Access Road. The distance requirement can be waived by the Planning Board with the approval of the County Commission if the shape of the subdivision or topography makes it impractical to comply. In such instances, the road junctions shall be located as far apart as possible.
- 6.10.3 In addition to the Secondary Road requirement of this ordinance, Meade County may require additional ingress/egress roads for proposed subdivisions, based on public safety, the projected amount of traffic, and other technical factors.

6.11 ACCESS TO UNPLATTED ABUTTING PROPERTIES

- 6.11.1 When a proposed multiple lot development abuts unplatted land or a future development phase of the same development, stub streets must be provided to provide access to abutting properties or to logically extend the street system into the surrounding areas. All street stubs should be provided with a temporary turnaround or cul-de-sac, and the restoration of the temporary turnaround or cul-de-sac, and extension of the stub street should be the responsibility of any future developer of the abutting land that does not have future accesses per Meade County Ordinances. A stub street is a street segment, which terminates at the boundary of a subdivision or site plan. The purpose of stub streets is to ultimately connect to abutting property when it is developed.

- 6.11.2 As an alternative to extending a street as a stub street within a subdivision to undeveloped property, the Planning Board may recommend a reserve lot or a permanent public easement for a future public road or street as an option. The width of the lot or the easement must be in accordance with Ordinance 10 and the current Meade County Transportation Plan. The reserve lot or easement must be clearly labeled on the plat as follows, "For future road/street use only."

6.12 ROAD AND STREET MAINTENANCE

- 6.12.1 Before the Final Approval of a proposed Subdivision of four lots or more where a new road is being platted, or if the subdivision has the potential of platting four lots or more, maintenance on any road/street improvements must be the responsibility of an established Homeowners Association or governmental entity. The developer shall assume full responsibility for repairs and maintenance of the road/street improvements until one of the aforementioned is established and assumes the entire responsibility of road/street maintenance. The developer shall present an estimated yearly maintenance plan with associated costs and a transition plan to turn over the maintenance responsibility for review by planning staff and Planning Board.
- 6.12.2 New subdivisions which access a public road being maintained by others (except a County Maintained Road) will need to enter into a long-term maintenance agreement with the party currently maintaining the road which must be approved by the Planning Board and the Commission.
- 6.12.3 The existing Homeowner's Association or governmental entity, or private party shall be reasonably compensated for the use of the existing road. A developer may request a variance if the requirements set forth by the existing Homeowner's Association governmental entity, or private party are believed to be unreasonable.
- 6.12.4 Where a new proposed subdivision borders an existing narrow road, the developer shall be required to improve and dedicate land if necessary and shall widen the existing narrow road. Such roads and streets shall be improved by the applicant at his/her own expense, to the full width as required by Ordinance 10 and the Meade County Transportation Plan.

6.13 PRIVATE ACCESS ROADS

- 6.13.1 Private Access Roads shall be constructed in accordance with Ordinance No. 10 and must be located within a 66-foot-wide Private Access Easement which must be shown on a plat. Private Access Roads and Easements must be reserved as a permanent unobstructed access. Said roadways are for vehicular and pedestrian travel for the purpose of access to the abutting properties, subdivisions of four or less properties. It is understood that the Owner or Developer, their lessees and assignees have the responsibility with respect to maintaining said private roadway and shall at their own cost and expense keep and preserve said private roadways at all times in a good condition of repair and maintenance. Said easement is to run with the land.
- 6.13.2 Any plat presented for approval which shows a private access road as a means of access shall provide language in the Owner's Certificate in accordance with this section of the ordinance reserving the private road for permanent unobstructed access to abutting properties and establishing private responsibility for maintenance of the roads. (Except for a driveway to a single residence).
- 6.13.3 An Owner's Certificate stating the following must be placed on plats with Private Access Roads:

6.13.3.1 We also certify that construction and maintenance, of (name of roads) as shown on said plat shall be provided by (name) in accordance with the plat filed with the Meade County Register of Deeds and said roads shall be kept and preserved at all times in a good condition of repair and maintenance for a permanent unobstructed access to abutting properties, maximum of four properties. This shall remain in effect until a government taxing entity or Homeowners Association accepts the maintenance of said roads. Said grant is to run with the land

6.14 SIGNAGE

6.14.1 The subdivider shall install approved street name signs per Ordinance 10 at all intersections in accordance with the Meade County Highway Department.

6.14.2 Traffic regulatory signs shall be posted in residential subdivisions and speed limits will be enforced. Signs must meet the Meade County Highway Department specifications and must meet Ordinance 10 requirements; it is the responsibility of the subdivider, developer and/or the homeowners association or road district for installation and maintenance of subdivision signs. Speed limits shall be determined and approved by the Highway Superintendent.

6.14.3 The Equalization and Planning Office and/or Highway Department will inspect the signs after they are installed.

6.15 MAILBOXES

6.15.1 To promote roadway safety, ease of maintenance, and traffic service consideration all mailboxes installation must meet the requirements of the U.S. Postal Services and those set forth in this ordinance.

6.15.2 No mailbox or newspaper delivery box will be allowed to exist within the County's right-of-way if it interferes with the traveling public or the function, maintenance, safety, or operation of the county roadway system. A mailbox installation, as determined by Meade County, which does not conform to the provisions of this regulation, is prohibited.

6.15.3 The roadside face of the mailbox shall be offset the following distance:

6.15.3.1 Paved Road - the width of the shoulder plus 4'.

6.15.3.2 Gravel Road - 4' from the edge of the traveled portion of the roadway.

6.15.3.3 Curbed Street - 1' from the face of the curb.

6.15.4 The Meade County Planning Board, in conjunction with the U.S. Postal Service may determine the location and density levels for multiple mailbox or cluster box locations. Mail stop locations or easements shall be placed adjacent to approved roadways and be at least 8' in width and sufficient length for safe approach and departure. Mail stop turn outs may be used in conjunction with school bus stops.

6.15.5 Guidelines for mailbox and supporting structures shall be found within the publication of "A Guide for Erecting Mailboxes on Highways" by the American Association of State Highway and Transportation Officials. Unsafe or hazardous mailboxes in county ROW will be removed at owner's expense.

- 6.15.6** Subject to state laws and regulations, curbside or roadside mailboxes must be placed to allow safe and convenient delivery by carriers without leaving their vehicles.
- 6.15.7** The box must be on the right-hand side of the road in the direction of travel of the carriers on any new rural route or highway contract route, in all cases where traffic conditions are dangerous for the carriers to drive to the left to reach the box, or where their doing so would violate traffic laws and regulations.
- 6.15.8** Customers must keep the approach to their mailboxes clear of obstructions to allow safe access for delivery. If USPS employees are impeded in reaching a mail receptacle, the postmaster may withdraw delivery service.
- 6.15.9** Cluster-Type Mailboxes for central point delivery service are required for all Subdivisions with four lots or more and where the Meade County Highway Superintendent or the U.S. Postal Service deems it necessary. All Cluster-Type mailbox structures must be in a separate easement outside of the ROW of the street or road. The approach area in front of each mailbox must be surfaced with the same compacted material as the street or road it adjoins, along the front area where the box is located. The mailbox easement must extend a minimum of 20' in each direction longitudinally measured from the center of the mailbox and wide enough to keep vehicle off the travel lane of the street/road. It must be completed in a manner to allow the mail carrier vehicle to safely enter to place the mail and exit onto the county road or street. The Cluster-Type Unit will be placed as not to encroach in front of the adjoining properties and placed far enough away from an intersection not to cause a sight distance problem. Cluster-Type Mailbox Units may be placed in Bus Turnouts if a bus turnout exists.
- 6.15.10** Mailbox supporting structures that are made of masonry or stucco materials shall not be larger than 2'X2' in cross section, including all bands, rowlocks and trim, nor taller than 5' above the street or road surface. The bottom of the mailbox shall be located 42" above the street or road surface. No other structures, including planters or flower boxes, may be attached to the mailboxes.
- 6.15.11** Each mailbox is required to have the address number clearly posted on both sides of the box/structure or on the front if at the end of a cul-de-sac. Address numbers shall be in accordance with Meade County Ordinance 23.
- 6.15.12** Any County approval of any such mailbox structure shall be based solely upon a determination that such structure conforms to the criteria set forth herein, and shall not constitute a representation to any person, by implication or otherwise, that such structure poses no risk of injury to third persons. The County of Meade assumes no responsibility or liability for damage to the structure, mailboxes, or for damage to property or injury to person.

6.16 BUS TURNOUT (BUS STOP)

- 6.16.1** A Bus Turnout is a specially constructed area out of the travel lane of a street or county road. Turn-Outs provide an area of safety for students loading and unloading that does not interfere with traffic flows on the street or county road. Bus Turnouts are utilized where on-street parking does not exist. Where on-street parking exists, the bus stop can be in a length of pavement outside the travel lane contiguous with on-street parking, where cars are prohibited from parking. (Ref. Meade County Bus Turnout Plan – Typical)
- 6.16.2** Bus turnouts may be required on subdivisions of 15 lots or more unless the school or bus service company does not desire a turnout for the proposed subdivision. This must be confirmed via a

written statement or letter from the school or bus service company. When bus turnouts are located off a gravel road, the bus turn-out should be constructed on a subbase compacted to 95% of the standard proctor and 6" of gravel base compacted to 95% of the standard proctor, for a driving surface. Bus turnouts must be constructed out of the same surface material as the streets/roads within the subdivision designed for a standard school bus. Additional bus turnouts may be required for every 60 lots platted or less depending on the subdivision layout, to be finally approved by Commission.

- 6.16.3** When determining appropriate school bus stops, students should not be loaded or unloaded on a steep grade or on a curve. There should be a clear view of the road in each direction for at least 500' in each direction.

6.17 INTERSECTIONS

- 6.17.1** Submission of a grading plan showing existing conditions and a detailed design for intersections which are either unusual, or are located on difficult terrain, may be required by the County Highway Superintendent and must be in accordance with Ordinance 10.
- 6.17.2** Acute angles at street intersections are to be avoided insofar as possible but in no case will an angle of less than 80 degrees be permitted.
- 6.17.3** Intersections of local residential streets with arterial streets shall be held to a minimum and must be at right angles at the intersections.
- 6.17.4** Property lines at arterial street intersections shall be rounded with a radius of 25'. An increased radius shall be required when the angle of intersection involves an arterial street.
- 6.17.5** Roadway and curb intersections shall be made concentric and shall be rounded by a radius of not less than 25'.

6.18 ALLEYS

- 6.18.1** Alleys shall have minimum of 20' of ROW and shall be dedicated to the public.
- 6.18.2** Alleys are not permitted in Medium and Rural density residential subdivisions

6.19 STREET/ROAD LIGHTING

- 6.19.1** High Density, commercial, or multi-family subdivisions shall have street lighting at all intersections, as minimum per table below:

STREET CLASSIFICATION	LAMP INTENSITY	MOUNTING HEIGHT
RESIDENTIAL AREAS		
Local	150 Watt LED Luminaire	13 Feet
Cul-de-sac	150 Watt LED Luminaire	13 Feet
Collector	250 Watt LED Luminaire	30 Feet
Arterial	*1.0 IES	40 Feet
COMMERCIAL		
Local	*0.9 IES	30 Feet
Cul-de-sac	*0.9 IES	30 Feet
Collector	*1.2 IES	30 Feet
Arterial	*2.0 IES	40 Feet

6.20 SIDEWALKS AND CROSSWALKS

- 6.20.1** Concrete sidewalks, no less than 4' wide, shall be constructed on both sides of all streets when required by this ordinance, and the sidewalk must be located 3' from the back of the curb to the nearest edge of the sidewalk. All sidewalks must conform to the American Disabilities Act.
- 6.20.2** Pedestrian crosswalks, not less than 10' wide, may be required where deemed essential to provide circulation or access to schools, playgrounds, shopping centers, bus stops and other community facilities.

6.21 APPROVED NAMING

- 6.21.1** All Subdivisions and streets shall be named. Subdivision and street names must be approved through the Equalization and Planning Office.
- 6.21.2** Subdivision names and apartment complex project names shall not duplicate or be confused with existing names. Subdivision and apartment complex project names are subject to approval by the Equalization and Planning Department.

6.22 EASEMENTS

- 6.22.1** Easements across lots or centered on rear or side lot lines shall be provided for utilities and drainage where necessary and shall not be less than 16' wide total unless otherwise approved by the Commission.
- 6.22.2** Where a subdivision is traversed by a water course, drainage way, or stream, there shall be provided a permanent storm water drainage easement or ROW conforming substantially to the lines of such existing or planned drainage way. The width of such drainage easement or ROW shall conform substantially to the lines of such existing or planned drainage way and shall be sufficient to contain the ultimate channel and maintenance way for the tributary area upstream. The owner is required to have a South Dakota Licensed Professional Engineer or Registered Land Surveyor to determine the magnitude of the drainage way. All proposed structures shall require at least a 25' setback from the edge of any natural or major drainage.
- 6.22.3** Lots and easements shall be arranged in such a manner as to eliminate unnecessary jogs or offsets and to facilitate the use of easements for power distribution, telephone service, drainage, water, sewer services and other utilities.

6.23 DRAINAGE AND INNUNDATION

- 6.23.1** All structures shall conform to Meade County Regulations for Flood Damage Prevention, Ordinance 9. All residential dwellings lowest floor level, including basements, must be at least one 1' above the base flood elevation. Any construction that is in a designated floodplain or floodway fringe must first have an approved Floodplain Development Permit before any construction activities begin.
- 6.23.2** The owner's professional engineer, surveyor, certified hydrologist, or certified hydrogeologist shall make a drainage plan (if the Equalization and Planning Office or Planning Board deems it appropriate, requirement may be waived), for the proposed subdivision. Adequate provisions shall be made within each subdivision to provide drainage facilities needed within the subdivision, taking into account the ultimate development of the tributary area, where applicable.

Drainage and flood control facilities shall be provided in conformity with the Flood Control Ordinance 9 of Meade County.

- 6.23.3 The storm and sanitary sewer plan shall be made prior to other utility plans. Engineering considerations in subdivisions and other development shall give preferential treatment to gravity flow improvements as opposed to other utilities and improvements.
- 6.23.4 Surface water shall not be carried across or around any intersection. Driveways shall not inhibit or restrict the flow of surface water. It shall be the responsibility of each lot owner to install and maintain a culvert under the driveway when construction commences per Meade County ordinances and specifications.
- 6.23.5 The subdivider/developer shall construct an adequate drainage system to handle a 25-year storm event at a minimum, including open ditches, pipes, culverts, intersectional drains, drop inlets, etc., for the proper drainage of all surface water. Cross drains shall be provided to accommodate all-natural water flow and they shall be of sufficient length to permit full width roadways and required slopes including flared ends. Rip-Rap must be placed where it is required to prevent erosion.
- 6.23.6 All culverts used for drainage management that cross a road or dedicated public ROW shall have a flared end sections on both ends of the culvert. This excludes driveway approaches.
- 6.23.7 Off premise drainage easements and improvements may be required to handle the runoff of subdivisions into a natural or man-made drainage channel or retention pond.
- 6.23.8 Low areas subject to known and/or documented periodic inundation shall not be developed or subdivided except in compliance with the flood prone terms of the Flood Ordinance 9 of Meade County. Areas of pooling will be considered flood prone or flood areas.
- 6.23.9 The nature of the land use should not in itself impede surface water runoff and would not be subject to appreciable damage by inundation.
- 6.23.10 Natural Drainage ways, width and length must be shown on the plat and must be shown as a drainage easement.
- 6.23.11 Areas that are proposed to be filled or improved must be constructed in such a manner as to prevent such periodic inundation, provided that such fill does not retard the flow of surface waters or result in increasing the water level endangering life and property of others and is compliant with Ordinance 9.
- 6.23.12 Ordinance 9, Flood Prevention Ordinance, must be followed. Minimum floor elevations must be established above the 1% 100-year flood plain to prevent damage to buildings and structures. If no Base Flood Elevations are available for proposed subdivisions, the developer and/or property owner must hire a registered engineer or surveyor at their cost, to establish the Base Flood Elevations, which must be submitted to planning for review.
- 6.23.13 The County Equalization and Planning Office, Planning Board or Commission may require additional engineering information necessary to make an informed decision on subdivisions and other development which are in areas of questionable drainage.
- 6.23.14 Storm Sewers shall be designed in accordance with engineering practices and are subject to approval by the county.

- 6.23.15 Natural drainage ways shall not be filled in without a professional engineered study and plan on drainage management which must be reviewed by planning staff, the Planning Board, and approved by Commission.

6.24 GRADING

- 6.24.1 All grading work shall be designed and conducted in the following manner:

- 6.24.1.1 Use natural drainage ways for drainage where possible and shall not cause or increase erosion conditions within or adjoining the site

- 6.24.1.2 Minimize earth settlement problems

- 6.24.1.3 Minimize erosion – (Also see Ordinance 52).

- 6.24.1.3.1 Adequate measures shall be taken by the developer to assure that excessive dust from construction activities is not allowed to create a nuisance or to otherwise adversely affect the area adjacent to the construction site.

- 6.24.1.3.2 Site rubbish and debris caused by clearing operations shall be removed from the site leaving the site in safe and cleared condition.

- 6.24.1.3.3 Building material debris and other rubbish shall not be allowed to blow on adjacent property and must be taken care of daily.

- 6.24.1.3.4 New or used materials must be anchored or otherwise contained at all times

- 6.24.1.3.5 Before dirt work is started that disturbs one acre or more in size, an Earth Disturbance Permit is required by Meade County (Ordinance 52), and a Storm Water Pollution Prevention Plan (SWPPP) and Stormwater Permit is required by the SDDANR; a copy of the SWPPP and Stormwater Permit must be submitted to Meade County Planning Department at time the Stormwater Management permit is applied for. (See Ordinance 52)

ARTICLE 7. PROCEDURE AND REQUIRED SUBMISSION MATERIAL

7.1 PLAT REPRESENTATION

The Equalization and Planning Office will not represent the subdivider at the planning board meetings. Presentation of all plats, variances, Forms of Intent, or supplemental information thereof must be presented by the subdivider/developer or his/her representative.

7.2 FORM OF INTENT

7.2.1 PROCEDURE

- 7.2.1.1 A Form of Intent submission is not required for platting but is highly recommended for any proposed High Density, Modified High Density, Multi-Residential, Commercial, High-Density Commercial, Mountainous, or Mixed-Density Subdivision.

- 7.2.1.2 An Application for a Form of Intent by the applicant concerning the tract of land to be subdivided in sufficient detail to clearly indicate the nature and purpose of the subdivision must be submitted to the Equalization and Planning Office. The Form of Intent must be scheduled through the Equalization and Planning Office and will be heard by the Planning Board. No action is taken on a Form of Intent and therefore, notification requirements by

the property owner are not required, however, the property owner must appear and present the Form of Intent to the Planning Board.

7.2.2 REQUIRED SUBMISSION MATERIALS: *Each of the following items must be submitted to the Equalization and Planning Office on or before the meeting submission deadline. Any incomplete preliminary plat submissions will be pushed to the following meeting.*

7.2.2.1 One completed application.

7.2.2.2 One **location sketch** shall be submitted. The sketch shall show the accurate boundary of the subdivision and the location of internal streets and their relation to nearby streets. The Meade County Planning Board shall approve scope and size of vicinity shown in sketch.

7.2.2.3 The sub-divider or owner's surveyor/engineer must submit a sketch plan to the Equalization and Planning Office. The sketch plan shall include the following items:

7.2.2.3.1 A map showing the general location of the property proposed to be subdivided which clearly shows the property boundary and its relation to surrounding development including property lines, roads, utilities, if any are present in the vicinity, and water courses with tributary drainage areas.

7.2.2.3.2 Contours from available data.

7.2.2.3.3 A layout of lots, streets, parks and open spaces indicating general scaled dimensions. The layout shall be prepared at a scale no less than 400' to the inch to permit an accurate delineation of conditions.

7.2.2.3.4 In the case of a mountain subdivision, a preliminary grading plan and definition of the amount and location of forest cover shall be required. Where applicable, the location of all fuel breaks shall be shown.

7.3 PRELIMINARY PLAT

7.3.1 PROCEDURE

7.3.1.1 Preliminary plats, a fully completed Meade County Planning Application, and all required submission materials (see below) must be submitted to the Equalization and Planning Office by Close of Business (COB) 14 days prior to the date of the meeting.

7.3.1.2 When officially submitted, complete per this ordinance, and received, the Planning Board shall have a minimum of 30 days but not to exceed 60 days in which to review, prepare and submit its recommendation and the plat(s) to the Commission however, the owner subdivider/developer may request an extension of time.

7.3.1.3 The planning board shall review the preliminary plat to determine if it is consistent with the requirements set forth per Meade County ordinances and will make a recommendation of the preliminary plat which is in accordance with the intent, requirements, and criteria specified in the applicable ordinances.

7.3.1.4 If satisfactory, the plat and recommendation will be forwarded for approval to the Commission. At the time of submission, application or plat fee shall be collected in the amount stated in the fee schedule established by resolution of the Commission.

7.3.1.5 Approval of a preliminary plat shall be effective for one year from the date of approval by the Commission. Extension beyond the one-year limitation for a period of not to exceed no more than three months may be provided upon agreement between the Commission, Planning Board, and the developer with the developer submitting a formal request to the Planning Board to grant the extension.

7.3.1.6 Following approval of the preliminary plat, the subdivider may proceed with the approved grading and installation of improvements.

7.3.1.7 After improvements are made, or an approved financial guarantee is in place with Planning Staff, the subdivider shall prepare a final plat for submission to the Planning Board.

7.3.1.7.1 **REQUIRED SUBMISSION MATERIALS:** *Each of the following items must be submitted to the Equalization and Planning Office on or before the meeting submission deadline. Any incomplete preliminary plat submissions will be pushed to the following meeting.*

7.3.1.7.1.1 **Meade County Planning Application:** A fully completed Planning Application must be submitted. All applications must be signed and dated.

7.3.1.7.1.2 **Notification Letter and Certified Mail Receipt:** Certified letters must be sent to all adjacent landowners, including landowners across public or private roads, no less than 14 calendar days before the scheduled meeting. A certified mail receipt for each letter sent must be submitted with the preliminary plat application.

7.3.1.7.1.3 **Drainage Plan:** A drainage plan showing existing drainage and flow direction is required for all plats.

7.3.1.7.1.4 **Notification to Surrounding Districts (if applicable):** Proof of notification or approval from any applicable homeowner's associations, sanitary districts, water districts, etc. is required.

7.3.1.7.1.5 **Utility Provider Agreement:** Written approval from any utility companies that will be providing services to the property is required.

7.3.1.7.1.6 **Geotechnical Reports:** Boring holes must be a minimum of 15', however, planning staff may request additional depth if there are known concerns with subsurface soil conditions. The number of holes to be drilled shall be dependent per upon the subdivision type. All holes must be drilled with a hollow stem auger and must use a split-spoon or Shelby tube sampling method. If there are soil concerns, additional holes may be requested by planning staff based on the recommendations of the Geotechnical Engineer. If the soil borings indicate that expansive soils or groundwater is present within the subsurface soils within the planned subdivision which would potentially impact foundations of future structures and/or on-site wastewater systems, the Planning Staff may request that a note be placed on new plats that stating that "Geotechnical borings and a report with recommendations, be prepared by a South Dakota Licensed Geotechnical Engineer for each lot within the subdivision, with the recommendation of the Planning Board and the approval of the Commission.

7.3.1.7.1.7 **A Master Plan** for all Multi-Phased Developments is required.

- 7.3.1.7.1.7.1 A Master Plan shall be made of the entire area proposed for development before and after final grading is completed. Such a plan shall show the proposed street and drainage pattern.
- 7.3.1.7.1.7.2 Where property to be subdivided borders adjacent land under the same ownership that could be further subdivided, a written agreement to refrain from further subdivision for 12 months must be submitted unless a Master Plan is submitted
- 7.3.1.7.1.7.3 The developer shall notify all existing homeowners within the subdivision if changes are made to the Master Plan.
- 7.3.1.7.1.8 **Preliminary Plat:** One hard copy and one digital copy of the preliminary plat prepared by a registered land surveyor with the following information must be submitted:
 - 7.3.1.7.1.8.1 Date, north point, and scale. Scale shall be legible.
 - 7.3.1.7.1.8.2 A Meade County approved subdivision name, former legal description, and a correct new legal description.
 - 7.3.1.7.1.8.3 A "Prepared By" statement, including the surveyor's name, South Dakota Registered Land Surveyors License No. and Stamp and date signed along with the required Signature Certificates, (shall be obtained from the Equalization and Planning Office).
 - 7.3.1.7.1.8.4 Signature blocks for Meade County Treasurer, Director of Equalization Planning Commission, Auditor, Highway or Street Authority, Register of Deeds, and Owners.
 - 7.3.1.7.1.8.5 Purpose, location, and width of all easements must be clearly illustrated on the plat. All plats must clearly illustrate whether an easement is proposed or existing. If the easement already exists, the Plat Book and Page must be stated.
 - 7.3.1.7.1.8.6 Location and acreage of all surrounding **public land** including land owned by United States Forest Service and Bureau of Land Management shall be shown on the plat.
 - 7.3.1.7.1.8.7 Street ROW, pedestrian ways, lots, reservations, parks, open space and any other areas to be dedicated to public use must be shown on the plat and must include acreage contained in each.
 - 7.3.1.7.1.8.8 All access roads, to include interior streets of subdivisions, shall be designated as "Dedicated Public Right of Way". In the case of access to a single platted lot, the Planning Board may lessen the requirement to "Private Access Easement." In doing so, the developer must supply documentation that no further development will occur which will require shared access. A Private Access Easement may be accepted as long as the easement serves four or fewer building sites, lots, or dwellings or any combination thereof.

- 7.3.1.7.1.8.9** Lot numbers and block numbers clearly identifying each parcel of land and the dimensions of all lots. Platting of individual lots crossing county boundaries is discouraged. Block boundaries may cross a county boundary. Numbering shall be subject to the approval of the Meade County Planning Director or staff.
- 7.3.1.7.1.8.10** The boundary lines of the subdivision including distances and angles or bearings, and all section lines. The names of all adjoining subdivisions, their acreage and street layout, or a description of unplatted areas, to include acreage of unplatted areas.
- 7.3.1.7.1.8.11** The length of all straight lines, angle of intersection, length of curves and radius. All dimensions and all bearings of each lot shall also be shown thereon. All dimensions shall be shown in feet and decimals of a foot to a minimum of one decimal place and bearings shall be in degrees, minutes and seconds, along with the Basis of Bearing. The boundaries of the property locations, scales and true north shall be shown. The acreage of each lot to a minimum of two decimal places and the remaining acreage of all unplatted property remaining from the platted portion
- 7.3.1.7.1.8.12** The improvements the owner (developer) proposes to make off premises, outside the boundaries of the proposed subdivision, pursuant to the development of the subdivision, shall be clearly noted on the preliminary plat. These improvements shall relate to drainage, utilities, water distribution systems, sewer systems, roads, utilities, and other improvements necessary to permit development in the subdivision
- 7.3.1.7.1.8.13** Building envelope showing the minimum building or setback line may be required on all lots and other sites; however, a surveyor note containing the setback requirement is acceptable.
- 7.3.1.7.1.8.14** Floodplain or area of Historical Flooding
- 7.3.1.7.1.8.15** Any portion of the land in or adjacent to the subdivision subject to known or an official record of periodic inundation by storm drainage, overflow, or ponding shall be clearly shown and identified on the plat.
- 7.3.1.7.1.8.16** Planning staff may require that specific site restrictions be clearly stated on the plat.
- 7.3.1.7.1.8.17** The street(s) platted shall contain the following information:
- 7.3.1.7.1.8.17.1** Location of all streets in subdivisions which are proposed. Location of existing or proposed streets adjacent to the subdivision.
 - 7.3.1.7.1.8.17.2** Widths of existing and proposed public ROW or easements.
 - 7.3.1.7.1.8.17.3** Street names which have been approved by the Equalization & Planning Office.
 - 7.3.1.7.1.8.17.4** Topography at 20' contour intervals (on a separate sheet if available).

7.3.1.7.1.8.17.5 Plan and profile of all proposed streets (on a separate sheet if applicable).

7.3.1.7.1.8.17.6 Location of proposed sidewalks and crosswalks.

7.3.1.7.1.8.17.7 Curve data and line length and bearing for the centerline of each street.

7.4 FINAL PLAT

7.4.1 PROCEDURE

7.4.1.1 All final plats shall be prepared meeting the requirements of all applicable ordinances and submitted to the Equalization and Planning Office by Close of Business at least 14 days prior to the next regular meeting of the Meade County Planning Board, at which the plats will be considered.

7.4.1.2 No final subdivision plat or deed shall be approved or submitted to the Register of Deeds until the required improvements are constructed in a satisfactory manner and approved by the County Planning Department and/or Highway Department. In lieu of such prior construction, the planning board may accept a receipt for monies deposited in an escrow account with the Meade County Treasurer. Security bonds, certificates of deposit, irrevocable letter of credit, (with copy of bank note) may be substituted at the discretion of the Equalization and Planning Office in an amount equal to 130% of the total estimated project costs of the required infrastructure improvements as evident by an engineer's estimate and/or contractor's reasonable bid price. Whereby improvements shall be made and utilities installed without cost to the county in the event of default of the subdivider. Said security bond or account shall have a time limit imposed with the approval of the Commission. Building permits will not be issued until all the improvements are complete and inspected and approved by the county that were shown on the Final Plat or supporting documents including the signed Developers Agreement, at the time of approval.

7.4.1.3 All property taxes on the parent parcel of land (the area of land being subdivided), must be paid for the entire year that the taxes are due before the final plat can be submitted to the Planning Staff to be placed on the Planning Meeting Agenda.

7.4.1.4 Final plats that contain more than eight lots must be approved by the Commission by Resolution which requires a 20-day waiting period after the publication of the Official Commission minutes before the final plat can be recorded in the Register of Deeds. If no decision is made, the plat shall be sent back to the Planning Board.

7.4.1.5 The Commission shall have maximum of 45 days to approve or disapprove the final plat after receipt of the Planning Board recommendation.

7.4.1.6 If eight lots or less, the Planning Staff shall submit the approved final plat to the Office of the Register of Deeds to be recorded. The recording fee shall be paid by the subdivider in advance at the time of the final plat submittal along with the platting fees.

7.4.2 REQUIRED SUBMISSION MATERIALS

7.4.2.1 Subdivision Improvements: All subdivision improvements must either be completely constructed to Meade County technical standards or Guarantee in Lieu must be provided to the Office of Equalization and Planning prior to Final Plat approval.

7.4.2.2 Cost Estimate and Developer's Agreement: For any subdivision that requires improvements that cannot be completely built prior to Final Plat approval, a detailed itemized cost estimate of all required improvements, guarantee in lieu, and signed must be submitted to the Equalization and Planning Office.

7.4.2.3 Plat Fee Check: A check for the platting and recording fee must be submitted prior to final plat approval.

7.4.2.4 Additional Documentation: If the property proposed for development involves areas where, in the view of the planning board, the soils characteristics, terrain, natural and man-made drainage, geology, ground cover or its location impose unusual requirements, Planning Board may request supplementary data to demonstrate the feasibility of subdividing the land. If applicable, the following documentation must be provided 14 days prior to review of the Final Plat:

7.4.2.4.1 A Traffic Impact Study or a Traffic Operational Analysis may be required by the Planning Staff with approval of the Planning Board. If required, a Traffic Impact Study or a Traffic Operational Analysis must be completed by a South Dakota Licensed Professional Engineer according to AASHTO which is a requirement for subdivisions that have or plan to have 50 lots or more and/or which would cause an increase traffic load of an average of 400 vpd, which shall be used to determine whether a deceleration, acceleration and/or a separate left and right-turn lanes may be required exiting or entering entrances to the subdivision development off of an existing public road. If a Profession Engineer determines that additional lanes are needed to provide traffic safety, the developer may need to dedicate additional right-of-way to accommodate the need for auxiliary lanes and construct the auxiliary lanes in conjunction with the county per the engineering study. Auxiliary lanes shall be designed by a South Dakota Licensed Professional Engineer.

7.4.2.4.2 A Drainage Plan may be required showing drainage management throughout the subdivision including engineering calculations for sizing culverts including stormwater retention (if applicable) which must show pre-development and post-development flows and technical information on how the stormwater runoff will be metered to reach pre-development conditions. Additionally, the plan must include the following information from a South Dakota Licensed Professional Engineer:

7.4.2.4.2.1 Location of proposed drainage ways, streams and ponds in the subdivision.

7.4.2.4.2.2 Location, size and invert elevations of proposed drainage structures including culverts, bridges, pipes, drop inlets and top elevations of headwalls, etc.

7.4.2.4.2.3 Area of land contributing runoff to each drainage structures.

7.4.2.4.2.4 Location of easements and ROW for drainage ways and Maintenance of access thereof.

- 7.4.2.4.2.5 Typical cross-section of each drainage way
 - 7.4.2.4.2.6 Direction of water flow throughout the subdivision.
 - 7.4.2.4.2.7 Existing and proposed contour lines for the surface water drainage system, including any major alteration to the existing drainage pattern. Drainageways and detention ponds shall be designed per Ordinance 52 requirements. The contour interval shall be detailed so the final drainage pattern is adequately illustrated.
 - 7.4.2.4.2.8 The boundaries shown of all drainage easements and detention ponds. A maintenance agreement for the upkeep of the detention ponds shall be filed with the plat, if applicable. Individual lot drainage shall conform with the general surface drainage pattern for the area. Drainage shall be designed to avoid a concentration of storm drainage water from each lot to adjacent lots.
- 7.4.2.4.3 Sanitary Sewer Plan (If Applicable)** shall contain the following information:
- 7.4.2.4.3.1 Location and size of all existing and proposed sewers in the subdivision and tie points of the subdivisions. Location of sewer laterals.
 - 7.4.2.4.3.2 Direction of flow of each sewer line.
 - 7.4.2.4.3.3 Location of each manhole and other sewerage system appurtenances including lift stations and treatment plants.
 - 7.4.2.4.3.4 Profile of sewerage system.
 - 7.4.2.4.3.5 Capacity plan showing the technical, managerial, and financial capabilities for continued long term operation of water and if applicable, sewer.
 - 7.4.2.4.3.6 Meade County may request additional plans at any density level when it is evident it serves the interest of the public.
 - 7.4.2.4.3.7 Other requirements of Ordinance 33.
- 7.4.2.4.4 The Water Distribution Plan (If Applicable)** shall contain the location and size of the water distribution system including pipes, valves and fittings, hydrants, high pressure pumping equipment, etc. in accordance with Ordinance 33 from a South Dakota Licensed Professional Engineer. The location of wells shall meet the requirements of the SDDANR including obtaining a Water Rights Permit if the well output is over 18 gallons per minute.
- 7.4.2.4.5 Private Well Productivity Report.** If well produces over 25 gallons per minute, an SDDANR issued Water Rights Permit is required. A copy of the permit must be submitted to the Equalization and Planning Office.
- 7.4.2.4.6 Community Well or Public System Source, Reliability, Water Quality Report**
- 7.4.2.4.7 100-year 1% floodplain information** and panel number, if applicable, (FEMA)
- 7.4.2.4.8 Covenants and Agreements.**

7.4.2.4.9 Capacity Plan (If Applicable): The county requires plans for both the community water system and centralized wastewater disposal systems for subdivisions. For subdivisions that are 8 lots or more, the plans must show the technical, managerial, and the financial capacity of the systems. Technical capacity shall show the functionality of design. Managerial shows staff needed and operation requirements (if applicable). Financial capacity shows the ability to acquire and manage sufficient financial resources to allow the system to achieve and maintain SDDANR compliance, including the estimated monthly fees per household (or unit for multi-residential for water systems and also centralized sewer system if applicable).

7.4.2.4.10 Homeowners Association & membership requirements (If Applicable)

7.4.2.4.11 Water District Association agreement and membership requirements (If Applicable).

7.4.2.4.12 Sanitary District Association & membership requirements, if applicable.

7.4.2.4.13 Paving District Association & membership requirements, if applicable.

7.4.2.4.14 Township Organization or Improvement District organizational documents, if applicable. If the property proposed for development involves areas where soils characteristics, terrain, natural and man-made drainage, geology, ground cover or its location impose unusual requirements, the applicant/developer must provide **supplementary data to demonstrate the feasibility of subdividing the land.**

7.4.2.5 Final Plat: The original or reproducible final plat shall be drawn in waterproof black ink upon tracing Mylar, drafting linen, matte film 15" x 26", 11" x 17", or 8.5" x 14". The scale shall be legible, and each signature shall be made with permanent ink.

7.4.2.5.1 One mylar copy and one digital copy of the final plat must be submitted to planning staff 14 days before the meeting.

7.4.2.5.2 Upon submittal to the Equalization and Planning Office, the mylar must have signatures from the Surveyor, Meade County Treasurer, Highway or Street Authority, and Owners. Signatures for the remaining signature blocks are collected after final plat approval by planning staff.

7.4.3 PLAT VACATION

7.4.3.1 Plats will be vacated according to South Dakota Codified Law 11-3-16; 11-3-20.1 to 20.4; 11-3-21.1 to 24.1.

7.4.3.2 Petition for plat vacation must be filed with the auditor. The Planning Office also requires a submitted copy to review. Fees for a plat vacation will be set by resolution of the Commission. The Planning Office will collect the fee including the recording fee when the information is submitted.

7.4.4 SECTION LINE RIGHT-OF-WAY VACATION

7.4.4.1 The procedures to vacate or relocate a section line right-of-way will be in accordance with South Dakota Codified Law Title 31-3-6. Fees to vacate or relocate a section line right-of-way will be set by resolution of the Commission.

- 7.4.4.2 All landowners adjacent to the affected portion of section line shall be notified with a letter sent via certified mail no less than 14 days prior to the date of the public hearing.

ARTICLE 8. VARIANCES

8.1 PROCEDURE The Meade County Board of Adjustments shall hear requests for variances from the terms of this ordinance. The Board of Adjustments has the right to attach such conditions to variances as it deems necessary to further the purposes and objectives of this ordinance. The Board of Adjustments shall have the authority to make their decision on all variance applications that are brought before them. Variance Fees are set by Resolution of the Commission and all fees are available for review within Meade County's Fee Schedule. The person claiming the Variance has the burden of showing:

- 8.1.1 That the granting of the Variance will not be contrary to the public interest.
- 8.1.2 That the literal enforcement of the Ordinance will result in unnecessary hardship.
- 8.1.3 That by granting the Variance contrary to the provisions of the Ordinance the spirit of the ordinance will be observed; and
- 8.1.4 That by granting the Variance, justice will be done.

8.2 REQUIRED SUBMISSION MATERIALS

- 8.2.1 A letter stating the request for variance has been given to all adjacent landowners including landowners across public or private roads. A copy of such notification letter shall be reviewed and approved by one of the Planning Staff prior to mailing.
- 8.2.2 It shall be the responsibility of the applicant to notify all adjacent landowners by certified mail at least 14 calendar days before the Planning Board meeting. The Planning Board acts as the Board of Adjustment. Notification to all adjacent landowners must state the scope of the variance and the date the Planning Board, acting as the Board of Adjustment, will review the variance application. Meade County may assist in producing the list of adjacent landowners, but the accuracy and cost shall be the responsibility of the applicant. A certified mail receipt containing the recipient's name for each letter sent, must be submitted to the Equalization and Planning Office with the variance application and fee.
- 8.2.3 The applicant for non-hardship variances will be responsible to place a "Variance Requested Sign" (14) days prior to the regularly scheduled planning board meeting once they are placed on the Planning Meeting Agenda. The "Variance Requested Sign" must be placed facing the most traveled road or street where it can be easily read by those who drive past the applicant's property. The "Variance Requested Sign" must be installed by the property owner. The sign shall be returned to the Equalization and Planning Department on the date of their scheduled appearance at the scheduled Board of Adjustment/Planning Meeting. There is a deposit for the sign due when the sign is picked up from the Equalization and Planning Office. Failure to return the sign may result in a denial of the variance being requested and/or a fine and the applicant will forfeit their deposit. It will be the responsibility of the applicant to pay for the sign if it is damaged. The amount of the deposit and fines are set by resolution of the Commission.

8.3 SECONDARY DWELLING MEDICAL HARDSHIP VARIANCE

- 8.3.1 Secondary Temporary Dwelling variance for a medical hardship requires that an application be completed and submitted and if approved by the Commission, is good for only one year, and must be updated annually.
- 8.3.2 The property owner must be able to submit written documentation to substantiate the necessity for the variance.
- 8.3.3 It shall be the property owner's responsibility to renew application on an annual basis for a Second Temporary Dwelling, and failure to do so shall constitute a violation of this Ordinance, and the Second Temporary Dwelling must be removed.
- 8.3.4 Once the medical hardship ceases to exist, the temporary dwelling unit must be removed
- 8.3.5 No secondary temporary dwelling shall be placed on a permanent foundation.

ARTICLE 9. PENALTIES

9.1 PENALTIES FOR TRANSFERRING LOT IN UNAPPROVED SUBDIVISIONS

- 9.1.1 The owner or agent of the owner of any land located within Meade County being found in violation of any of the regulations of this ordinance shall be subject to an action for injunctive relief brought by Meade County. The Commission may recover the same penalty by civil action in any court of competent jurisdiction, according to SDCL (11 2 34).
- 9.1.2 If, at any time during the course of completion of subdivisions, construction, or any other development authorized under the provisions of this ordinance, the Commission becomes aware of impracticable procedures, unforeseen circumstances, or other cogent situations not compatible with the intent of this ordinance, a statement of Policy will be issued. This statement of Policy will govern the continuance of the problem area and/or any other projects requiring the application of the same.
- 9.1.3 A statement of Policy will govern any given situation or peculiar problem area for a given period of time, not to exceed 12 consecutive months.

9.2 PENALTIES FOR VIOLATION OF THE SUBDIVISION ORDINANCE

- 9.2.1 In addition to other remedies set forth in this ordinance, violation of this ordinance may be punishable by 30 days imprisonment in a county jail or a \$500.00 fine, or both; each day in violation may be deemed a separate offense which will be reviewed by the States Attorney's Office and determined in a Court of Law.
- 9.2.2 The provisions of this ordinance shall be administered and enforced by a County Ordinance Enforcement Officer appointed by the Commission, who shall have the power to make inspections of the premises necessary to carry out duties in enforcement of the ordinance.
- 9.2.3 The Office of Equalization and Planning shall have the power to appoint deputies to assist in duties, such deputies to be approved by the Commission.
- 9.2.4 The County Ordinance Enforcement Officer, and any deputies appointed, shall have authority to issue an ordinance violation notice which shall specify, in addition to other information at the discretion of such officer, the following:

9.2.4.1 Date of the violation.

9.2.4.2 Nature of the violation.

9.2.4.3 Amount of fine associated with the violation.

9.2.4.4 Date the individual is required to appear in court unless the designated fine is paid prior thereto.

9.2.4.5 Signature, or noted refusal to sign, of the violator.

9.2.5 An ordinance violation notice issued under authority of this ordinance shall be enforced as a proceeding before a magistrate court.

9.2.6 An injunction may be requested via the State's Attorney.

ARTICLE 10. SEVERABILITY AND SEPARABILITY

10.1 Should any Article, Section, Sub section or Provision of these Subdivision Regulations be declared by a court of competent jurisdiction to be invalid or unconstitutional, such decision shall not affect the validity or constitutionality of the Subdivision Ordinance as a whole or any part thereof other than the part so declared to be invalid or unconstitutional.

ARTICLE 11. EFFECTIVE DATE

11.1 This Ordinance shall be effective twenty (20) days following completed publication. Upon becoming effective, all prior Ordinances are revoked.

Dated at Sturgis, South Dakota, this 24th day of May 2022.

Chairperson: [Signature]

Meade County Commissioner

Attested: [Signature]

Meade County Auditor



Ordinance 20

First Reading: Aug. 5, through Oct. 7, 1998

Second Reading: November 5, 1998

Adopted: November 5, 1998

Published: November 18 & 25, 21 & 28, 1998

Effective date: December 18, 1998

First Revision

Second Reading: January 3, 2001

Adopted: January 3, 2001

Published: January 13, 17, 20, & 24, 2001

Effective date: February 13, 2001

Second Revision

First Reading: May 2, 2001

Second Reading: June 6, 2001

Adopted: June 6, 2001

Published: June 13, - 20, 2001

Third Revision

First Reading: May 2nd, 2007

Second Reading: June 6th, 2007

Adopted: June 6th, 2007

Effective Date: July 10th, 2007

Fourth Revision

Second Reading: September 3, 2008

Adopted: September 3,

2008 Published:

Effective Date:

Fifth Revision

First Reading: Sept. 2, 2009

Continued 1st Reading: Oct. 7 2009

Second Reading: November 3, 2009

Adopted: November 3, 2009

Publish Date: Nov. 11 & 18, 2009

Effective Date: December 8th, 2009

Sixth Revision

First Reading: March 1, 2005

Second Reading: April 5, 2005

Adopted: July 11th, 2012

Published: April 9, - 13, 2005

Effective date: May 3, 2005

Seventh Revision

First Reading: July 6, 2005

Continued First Reading: July 27, 2005

Second Reading: August 3, 2005

Adopted: August 3, 2005

Published: August 8 & August 10,
2005

Effective date: August 30, 2005

Eighth Revision

First Reading: December 7, 2005

Second Reading: January 4, 2006

Adopted: January 4, 2006

Published: January 7 & 11, 2006

Effective date: January 31, 2006

Ninth Revision

Public Hearing: July 11, 2012

Adopted: July 11, 2012

Published: July 25 & August 1, 2012

Effective date: August 21, 2012

Thirteenth Revision

Planning Board Public Hearing: May 2nd, 2022

First Reading: May 10th, 2022

Second Reading: May 24th, 2022

Adopted: May 24th, 2022

Published: June 8th & 15th, 2022

Effective date: July 5th, 2022

Tenth Revision

Planning Board Public Hearing: October 11th, 2016

First Reading: November 23rd, 2016

Second Reading Adopted: December 28th, 2016

Published: January 11th & 18th, 2017

Effective date February 7th, 2017

Eleventh Revision

Planning Board Public Hearing

First Reading: March 28th 2018

Second Reading: May 9th, 2018

Adopted: May 9th, 2018

Published: May 23rd & 30th,
2018

Effective date: June 19th, 2018

Twelfth Revision

Planning Board Public Hearing: May 3rd, 2021

First Reading: August 24th, 2021

Second Reading: September 15,
2021

Adopted: September 15, 2021

Published: September 29, 2021
& October 6, 2021

Effective date: October 12, 2021

APPENDIX A

ADA Handicap Accessible Parking Regulations:

When parking is provided for the public, designated accessible parking spaces must be provided, if doing so is readily achievable.

An accessible parking space must have space for the vehicle and an additional space located either to the right or to the left of the space that serves as an access aisle. This aisle is needed to permit a person using a wheelchair, electric scooter, or other mobility device to get out of their car or van.

- * A sign with the international symbol of accessibility must be located in front of the parking space and mounted high enough so it is not hidden by a vehicle parked in the space. There are no ADA requirements or specifications for a painted handicap logo on the parking pavement.

- * Accessible parking spaces should be the spaces closest to the accessible entrance and be located on level ground. If it is not readily achievable to locate accessible parking in the closest spaces due to sloped pavement or other existing conditions, then the closest level area should be selected.

- * An accessible route must be provided between the access aisle and the accessible building entrance. This route must have no steps or steeply sloped surfaces and it must have a firm, stable, slip-resistant surface.

- * Van Accessible Spaces must have an access aisle that is at least 8' wide and be designated by a sign with the international symbol and "van accessible." There should be a vertical clearance of at least (98) inches on the vehicular route to the space, at the parking space, and along the vehicular route to an exit. A Van Accessible Parking Space (1 of 8) of all accessible parking spaces, but at least one, must be van accessible. Although designated a van accessible space, cars may use the space too). Provide a parking space that is at least 8' wide. There should be at least a 98" high clearance at the parking space, the adjacent access aisle and along the vehicular route to the space and vehicular exit. Install a sign with the international symbol of accessibility and "van accessible" and mount it high enough so it is not hidden by the vehicle parked in the space. Locate parking space and access aisle so that they are relatively level (1:50 maximum slope in all directions is recommended if readily achievable) Provide an access aisle that is at least 8' wide next to the van parking space to permit a person using a wheelchair or scooter to exit or enter a van with a side-mounted lift.

- * Provide an accessible route to the accessible entrance to the building - a marked crosswalk may be needed if route crosses vehicular traffic.

- * Accessible parking spaces for cars must have an access aisle that is at least 5' wide. The other features are the same as for vans, except that the sign designating the parking space only has an international symbol of accessibility, and there is no requirement for a minimum vertical height.

- * The number of accessible parking spaces that should be provided is based on the total number of parking spaces that you provide. (See chart below).

- * If you provide only one accessible parking space, it must be a van accessible space. In facilities where more than one accessible parking space is required, one of eight accessible parking spaces must be van accessible. Where parking is provided in several locations near building entrances, the accessible parking should also be dispersed, if doing so is readily achievable. Since van accessible parking spaces are provided in limited numbers, it is often not possible to disperse the van accessible parking spaces.

*Locate accessible parking spaces as close as possible to the accessible entrances and on an accessible route to the building. Locate parking space and access aisle on relatively level ground (1:50 maximum slope in all directions).

Location

Accessible handicapped parking must be located on the shortest accessible route to the accessible entrance. Provide a marked access aisle if person is required to cross vehicular traffic.

Minimum Number

One in every eight, but not less than one, parking space must be van accessible with a designated handicap sign and an access aisle 96" wide.

Total Spaces in Lot Accessible Spaces Required

1-25	1 van
26-50	1 std. + 1 van
51 - 75	2 std. + 1 van
76-100	3 std. + 1 van
101-150	4 std. + 1 van
151-200	5 std. + 1 van
201-300	6 std. + 1 van
301-400	7 std. + 1 van
401-500	7 std. + 2 van
501-1000	2% of total spaces*
1001 and over	20 + (1 per 100 over 1000)*

Standard Accessible (std.) parking space is 8' minimum + 5' access aisle.

* One in every eight accessible parking spaces must be a van accessible space with an 8' wide access aisle.

CUSTER COUNTY ORDINANCE NUMBER 2

**AN ORDINANCE PROVIDING REGULATIONS
FOR THE SUBDIVISION AND USE OF LAND
WITHIN CUSTER COUNTY**

EFFECTIVE JANUARY 30, 2007

**PROVIDED BY:
CUSTER COUNTY PLANNING DEPARTMENT
420 MT. RUSHMORE ROAD
CUSTER, SD 57730
(605)-673-8174
FAX (605)-673-8150
E-MAIL: cuscoplg@gwtc.net**

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ARTICLE I – AUTHORITY AND JURISDICTION

SECTION 1 -- STATUTORY AUTHORIZATION

Whereas Title 11-2-2, South Dakota Codified Laws (SDCL) has delegated the responsibility to the Board of County Commissioners of each county to adopt and enforce regulations designed for the purpose of promoting health, safety, and the general welfare of the county, the Board of Commissioners of Custer County, South Dakota hereby ordain the following:

SECTION 2 -- JURISDICTION

This Ordinance shall govern all unincorporated lands within the jurisdiction of the Board of County Commissioners for Custer County, South Dakota.

SECTION 3 -- AMENDMENTS

The regulations, restrictions, area, and boundaries set forth in this Ordinance may from time to time be amended, supplemented, revised or repealed as provided by law. The Director of Planning for Custer County is to review this Ordinance annually and make recommendations for revisions to the Board as provided by law.

SECTION 4 -- STATEMENTS OF POLICY

If at any time during the course of completion of subdivisions, construction or any other development authorized under the provisions of this Ordinance, the Board becomes aware of impracticable procedures, unforeseen circumstances, or other cogent situations not compatible with the intent of this Ordinance, a Statement of Policy will govern the continuance of the problem area and/or any other projects requiring the application of the same. A Statement of Policy will govern any given situation or peculiar problem area for a period of time not to exceed twelve (12) months.

SECTION 5 -- SEVERABILITY AND SEPARABILITY

Should any Article, Section, Subsection or Provision of this Ordinance be found to be or declared invalid or unconstitutional by a court of competent jurisdiction, such decision shall not affect the validity or constitutionality of the Ordinance as a whole or any part thereof, other than the portion so declared to be invalid or unconstitutional.

ARTICLE II – DEFINITIONS

Unless specifically defined below, words used in this Ordinance are to be understood in their ordinary sense, except as they may be defined in general by SDCL 2-14.

ACCESSORY: Incidental to a primary use or structure on the same lot or tract of land.

APPROACH: That portion of a driveway or private access road located within a public right-of-way between the driving surface of the public road and the boundary of the public right-of-way.

BOARD: The Board of County Commissioners.

BUILDING: For the purposes of this Ordinance, the definition of BUILDING is the same as the definition of STRUCTURE as hereinafter defined.

BUILDING, AGRICULTURAL: Any building used solely for agricultural purposes, such as a barn, livestock shelter, loafing shed, hay storage lean-to, or livestock feeder.

BUILDING PERMIT: The instrument used by the Planning Department to permit the construction, fabrication, alteration, improvement, storage, destruction or moving of any structure within the procedures and restrictions contained in this Ordinance.

CLUSTER SUBDIVISION: A residential subdivision with a minimum inclusive area of fifty (50) acres with a common-use area for subdivision residents that encompasses at least fifty percent (50%) of the total subdivision area. The plat of a cluster subdivision shall contain a note stating that the common-use area is not subject to future development except ancillary subdivision structures and utility or road rights-of-way and that no changes in area, location, or use may be made within the common-use area without prior approval, by resolution, of the Board.

COMMUNITY WATER SYSTEM: A public water system that serves at least fifteen (15) service connections used by year-round residents or regularly serves at least twenty-four (24) year-round residents.

DEDICATED PUBLIC RIGHT-OF-WAY: A parcel of land that is conveyed to the public by the notation "DEDICATED PUBLIC RIGHT-OF-WAY" on a recorded plat for use as a public right-of-way.

DENR: The South Dakota Department of Environment and Natural Resources.

DUPLEX: A building containing two (2) dwelling units.

DWELLING: A structure or portion thereof that is used exclusively for human habitation.

DWELLING, MULTIFAMILY: A building containing three (3) or more dwelling units.

DWELLING UNIT: One (1) or more rooms, designed, occupied, or intended for occupancy as a separate living quarter, with cooking, sleeping, and sanitary facilities provided within the dwelling unit for the exclusive use of a single family maintaining a household.

EASEMENT: A grant of one or more of the property rights by the property owner to and/or for use by the public, a corporation, or another person(s) or entity. An easement is self-perpetuating and runs with the land unless otherwise stipulated.

EASEMENT, CONSERVATION: The grant of a property right stipulating future or additional development.

FEMA: The Federal Emergency Management Agency.

GOVERNING BODY: The duly elected officials of a corporate political entity to whom authority is given to make, adopt, revise, and amend ordinances and regulations. Specifically in this Ordinance the Board of County Commissioners.

GRADING PERMIT: The instrument used by the Planning Department to permit the excavation, grading, or fill of earth or other material within the procedures and regulations contained in this Ordinance. The Grading Permit is intended to regulate: development of residential, public, commercial, and industrial properties; grading of land within or adjacent to FEMA-designated flood hazard areas; and construction of subdivision roads.

HIGHWAY DEPARTMENT: The Custer County Highway Superintendent and/or his/her staff, agents, or assigns.

HOMEOWNERS ASSOCIATION: An association comprised of homeowners who reside in the subdivision or development or landowners who purchase property in the subdivision or development. The association may assess maintenance or common area fees as set forth in the association by-laws.

IMPROVEMENTS: Changes and additions to land necessary to prepare it for building sites. These include but are not limited to: road paving and curbing, grading, survey monuments, drainage ways, sewers, fire hydrants, water mains, sidewalks, pedestrian ways, and other public works and appurtenances.

LOT: A tract or parcel of land within a subdivision.

LOT AREA: The total level area included within the lot lines.

MOBILE OR MANUFACTURED HOME: Manufactured structures built on a steel undercarriage with the necessary wheel assembly to be transported to a permanent or semi-permanent site. The wheel assembly can be removed when placed on a permanent foundation, and the steel undercarriage may remain intact if it is a structural component. Manufactured homes must meet Federal Manufactured Home Construction and Safety Standards as outlined in Title VI, Housing and Community Development Act of 1974.

MOBILE HOME PARK OR COURT: Any parcel of land whereon two (2) or more mobile or manufactured homes as defined herein are placed, located or maintained, or intended to be placed, located or maintained, including all accessory buildings. All land within the park or court shall be held in common ownership, with individual home spaces rented to residents.

MOBILE HOME SPACE: A plot of ground within a mobile home park or court that is designed as the location for one (1) mobile home and any customary accessory use thereof.

MOBILE HOME SUBDIVISION: Any parcel of land subdivided as a residential subdivision according to the provisions of this Ordinance, which is intended to be an area where lots are sold to individual mobile home owners.

MODULAR HOME: A type of manufactured home that will meet most building codes and is subject to standard regional or state building codes for modular construction. A modular home can be transported on a steel undercarriage although the undercarriage is not usually a permanent and necessary or integral structural component and can be removed when the home is placed on a foundation.

NONCOMMUNITY WATER SYSTEM: A public water system that is not a community water system and regularly serves a transient population of twenty-five (25) or more people each day.

NONCONFORMING USE: A building, structure or use of land existing at the time of enactment of this Ordinance that does not conform to the regulations herein provided.

PLANNING COMMISSION: The Planning Commission for Custer County, South Dakota.

PLANNING DEPARTMENT: The Custer County Planning Director and/or his/her staff, agents, or assigns.

PLANNING DIRECTOR: The person employed by the Board to coordinate activities between landowners, subdividers, the Planning Commission, other government agencies, and the Board. The Planning Director will also administer other regulatory land development and land use programs.

PLAT: A map drawn to scale from an accurate survey for the purpose of recording a subdivision of land.

PLAT, FINAL: A plat that includes all items, certificates and statements as set forth in Article III, Section 8 of this Ordinance.

PLAT, PRELIMINARY: A plat to be reviewed by the Planning Commission prior to review of a final plat. This plat shall include all items set forth in Article III, Section 5 of this Ordinance.

PUBLIC RIGHT-OF-WAY: A strip of land defined by right-of-way lines on a plat or easement document that is intended to be occupied by a road, recreation trail, utility line, or other similar use and to be used by the public. Public rights-of-way intended to be occupied by a road shall have a minimum width of sixty-six feet (66').

PUBLIC ACCESS AND UTILITY EASEMENT: A portion of a parcel of land that is defined by a notation on a recorded plat or easement document as a permanent easement for use as a public right-of-way.

RECORDED ACCESS: A permanent easement providing legal access to an isolated tract of land.

RESERVE STRIP: An easement granted to the public for a strip of land to be held in trust until needed for road development or other beneficial public use. The easement may be converted to a Public Access and Utility Easement by resolution of the Board.

ROADS: Any public or private thoroughfare that affords the principal means of access to abutting property. This term may be used interchangeably with

“street”, “roadway”, “drive”, or “highway”. All roads must be within a public right-of-way, excluding Private Access Roads.

1. High-Volume Roads -- Roads of considerable continuity connecting various sections of a community or regions. These roads provide the primary access to subdivisions of land containing more than twenty-five (25) dwelling units.
2. Medium-Volume Roads -- Roads that provide the primary access to subdivisions of land containing six (6) to twenty-five (25) dwelling units.
3. Low-Volume Roads -- Roads that are used or will be used primarily for access to abutting properties containing no more than five (5) dwelling units.
4. Private Access Roads -- Roads that lie within Private Access Easements and provide access into isolated tracts of land where a public right-of-way is deemed not to be necessary by the Board.

ROAD DISTRICT ASSOCIATION: An association of land owners formed under the provisions of SDCL 31-12A, to develop a community or subdivision road district with the intent and purpose of maintaining the system of roads within the subdivision such that they have the capacity to handle all of the internal traffic and provide adequate ingress and egress to the members of the entire subdivision. The association shall develop rules and by-laws to govern the operation of the association including the election of officers, collection of fees, and the authorization to develop, repair, and maintain all roads within said system. The initial development of all roads within a subdivision is the responsibility of the developer or subdivider. All subdivision roads must meet County Road Specifications as provided by this Ordinance, and be approved by the Highway and Planning Departments.

ROAD, INTERIOR: Any road located within the boundaries of a subdivision.

ROAD SPECIFICATIONS: The required standards to which public roads within Custer County must be constructed.

SANITARY SEWER: A municipal, community, small, or individual sewage disposal system of a type approved by DENR.

SETBACK: The required distance between any structure and any property line on the lot on which it is located.

SEWER DISTRICT ASSOCIATION: An association of land owners formed to develop a community or subdivision district with the intent and purpose of developing a private sewage system with the capacity to handle the refuse of its members or the entire subdivision. The association shall develop rules and by-laws to govern the operation of the association including the election of officers, collection of fees, and the authorization to develop, repair, and maintain said system. The plans for all sewer district associations shall be submitted to DENR for approval subsequent to any construction or development.

SPECIFICATIONS: Design standards that have been adopted by the Board.

STRUCTURE: A combination of materials that form a construction for use, occupancy, or ornamentation whether installed or stored on, above, or below the surface of land or water.

SUBDIVIDER: The person(s), firm(s), or corporation(s), owning land and in the process of creating a subdivision of said land.

SUBDIVISION: The creation of any tract or parcel of land by plat or other means into one (1) or more lots, sites, or other creations thereof.

SUBDIVISION BY CHANGE OF ALIQUOT DESCRIPTION: A subdivision by change of aliquot description is any subdivision of land which will cause the Department of Equalization to change the aliquot description recorded in its property information records.

SUBDIVISION PRIVATE RIGHTS-OF-WAY: Within a Cluster Subdivision, a strip of land that is defined by right-of-way lines on a plat and is intended to be occupied by a private road, recreation trail, utility line, or other similar use and to be used by subdivision residents, their guests, emergency responders, government employees, utility service employees, and vehicles and/or employees of subdivision service providers. Subdivision Private Rights-of-way shall not be gated or otherwise obstructed and shall be considered the equivalent of public rights-of-way for the platting and subdivision purposes of Ordinance 2. Signage shall be installed, at the developer's expense, at subdivision entrances notifying the public that the subdivision private roads (or trails) are for the use of residents and service vehicles only.

SUBDIVISION, LOW-DENSITY: A subdivision created by division of land into one (1) or more tract(s), all of which contain five (5) or more acres.

SUBDIVISION, MEDIUM-DENSITY: A subdivision created by division of land into one (1) or more tract(s), of which any lot, tract, or parcel contains two (2) or more acres, but less than five (5) acres.

SUBDIVISION, HIGH-DENSITY: A subdivision created by division of land into one (1) or more tracts(s), of which any lot, tract, or parcel contains less than two (2), but more than one (1) acre.

SUPPLEMENTAL MATERIALS: Those plans, reports, narratives, designs, requirements, agreements, covenants, and other materials necessary for the development of a subdivision. These include, but are not limited to, those items listed in Article III, Section 6 of this Ordinance.

USPLSS: United States Public Land Survey System.

VARIANCE: A specific exception, granted by the Board, to the terms of this Ordinance where such deviation will not be contrary to the public interest and will be granted due to circumstances peculiar to this property. A variance shall not be granted if such issuance violates the intent and spirit of this Ordinance.

WASTEWATER DISPOSAL PERMIT: The instrument used by the Planning Department to permit construction of an individual or small on-site wastewater system. All systems shall meet the provisions of SDAR 74:53 and Ordinance Number 2.

WATER DISTRICT ASSOCIATION: An association of land owners formed to develop a community or subdivision district with the intent and purpose of developing a private water carriage system with the capacity to handle the requirements of its members or the entire subdivision. The association shall develop rules and by-laws to govern the operation of the association including election of officers, collection of fees and the authorization to develop, repair, and maintain said system. The plans for all water district associations shall be submitted to DENR for approval prior to any construction or development, as required.

ARTICLE III – PROCEDURE FOR THE SUBDIVISION OF LAND

STATEMENT OF INTENT

It is the intent of the Board that all subdivision of land within Custer County shall be reviewed, either by Access Map Review or by Plat Review, to ensure that the provisions of Ordinance 2, especially the regulations concerning public access and road construction to County Specifications, are uniformly applied to all lands proposed for subdivision.

SECTION 1 – GENERAL REQUIREMENTS

1. Plats shall be filed on any parcel that is subdivided into an aliquot or non-aliquot part of the USPLSS. However, the Board, upon completion of an Access Map Review per requirements of Section 2 of this Article, may waive the requirement to create and file a plat for subdivision by change of aliquot description. Subdivision by change of aliquot description is not allowed within previously platted parcels or within previously recorded Government Lots, Homestead Entry Surveys (H.E.S.), or Mineral Surveys (M.S.).
2. The subdivider is required to install or construct the improvements hereinafter described prior to review of the final plat or access map by the Board. The Board may allow the subdivider to provide a cash or surety bond in lieu of immediate construction of improvements if so recommended by the Planning Commission and the County Highway Department. All improvements required under this Ordinance shall be constructed in accordance with specifications provided by, and under the inspection of, the Highway and Planning Departments.
3. All public roads shall be constructed to County Road Specifications. Such road construction will be subject to inspection by the Highway and Planning Departments, during construction and upon completion.
4. Maintenance of public roads shall be the responsibility of adjacent landowners unless said maintenance is accepted by the Board. Landowners are encouraged to form a Road District Association as specified in SDCL 31-12A but may petition the Board for acceptance of maintenance by the County as follows:
 - A. This petition shall contain a description of the exact location of the roadway to be maintained by the County.
 - B. A statement shall be included describing the requested maintenance, or improvements the petitioners desire the County to undertake. This statement is to be of sufficient detail to enable the Highway Department and the Board to reasonably determine the likely costs of the proposed action.
 - C. An explanation shall be provided detailing why a Road District Association cannot or should not be formed.
5. Private Access Roads are allowed and shall be indicated on plats, easement documents, or access maps within Private Access Easements. Private Access Roads are intended to serve only one (1) residence. The Board may allow a Private Access Road to be shared by two (2) adjoining residences where topography or access restrictions onto Federal, State, or County highways make such sharing necessary. Development of Private Access Roads is not required.

6. Storm sewers and drainage structures shall be designed and installed as required by the Highway Department and in accordance with good engineering practice. Culverts shall be designed to withstand the effects of a 25-year, 24-hour rainfall, and may be required to be certified as such by a Professional Engineer. No culvert shall have a diameter of less than eighteen inches (18").
7. All property corners, including the beginning (point of curvature) and ending (point of tangency) of curves along property lines, shall be accurately marked on the ground with a five-eighths inch (5/8") to one and a quarter inch (1 1/4") diameter iron rod at least eighteen inches (18") in length. These bars are to be capped with an aluminum or plastic cap indicating the license number of the surveyor who placed the bar in the ground. Rock monument caps may be used where the corner falls on solid rock.
8. The subdivider shall contract with Custer County for the installation of durable road name and traffic signs for all public roads serving the subdivision before the final plat or access map is approved by the Board.
9. All required improvements in the subdivision shall be installed under the inspection of the Highway and Planning Departments.
10. The Planning Commission may formulate additional written administrative rules that govern the procedure for processing subdivisions. These procedures will outline the responsibility of parties concerned with subdivisions and processing, and they will contain other information necessary to systematize handling and processing.
11. Subdivision Review Fees shall be set by the Board.

SECTION 2 – ACCESS MAP REVIEW PROCEDURE

1. The subdivider shall submit a Subdivision Review Application (which consists of a Subdivision Review Application Form, a Subdivision Review Fee, a Statement of Intent, an Access Map, and supplemental materials) to the Planning Department more than three (3) weeks (inclusive) before the next regularly scheduled meeting of the Planning Commission. This submission shall include nine (9) copies of the Access Map, prepared on eight and one-half by eleven inch (8 1/2" x 11") or larger paper, and nine (9) copies of the Subdivision Review Application Form and any supplemental material. Subdivision Review Fees are due and payable with the Subdivision Review Application.

2. Upon official receipt of the Subdivision Review Application, the Planning Department will inform the subdivider of the date, time, and location of the Planning Commission meeting at which the Access Map will be reviewed. The Planning Department shall also mail or provide a copy of the Subdivision Review Application to each Planning Commission member for review and comment before the Planning Commission meeting. The Planning Department may also solicit comments on the Access Map from County Departments or other agencies before the Planning Commission meeting. The Planning Commission shall review the Subdivision Review Application and approve recommendations to the Board for compliance with this Ordinance at the scheduled meeting.
3. The subdivider shall submit with the Subdivision Review Application a Statement of Intent concerning the tract of land to be subdivided in sufficient detail to clearly indicate both present and future purposes of the subdivision, and any subsequent subdivision of land.
4. The subdivider shall also submit with the Subdivision Review Application an Access Map that shall be discussed with the Planning Department and the Planning Commission in order to establish the requirements of Ordinance Number 2 which will influence the design of the subdivision. The Access Map is not intended to represent a property survey by a Registered Land Surveyor. The Access Map is intended to graphically represent the intent of the subdivider by showing the locations, with sufficient estimated dimensions to convey the intent of the subdivider, of existing and proposed property lines and public and private roads. The Planning Commission may require the submission of supplemental materials as described in Section 4 of this Article.
5. The Board shall review Subdivision Review Applications of proposed subdivisions by change of aliquot description and consider the Planning Commission's recommended conditions of approval of the subdivision. The Board may waive the requirements for Plat Review and plat filing for the subdivision if it finds that: the Access Map is adequate for review purposes; the public roads serving the subdivision meet County Road Specifications and the requirements of Paragraph 3 of Section 4 of this Article (or the subdivider has provided a cash or surety bond in lieu of immediate construction as recommended by the Highway and Planning Departments); the subdivider has entered into contracts with Custer County for installation of road name and traffic signs for all public roads serving the subdivision and; Public Access and Utility Easements have been recorded with the Register of Deeds for all public roads serving the subdivision.

SECTION 3 – PLAT REVIEW PROCEDURE

1. The subdivider shall discuss subdivision plans and intent with the Planning Department to determine applicable Custer County Ordinance Number 2 plat and subdivision requirements.
2. The subdivider may submit a sketch plan to the Planning Department for Administrative Review in the following manner:
 - A. The subdivider shall submit a sketch plan to the Planning Department more than three (3) weeks (inclusive) before the next regularly scheduled meeting of the Planning Commission. This submission shall consist of nine (9) copies of: a Subdivision Review Application Form; a statement of intent concerning the tract of land to be subdivided in sufficient detail to clearly indicate both present and future purposes of the subdivision, and any subsequent subdivision of land; and a sketch map of the proposed subdivision. A Subdivision Review Fee shall not be charged for this Administrative Review.
 - B. The subdivider shall be present to discuss the sketch plan with the Planning Commission in order to establish the requirements of Ordinance Number 2 which will influence the design of the subdivision for the creation of the preliminary plat. The subdivider may request review of the sketch plan and Planning Commission requirements by the Board.
3. The subdivider shall submit a Subdivision Review Application (which consists of a Subdivision Review Application Form, a Subdivision Review Fee, the preliminary plat, and supplemental materials) to the Planning Department more than three (3) weeks (inclusive) before the next regularly scheduled meeting of the Planning Commission. This submission shall consist of ten (10) copies of the preliminary plat, prepared on fifteen by twenty-six inch (15" x 26") paper, and ten (10) copies of the Subdivision Review Application Form and any supplemental material. Subdivision Review Fees are due and payable with the Subdivision Review Application.
4. Upon official receipt of the Subdivision Review Application, the Planning Department will inform the subdivider of the date, time, and location of the Planning Commission meeting at which the preliminary plat will be presented. The Planning Department shall also mail or provide a copy of the preliminary plat to each Planning Commission member for review and comment before the Planning Commission meeting. The Planning Department, may also solicit comments on the preliminary plat from County Departments or other agencies before the Planning Commission meeting. The Planning Commission shall review the preliminary plat for compliance with this Ordinance at the scheduled meeting.

5. The Planning Commission shall have a maximum of thirty (30) days following the presentation of the preliminary plat at a regular Planning Commission meeting, unless otherwise agreed to by the subdivider, in which to review the preliminary plat and to approve, approve with conditions, or disapprove the preliminary plat. The Planning Commission decision on the preliminary plat may be appealed to the Board.
6. Approval by the Planning Commission of a preliminary plat shall be effective for three (3) years from the date of approval. An extension(s) beyond three (3) years, for a period not to exceed one (1) year, may be granted upon agreement between the Planning Commission and the subdivider. Approval of extensions may reflect changes to Ordinance 2.
7. Following approval of the preliminary plat by the Planning Commission, the subdivider may proceed with the construction of roads and installation of other indicated improvements. The subdivider may request that the final plat be immediately considered for review by the Planning Commission.
8. Alternately, the subdivider may, upon inspection and approval of roads and other indicated improvements by the Highway and Planning Departments, submit a final plat to the Planning Department more than three (3) weeks (inclusive) before the next regularly scheduled meeting of the Planning Commission. This submission shall consist of ten (10) copies of the final plat prepared on fifteen by twenty-six inch (15" x 26") paper.
9. Upon official receipt of the final plat, the Planning Department will inform the subdivider of the date, time, and location of the Planning Commission meeting at which the plat will be presented.
10. Upon presentation of the final plat at a regular meeting, the Planning Commission shall have a maximum of thirty (30) days in which to review, prepare, and submit its recommendation, along with the plat, to the Board, provided however, that the subdivider may agree to an extension(s) not to exceed thirty (30) days.
11. The subdivider shall submit the mylar original and six (6) paper copies of the final plat to the Planning Department more than six (6) days (inclusive) before the next regularly scheduled meeting of the Board. The final plat, when submitted, shall include corrections required by the Planning Commission and the signatures of the owner(s), the surveyor, the appropriate highway authority(s), and the County Treasurer.
12. The Board shall have a maximum of thirty (30) days after receipt of the final plat, unless otherwise agreed to by the subdivider, in which to review

the final plat and to approve, approve with conditions, table, or disapprove the final plat.

13. The Planning Department shall submit the mylar original of the approved final plat to the office of the Register of Deeds to be recorded within fifteen (15) days after approval by the Board or such approval shall become void.
14. The Planning Department shall not approve building, grading, or wastewater disposal permits within the newly-platted subdivision until the Board has approved the final plat of the subdivision and the Custer County Register of Deeds has recorded the approved final plat.

SECTION 4 -- INFORMATION REQUIRED FOR PRELIMINARY PLAT REVIEW

The subdivider shall submit the following information to the Planning Department with the Subdivision Review Application:

1. A preliminary plat indicating the layout of all property lines, lots, roads, easements, watercourses, parks, and open spaces. This plat should show its relation to any surrounding development, including property lines, roads, and recorded utility easements or visible utilities.
2. If any portion of the platted area falls within any area of special flood hazard as identified by FEMA, a note shall be placed on the plat which states "Flood Insurance Rate Map Panel 460018 ***** with an effective date of **/**/** indicates the presence of a flood hazard area within the subdivision area represented on this plat."
3. If the proposed subdivision does not adjoin an existing county, state, or federal highway, the developer must provide evidence to the Planning Department that a road that meets current County Road Specifications exists within a public right-of-way that connects the proposed subdivision with such a highway. This requirement does not apply to subdivisions where no new lots are being created (i.e. lot line adjustments or lot consolidations). If a Road District Association governs the connecting road, then the developer shall petition said Association to add all land within the proposed subdivision to the District or enter into a road maintenance agreement with that Road District Association.

The following supplemental materials may be required at the request of the Planning Commission or the Board:

4. NARRATIVE ON THE INTENDED DEVELOPMENT

The narrative will describe the nature of the intended development, its integration into surrounding development, and its impact on the community. Any contemplated future development shall be included.

5. ROADWAY DESIGN PLANS

When requested, all public roads are to be designed under the direction of a Professional Engineer and his/her seal shall be affixed to all drawings as stipulated in SDCL 36-18-27.1. The design plans shall include the following:

- A. Plan and profile drawings are to be prepared for all proposed public roadways within the subdivision.
- B. The plan view shall indicate stationing, centerline, the location of drainage structures, guardrails, signage, horizontal curve data, superelevation, road right-of-way, benchmarks, horizontal control points, north point, property owners, and other significant features.
- C. The profile view shall indicate the existing centerline grade, the finish centerline grade, the exact location and elevation of all vertical curves, the location of drainage structures, and the estimated amount of cut and fill.
- D. Cross-sections are to be drawn at every full station and every major break in grade. They are to show existing and finish ground lines. Cross-sections are to be drawn at all points where a drainage structure crosses the road. The drainage structure is to be shown.

6. BRIDGE PLANS

Bridges are to be designed by a Professional Engineer.

7. PLANS FOR PROPOSED WATER AND SEWER SYSTEMS

Plans for any proposed water and sewer systems indicating points of connection with existing public systems. If existing systems are not available, reports by a Professional Engineer may be requested that indicate, based on available information, the suitability of the soil to accommodate individual and small on-site wastewater systems.

8. ENGINEERS REPORT ON PRIVATE WATER SYSTEMS, SEWER SYSTEMS, AND SIGNIFICANT HYDROLOGIC PROBLEMS

9. STORM DRAINAGE PLAN

The storm drainage plan shall be made under the direction of a Professional Engineer. Storm drainage structures are to be designed to withstand the effects of a 25-year, 24-hour rainfall. This plan shall contain the following information:

- A. The location of all proposed drainage ways, streams, and ponds within the subdivision.
- B. The location and size of proposed and existing drainage structures, including culverts, bridges, pipes, and drop inlets.
- C. The area of land contributing runoff to each drainage structure.
- D. The location of easements, rights-of-way, and maintenance access for all drainages.
- E. The direction of water flow throughout the subdivision.
- F. With prior approval of the Planning Department, the drainage plan may be combined with the roadway design plan.
- G. A more detailed drainage plan may be required by the Planning Commission.

10. SUPPLEMENTAL DATA

If the property involves areas where the soil characteristics, terrain, drainage, geology, ground cover, or location imposes unusual requirements, the Planning Commission may request supplementary data to demonstrate the feasibility of subdividing the land.

SECTION 5 – CONTENT OF PRELIMINARY PLATS

The following information shall be shown on all preliminary plats:

1. TITLE

Plat titles are to be broken into two parts, a primary title and a secondary title. The primary title shall be the subdivision name and shall comply with Article 4, Section 6 of this Ordinance. The secondary title shall state the names or numbers of the newly created lots of the subdivision and the subdivision name, state the legal parcel(s) from which these lots are taken, and describe the location of the lots being created. If reference is made to an existing plat of record, the book and page number of the plat is to be cited in a note on the plat.

2. VICINITY MAP

The vicinity map shall show the boundary of the subdivision and the location of internal roads with their relation to external roads. The internal roads shall be drawn with "double lines". Scope and size of the vicinity map shall be approved by the Planning Commission.

3. NORTH ARROW, BAR SCALE, AND LEGEND

4. EASEMENTS

The location of boundary lines for all new, known, and recorded easements shall be shown or indicated. The purpose of the easement shall be indicated.

5. PUBLIC LAND

The location and dimension of land to be dedicated or reserved for public rights-of-way, parks, open space, or other public use shall be shown. No private roads shall be platted within a subdivision, and no reserve strips shall be platted, except where their control is vested in the Board. Rights-of-way for County-maintained roads shall be drawn and noted on the plat as DEDICATED PUBLIC RIGHT-OF-WAY.

6. TRACTS

The name of each tract shall be clearly indicated and the exact length and bearing of all property lines shall be shown. Distance units are to be in feet to two (2) decimal places and bearings are to be shown to the nearest second. The area of the tract shall be shown in acres to at least two (2) decimal places. Tract names shall be subject to the approval of the Planning Commission.

7. LOTS AND BLOCKS

Lot and block numbers shall clearly identify each parcel of land. The exact length and bearing of all lot and block lines shall be shown. Distance units are to be in feet to two (2) decimal places and bearings are to be shown to the nearest second. Numbering shall be subject to the approval of the Planning Commission.

8. ROADS

The plat shall contain the following information:

- A. The location of all existing and proposed road rights-of-way within and adjacent to the subdivision.
- B. The widths of all existing and proposed rights-of-way.
- C. The names of all public roads shown on the plat. New road names are subject to approval by the Planning Commission.

SECTION 6 – CONTENT OF FINAL PLATS

The following information is required on all final plats.

- 1. The original final plat shall be drawn in waterproof black ink upon mylar. The size of the mylar shall be fifteen by twenty-six inches (15" x 26").
- 2. The title shall be the same as that approved for the preliminary plat.
- 3. The final plat shall show the following:
 - A. The exact location of the exterior boundary lines of the subdivision and all parcels within the subdivision. The exterior boundary is to be the same as that approved on the preliminary plat.
 - B. All property corners are to be identified with a symbol and legend designating the type of monument. This legend shall also indicate the registration number of the surveyor who set the monument, if known or available.
 - C. The length and radius of all curves along boundary lines are to be indicated. The point of curvature (PC) and the point of tangency (PT) are to be shown. These points are property corners and are to be monumented as such.
 - D. All section lines, section corners, and quarter corners are to be shown if surveyed, and a description of the corner monuments included.
 - E. The titles of adjoining subdivisions. These are to be ghost lines.
 - F. The names of former subdivisions, parcels, and tracts that are being subdivided. These are to be shown as ghost lines.
 - G. The exact location of the boundary lines and widths of all public rights-of-way, reservations, easements, and areas dedicated to public use.
 - H. All public rights-of-way shall be designated as either "DEDICATED PUBLIC RIGHT-OF-WAY" or "PUBLIC ACCESS AND UTILITY EASEMENT".
 - I. All dimensions are to be shown in feet and decimals of a foot to two (2) decimal places.
 - J. All bearings are to be shown to the nearest second.
 - K. The acreage of every new parcel is to be shown to at least two (2) decimal places.
 - L. True north is to be indicated with a north arrow.

- M. A bar scale shall be included.
- N. Each tract shall be named, and each lot and block shall be numbered.
- O. The primary title shall be the name of the subdivision. The secondary title shall be a complete legal description of the subdivision.
- P. A vicinity map.
- Q. All public roads shall be named. The Planning Commission will accept or reject proposed road names.
- R. Floodplain Note (if FEMA-defined flood hazard area is present within the subdivision): Flood Insurance Rate Map Panel 460018 ***** with an effective date of **/**/** indicates the presence of a flood hazard area within the subdivision area represented on this plat.
- S. Water Protection Note: Pursuant to SDCL 11-3-8.1 and 11-3-8.2, the developer of the property described within this plat shall be responsible for protecting any waters of the state, including groundwater, located adjacent to or within such platted area from pollution from sewage from such subdivision and shall in prosecution of such protections conform to and follow all regulations of the South Dakota Department of Environment and Natural Resources relating to the same.
- T. Utility Easement Note: A 20' wide utility easement shall exist centered on all subdivision lot lines not adjacent to public rights-of-way or unplatted land and on the interior side of lot lines that border land that has not been subdivided, unless other suitable utility easements have been shown.

4. The following certifications and signatures shall appear on all final plats:

- A. Every plat shall be certified by the landowner, or his duly authorized agent, as having been made at his request and under his direction for the purposes indicated therein, that he is the owner of all the land included therein, and that the development of this land shall conform to all existing applicable zoning, subdivision, and erosion and sediment control regulations. This certification shall be acknowledged before some officer authorized to take acknowledgment of deeds, and this acknowledgment shall be endorsed on the plat.
- B. Every plat shall be certified by the registered land surveyor who actually performed the survey or had the survey performed under his/her direct supervision. His/her official seal shall be affixed thereto as specified in SDCL 36-18-27.1 as being in all respects correct.
- C. Every plat shall bear a certificate of the County Treasurer that all taxes that are liens upon any land included within the plat, as shown by the records of his/her office, have been fully paid.
- D. Every plat shall bear a certificate of the appropriate highway or road authority(s) that it appears that every lot has an acceptable approach location onto a public road and the location of the intersection(s) of the proposed subdivision road(s) with the existing public road(s) is hereby approved.

- E. Every plat shall bear a certificate of the County Director of Equalization that he/she has received a copy of such plat.
- F. Every plat shall bear a copy of the resolution of the Board, and this resolution shall state that:

"WHEREAS there has been presented to the County Commissioners of Custer County, South Dakota, the within plat of the above described lands, and it appearing to this Board that:

- a. the system of roads conforms to the system of roads of existing plats and section lines of the county,
- b. adequate provision is made for access to adjacent unplatted lands by public dedication or section line when physically accessible,
- c. all provisions of the County subdivision regulations have been complied with,
- d. all taxes and special assessments upon the property have been fully paid, and
- e. the plat and survey have been lawfully executed,

NOW THEREFORE, BE IT RESOLVED that said plat is hereby approved in all respects."

This resolution shall be signed and dated by the Chairperson of the Board and certified by the County Auditor.

G. Every plat shall bear a certificate of the County Register of Deeds indicating the date and time of recording. This certification shall also indicate the location of filing by plat book and page number.

- 5. The plat preparer shall submit to the Planning Department an electronic copy of the final plat map that is directly importable into ArcView 9.x. The electronic copy shall include a complete layout of the subdivision, including Lot and Block numbers, street names, right-of-way and easement width dimensions, and all lot lines with length and bearing data. The electronic copy shall not include the certification and signature section of the plat. The electronic copy shall be submitted with the final plat and be subject to review and approval by the Planning Department. The Planning Department may accept media, content, and format of data that does not meet the above standards.

ARTICLE IV – DESIGN STANDARDS FOR RESIDENTIAL SUBDIVISIONS

SECTION 1 -- CONFORMITY TO CUSTER COUNTY ORDINANCE #2

1. All proposed residential subdivisions shall conform to Custer County Ordinance #2.
2. Residential developments are those that are intended for dwelling purposes. Individual mobile homes are permitted in residential subdivisions and are subject to the same building and lot requirements as other residential dwellings. The following requirements are established to provide for orderly development of residential uses of various types along with accessory uses and structures in a pleasant and stable manner.
3. Densities established by Ordinance #2 shall be observed by the subdivider.
4. The following activities are permitted under this Section:
 - A. single family dwellings;
 - B. duplexes;
 - C. individual mobile homes;
 - D. home occupations and home professional offices; and
 - E. accessory uses and structures normally appurtenant to residential uses and structures.
5. Building and Grading Permits are required for new residential and accessory structures constructed in Custer County.
6. No more than two (2) dwelling units shall be allowed on any lot, tract or parcel. Each dwelling unit is required to have a separate wastewater disposal system.
7. Building and Lot Requirements:
 - A. In no case shall a lot be less than one (1) acre (43,560 square feet) in size.
 - B. The minimum distance between any structure and a public road right-of-way boundary shall be thirty feet (30').
 - C. The minimum distance between any structure and any property line other than a right-of-way shall be fifteen feet (15').
8. All sites for parks, schools and other public facilities shown on plats and located within the proposed subdivision shall be dedicated to Custer County or the Independent School District Board, subject to their consent.
9. Any improvements the owner proposes to make outside the boundaries of the proposed subdivision, pursuant to the development of the subdivision, shall be submitted to the Planning Commission, in writing, with the preliminary plat. These improvements shall relate to roads, drainage,

utilities, and other improvements necessary to permit development within the subdivision.

SECTION 2 – LOW-DENSITY SUBDIVISIONS

1. All public roads shall be constructed to County Road Specifications. Such construction will be subject to inspection by both the Highway and Planning Departments during construction and upon completion.
2. Private Access Easements are allowed and may be indicated on the plat. Private Access Roads may serve only one (1) parcel unless otherwise approved by the Board. There is no requirement that Private Access Roads be developed.
3. Development of all required improvements shall be the responsibility of the subdivider.
4. Central water systems are not required.
5. Central sewer systems are not required. The Planning Commission may request that the subdivider provide further evidence prepared by a competent professional that the subject land is capable of accommodating any proposed wastewater disposal system without causing pollution.

SECTION 3 – MEDIUM-DENSITY SUBDIVISIONS

1. All public roads shall be constructed to County Road Specifications. Such construction will be subject to inspection by both the Highway and Planning Departments during construction and upon completion.
2. Private Access Easements are allowed and may be indicated on the plat. Private Access Roads may serve only one (1) parcel unless otherwise approved by the Board. There is no requirement that Private Access Roads be developed.
3. Development of all required improvements shall be the responsibility of the subdivider.
4. Medium-density subdivisions intended for residential dwellings, public buildings, commercial enterprises, or industrial use, shall have an acceptable water supply and distribution plan. All plans for water supply and distribution are the responsibility of the subdivider and will conform to the requirements of the Planning Commission and/or the Board, and comply with all Federal, State, and County Health Department codes and regulations. These plans may include private wells.

5. Medium-density subdivisions intended for residential dwellings, public buildings, commercial enterprises, or industrial use, shall have an acceptable plan for disposal of wastewater. All plans for wastewater disposal are the responsibility of the subdivider and shall conform to the requirements of the Planning Commission and/or the Board, and comply with all Federal, State, and County Health Department codes and regulations. These plans may include individual septic systems, however, the Planning Commission may request that the subdivider provide further evidence prepared by a competent professional that the subject land is capable of accommodating the proposed individual sewer systems(s) without causing pollution.

SECTION 4 – HIGH-DENSITY SUBDIVISIONS

1. All public roads shall be constructed to County Road Specifications. Such construction will be subject to inspection by both the Highway and Planning Departments during construction and upon completion.
2. Private Access Easements are allowed and may be indicated on the plat. Private Access Roads may serve only one (1) parcel unless otherwise approved by the Board. There is no requirement that Private Access Roads be developed.
3. Development of all required improvements shall be the responsibility of the subdivider.
4. The water system within the subdivision shall be connected to a public water system where the said system is within one-half ($\frac{1}{2}$) mile of the subdivision, except where restricted by the Municipality or limited by topography.
5. High-density subdivisions intended for residential dwellings, public buildings, commercial enterprises, or industrial use, and not located within one-half ($\frac{1}{2}$) mile of a public water system, or which cannot be connected to the public water system, shall have an acceptable water supply and distribution plan. All plans for water are the responsibility of the developer and/or subdivider and will conform to the requirements of the Planning Commission and/or the Board, and comply with all Federal, State, and County Health Department codes and regulations. These plans may include private wells.
6. The sewer system within the subdivision shall be connected to a public sewer system where said system is within one-half ($\frac{1}{2}$) mile of the subdivision, except where restricted by the Municipality or limited by topography.

7. High-density subdivisions intended for residential dwellings, public buildings, commercial enterprises, or industrial use, and not located within one-half (½) mile of a public sanitary sewer system, or which cannot be connected to a public sanitary sewer system, shall have an acceptable wastewater disposal plan. All plans for wastewater disposal are the responsibility of the subdivider and shall conform to the requirements of the Planning Commission and/or the Board, and comply with all Federal, State, and County Health Department codes and regulations. These plans may include individual septic systems, however, the Planning Commission may request that the subdivider provide further evidence prepared by a competent professional that the subject land is capable of accommodating the proposed individual sewer systems(s) without causing pollution.

SECTION 5 -- ROAD REQUIREMENTS

1. The Planning Commission and Highway Department shall recommend to the Board the classification of public roads as High-, Medium-, or Low-Volume Roads.
2. All public roads within Custer County shall comply with County Road Specifications adopted by the Board.
3. A Grading Permit Application must be reviewed and approved by the Highway Department before construction is begun on the approach connecting any private access road or driveway to a public road. Building permits, wastewater disposal permits, or 9-1-1 addresses shall not be issued until said Application is approved.

SECTION 6 -- NAMES

1. All subdivisions and roads shall be named.
2. Subdivision names shall not duplicate or otherwise be confused with the names of existing subdivisions. Subdivision names are subject to approval by the Planning Commission.
3. No road name shall be used which will duplicate by spelling or sound or may otherwise be confused with the names of existing roads. All road names are subject to approval by the Planning Commission.

SECTION 7 -- UTILITY AND DRAINAGE EASEMENTS

1. Easements are to be provided across lots, or adjacent to public rights-of-way, or centered on rear or side lot lines for utilities or drainage where necessary.
2. Utility easements shall not be less than twenty feet (20') in width unless otherwise approved by the Planning Commission.
3. A twenty-foot-wide (20') utility easement shall be provided centered on all subdivision lot lines not adjacent to public rights-of-way or unplatted land and on the interior side of lot lines that border land that has not been subdivided, unless other suitable utility easements have been shown.
4. Where a subdivision is traversed by a water course, drainage way or stream, a drainage easement or right-of-way may be required that conforms substantially to the channel banks of such existing or planned drainage way.

SECTION 8 -- DRAINAGE PLANS

1. The Planning Commission may require a drainage plan for any proposed subdivision. Adequate provision shall be made within each subdivision to provide for needed drainage facilities, and these provisions shall account for the ultimate development within the tributary area.
2. A storm sewer plan shall be prepared prior to other utility plans. These plans shall give preferential engineering considerations to gravity flow improvements.
3. Off-premise drainage easements and improvements shall be designed to provide for subdivision runoff into a natural channel.
4. Low areas subject to periodic inundation or that fall within an area of special flood hazard as identified by FEMA, shall not be developed until evidence is provided to the Planning Commission that:
 - A. The nature of the land use will not impede surface water runoff and that the land will not be subject to appreciable damage by inundation.
 - B. The area may be filled or improved in such a manner as to prevent such periodic inundation, provided that such fill does not retard the flow of surface waters or result in the increase of water level endangering life and property of others.
 - C. Lowest floor elevations will be established to prevent damage to any structures. (See Ordinance #6, Revised -- FLOOD DAMAGE PREVENTION ORDINANCE).

5. The Planning Commission may require additional engineering information if they deem it necessary to make decisions regarding areas of questionable drainage.

ARTICLE V – NON-RESIDENTIAL SUBDIVISIONS

SECTION 1 -- COMMERCIAL SUBDIVISIONS

1. All proposed Commercial Subdivisions shall conform to Custer County Ordinance #2.
2. Commercial developments consist of retail, wholesale and service businesses. Non-industrial activities that are incompatible with agricultural and residential developments may be created using the following commercial development requirements. These requirements are established to provide for the orderly, harmonious and safe development of commercial enterprises in the County.
3. The following activities with accompanying structures are permitted under this section:
 - A. agricultural uses,
 - B. multi-family residential uses,
 - C. wholesale or retail distribution of goods,
 - D. business or personal services,
 - E. educational and religious services,
 - F. recreational and amusement services,
 - G. medical and health services,
 - H. veterinarian services (including animal boarding),
 - I. the provision of food and drink,
 - J. overnight lodging,
 - K. utilities (including water, electric, heating gas and oil, etc.),
 - L. warehouse and storage except for salvage or junk, and
 - M. communications towers.
4. Other uses require approval by the Board. The Board may require public hearings regarding any other use.
5. Building and Grading Permits are required for any new commercial buildings constructed in Custer County.
6. Building and Lot Requirements:
 - A. For each major use, and buildings accessory thereto, there shall be a lot area of not less than one (1) acre (43,560 square feet).

- B. No lot shall have a width of less than one hundred feet (100') between any two side lines.
 - C. The minimum distance between any structure and a right-of-way boundary line shall be thirty feet (30').
 - D. The minimum distance between any structure and any property line other than a right-of-way shall be fifteen feet (15').
 - E. The Planning Department and appropriate state agencies must approve a wastewater disposal system.
 - F. The Board may require: the installation of fencing or screening plantings; lighting of roadways, driveways, and pedestrian walkways; off-street parking sufficient to serve the major use; and other improvements that it deems necessary for the safe and orderly development of the property.
7. All public roads shall be designed, constructed, and maintained to County Road Specifications. Such construction and maintenance shall be subject to inspection by both the Highway and Planning Departments during construction and upon completion. Any public road that does not meet the above minimum standards shall not be approved for use.

SECTION 2 -- INDUSTRIAL SUBDIVISIONS

1. All proposed Industrial Subdivisions shall conform to Custer County Ordinance #2.
2. Industrial developments are businesses that construct, manufacture, fabricate, salvage, transport, mine, or mill products or raw materials. Activities that are incompatible with agricultural, residential or commercial developments may be created using the following industrial development requirements. These requirements are established to protect other nearby activities from undesirable conditions.
3. Uses along with accompanying structures for agricultural, residential, and commercial developments are permitted within an industrial development. Industrial uses and structures require the approval of the Board.
4. The Board may require public hearings for the establishment of, or any other use within an industrial development.
5. Building and Grading Permits are required for any new industrial building constructed in Custer County.
6. Building and Lot Requirements:
 - A. For each major use, and buildings accessory thereto, there shall be a lot area of not less than one (1) acre (43,560 square feet).

- B. No lot shall have a width of less than two hundred feet (200') between any two side lines.
 - C. The minimum distance between any structure and a public right-of-way boundary line shall be fifty feet (50').
 - D. The minimum distance between any structure and any property line other than a public right-of-way shall be twenty-five feet (25').
 - E. The Planning Department and appropriate state agencies must approve a wastewater disposal system.
 - F. The Board may require: the installation of fencing or screening plantings; lighting of roadways, driveways, and pedestrian walkways; off-street parking sufficient to serve the major use; and other improvements that it deems necessary for the safe and orderly development of the property.
7. All public roads shall be designed, constructed, and maintained to County Road Specifications. Such construction and maintenance shall be subject to inspection by both the Highway and Planning Departments during construction and upon completion. Any public road that does not meet the above minimum standards shall not be approved for use.

ARTICLE VI – SECTION-LINE HIGHWAYS

Any resident or landowner within Custer County desiring to have a section-line highway developed or improved must petition the Board to that end. Petitions filed under this ordinance shall contain the following:

- 1. A statement describing the exact location of the section-line highway within Custer County.
- 2. A statement describing the requested maintenance, improvement or construction the petitioner desires the County to undertake. This statement is to be of sufficient detail to enable the County Highway Department and the Board to reasonably determine the likely cost of the proposed action.
- 3. An indication of the proposed allocation of costs between the County and the residents or landowners affected by the action.
- 4. A statement by the petitioner(s) indicating whether or not they will post a performance bond, or, in the alternative, what other assurance of adequate performance they can give the Board.
- 5. A scale drawing sufficiently detailed to provide necessary information to assist the Board in the formulation of their response to the petition.

ARTICLE VII – MOBILE HOME PARKS OR COURTS

All mobile home courts in Custer County are classified as Commercial Subdivisions, and they must meet Commercial Subdivision requirements as established by Ordinance #2.

1. A mobile home court shall contain not less than six thousand five hundred (6,500) square feet of lot area for each mobile home space.
2. A mobile home court plan shall be approved by the Planning Commission.
3. The following improvements shall be provided and shown on the mobile home court plan:
 - A. Common recreation space shall be provided at the rate of four hundred (400) square feet of space per mobile home, but in no case shall the common recreation area space be less than four thousand (4,000) square feet.
 - B. Proposed fencing and screen planting.
 - C. Provisions for the removal of trash and garbage.
 - D. Utility easements and service connections.
 - E. Provisions for the lighting of roadways, driveways, and pedestrian walkways.
 - F. Water availability and quantity must be approved by the appropriate state departments, including DENR, the Department of Commerce, and the South Dakota Department of Health, or the Division of Health Protection.
 - G. A central water system (required).
 - H. A wastewater disposal system approved by the Planning Department and the appropriate state agency. Individual septic tanks and drainfields are not allowed.
 - I. Graveled off-road parking for each lot adequate to accommodate two (2) vehicles.
4. Mobile Home Courts shall not be used for transient or overnight camping purposes.
5. Compliance is required with all ordinances and regulations regarding health, plumbing, electrical, building, stormwater discharge, fire prevention and all other applicable ordinances and regulations.
6. Any addition or expansion of existing facilities shall be required to meet current standards and receive approval from all appropriate agencies. All improvements must comply with the current requirements of this Ordinance.

ARTICLE VIII – WASTEWATER DISPOSAL SYSTEMS

1. Only persons certified under ARSD 74:53:02 may install or repair individual and small on-site wastewater systems in Custer County. These persons shall be known as certified installers.
2. Percolation tests shall be performed by a certified installer.
3. All wastewater disposal systems shall be designed, installed, and maintained in accordance with the minimum requirements set forth in ARSD 74:53:01 and Article VIII of this Ordinance.
4. A site evaluation shall be performed by a Planning Department representative prior to excavation for the installation of a wastewater disposal system. This evaluation shall consist of the following:
 - A. A visit to the site must be made by the landowner, or his/her designee, with a representative of the Planning Department. A proposed location for the system shall be determined at this time.
 - B. An eight-foot (8') deep hole shall be dug on the proposed drainfield site. The Planning Department representative shall inspect this hole for indications of soil depth sufficient to allow for the installation of an absorption system. If the water table or geology is suspect, this hole shall sit in an undisturbed state for 24 hours prior to the inspection.
 - C. A percolation test shall be performed on the site by a certified installer in accordance with ARSD 74:53:01:30. Test results shall be annotated on a report filed with the Planning Department.
5. Results of the site evaluation are to be reviewed by the Planning Department. The proposed wastewater disposal system will be sized based upon this evaluation and in accordance with ARSD 74:53:01. A Wastewater Disposal Permit shall not be issued until the minimum requirements for the proposed system are approved by the Planning Department.
6. The Planning Department shall inspect the installation of all wastewater disposal systems. This inspection shall occur before any part of the wastewater disposal system is covered. This inspection shall ensure that the wastewater disposal system is installed and assembled to the following minimum standards:
 - A. The minimum installation standards required by ARSD 74:53.
 - B. Schedule 40 PVC pipe shall be installed for the first six feet (6') of the lines entering and exiting the septic tank.

- C. Schedule 40 PVC, or stronger, pipe shall be installed as a sleeve over the portion of sewer connection lines that lie under roads, private access roads, paths, or other areas of high soil compaction.
- D. A cleanout pipe shall be installed in the sewer line connecting the residence to the septic tank. This cleanout shall be at least thirty inches (30") away from the exterior wall of the dwelling foundation and shall have a removable, aboveground cap.
- E. A continuous tracer wire shall be installed along all wastewater disposal system components beginning at the exterior wall of the dwelling foundation.
- F. The installer of any wastewater disposal system that is incorrectly or incompletely installed at the time of the inspection and requires an additional inspection trip by the inspector shall pay a Failed Inspection Fee to the Planning Department before the Planning Department approves the system for use.

Any wastewater disposal system that does not meet the above minimum standards shall not be approved for use by the Planning Department. Wastewater disposal systems that are not approved for use by the Planning Department shall not be allowed to operate within Custer County.

- 7. All inspection reports shall include a sketch of the entire septic system. This sketch shall indicate the location of laterals, the drainfield, seepage bed, and septic tank. Distances, in feet, shall be shown from the septic system to significant monuments or important features. These include, but are not limited to; the location from the house, distance from on-site wells or cisterns, distances from rights-of-way, and distance from roads, driveways, utilities, and property lines.
- 8. Percolation and inspection reports shall be kept on file by the Planning Department.

ARTICLE IX – BUILDING, GRADING, AND WASTEWATER DISPOSAL PERMITS

- 1. Wastewater Disposal Permits are required in Custer County prior to the installation of any individual and small on-site wastewater system. Wastewater Disposal Permits shall not be issued by the Planning Department until percolation test results (which shall be submitted on a form approved by the Planning Department and signed by a certified installer) have been received by the Planning Department.
- 2. Wastewater Disposal Permits are required in Custer County prior to the replacement of any portion of an existing individual and small on-site wastewater system.

3. Approved Grading Permits are required in Custer County before commencement of clearing, filling, or grading of: an aggregate total per parcel of one or more acres of land for non-agricultural or non-gardening purposes; approaches; previously undisturbed or undeveloped parcels of land for residential, public, commercial, or industrial uses; land within or adjacent to FEMA-designated flood hazard areas or; land for construction of subdivision roads. Grading Permits are not required for clearing, filling, or grading of land for agricultural (including logging) or gardening purposes or for previously disturbed or developed land for expansion of existing residential, public, commercial, or industrial uses of less than one (1) acre that are located outside of FEMA-designated flood hazard areas.
4. Grading Permit Applications shall be accompanied by a site plan map that indicates the extent and areas to be cleared, filled, or excavated. Said map shall convey the location of any existing or proposed: approach; structure; well; cistern; septic tank; absorption field; utility line; driveway; parking area; road; flood hazard boundary; stream or drainage way; water body; rock outcrop; and property line. The estimated total area to be disturbed shall be noted on said map.
5. Building Permits are required in Custer County for any of the following:
 - A. construction of all new structures except: appurtenances attached to residential structures (such as decks, porches, or window awnings); storage buildings smaller than one hundred and sixty square feet (160 sq. ft.); canopy-type carports and; agricultural structures smaller than three hundred square feet (300 sq. ft.).
 - B. additions made to any structure.
 - C. buildings that are to be moved from one parcel to another.
 - D. buildings that are to be demolished or removed from the property.
 - E. mobile homes that are to be located within the County, moved from one location to another within the County, or moved out of the County.
 - F. construction or installation of communications towers and other unoccupied structures.
6. Building Permits are not required for: remodeling or normal maintenance of existing buildings, or for repair to facilitate such maintenance, provided the area of the structure is not being enlarged; installation of fences, corrals, or similar livestock enclosures; installation of swings or other playground equipment or; finish work such as painting, papering, tiling, carpeting, or cabinetry. Fire or storm damage repair does not require a Building Permit provided the structure is not being enlarged or additions made thereon. A Building Permit for such damage repair is required if the structure is located within an established flood hazard area or the structure is a non-conforming structure under this Ordinance.

7. All construction shall conform to South Dakota codes and regulations including, but not limited to, individual and small on-site wastewater systems, stormwater discharge, plumbing, electrical, and standard building codes.
8. Building, Grading, and Wastewater Disposal Permits shall only be issued to the owner of the property or his/her designated agent or the holder of a contract for deed for the property.
9. If the work described in any Building, Grading, or Wastewater Disposal Permit has not begun within six (6) months from the date of issuance thereof, said permit shall expire.
10. If the work described in any Building, Grading, or Wastewater Disposal Permit has not been substantially completed within one (1) year of the date of issuance thereof, said Permit shall expire. Notice shall be given to persons affected that further work as described in the expired Permit shall not proceed unless and until an extension has been obtained.
11. All structures will in general comply with sound engineering and safety regulations normally required by standard building codes.
12. There are no exceptions for Building, Grading, or Wastewater Disposal Permits.
13. Building, Grading, and Wastewater Disposal Permits shall not be issued for construction on any land in Custer County that has no evident legal access or that fails to conform to the requirements of this Ordinance.
14. Subdivisions that contain residential, commercial, industrial, or other buildings will conform to all requirements of the State of South Dakota.

15. Fees for all Permits shall be set by the Board and shall be due and payable upon submission of the Application for the Permit to the Planning Department. A Late Application Fee shall be added to the Fee for any Permit where construction, installation, excavation, grading, fill, demolition, or development has commenced before the Application has been submitted to the Planning Department.

ARTICLE X – VARIANCES

The Board, upon the recommendation of the Planning Commission, may vary these regulations due to unusual topography or other conditions so that substantial justice may be done and the public interest secured; provided that such variation will not have the effect of nullifying the intent and purpose of this Ordinance.

ARTICLE XI – VIOLATIONS AND PENALTIES


Any person who violates any provision of this Ordinance or any amendments thereto, or who fails to perform any act required thereunder or who does any prohibited act, shall be guilty of a Class II misdemeanor, and upon conviction thereof, shall be punished by a fine not to exceed two-hundred dollars (\$200) or by imprisonment for a period not to exceed thirty (30) days, or by both fine and imprisonment for each offense, pursuant to SDCL Chapter 7-18A-2. Each and every day during which any violation is committed or permitted to continue shall constitute a separate offense and shall be punishable as such thereunder.

Additionally, any person who violates any provision of this Ordinance or any amendments thereto, or who fails to perform any act required thereunder or who does any prohibited act, shall be subject to an action for civil injunctive relief, pursuant to SDCL Chapter 21-8.


Effective Date: January 30, 2007



Chairman, Custer County Board of Commissioners



Custer County Commissioner



Custer County Commissioner

FIRST REVISION
TO THE
CUSTER COUNTY ORDINANCE NUMBER 2

EFFECTIVE: August 27th, 2019

This First Revision ("First Revision") to the Custer County Ordinance Number 2, ("Ordinance 2") is approved by the Custer County Commission on this 7th day of August, 2019.

Ordinance 2 shall be amended as follows:

ARTICLE II – DEFINITIONS: The definitions of "PLAT" and "SUBDIVISION" in Ordinance 2 are deleted and replaced as follows:

PLAT: A map or representation on paper, of a piece of land subdivided into lots, parcels, tracts, or blocks, including streets, commons, and public grounds, if any, all drawn to scale. (SDCL 11-3-1.1(5))

SUBDIVISION: The division of any tract or parcel of land into two (2) or more lots, sites, or other division for the purpose, whether immediate or future, of sale or building development. The term includes re-subdivision. (SDCL 11-2-1(8))

ARTICLE III – PROCEDURE FOR THE SUBDIVISION OF LAND: The STATEMENT OF INTENT is deleted and replaced as follows:

It is the intent of the Board that all subdivision of land within Custer County (and not within the boundaries of a municipality or unincorporated town) shall be reviewed, either by Access Map Review or by Plat Review, to ensure that the provisions of Ordinance 2, especially the regulations concerning public access and road construction to County Specifications, are uniformly applied to all lands proposed for subdivision.

ARTICLE III – PROCEDURE FOR THE SUBDIVISION OF LAND
SECTION 5 – CONTENT OF PRELIMINARY PLATS:

1. TITLE is deleted and replaced as follows:

1. TITLE

Plat titles are to be broken into two parts, a primary title and a secondary title. The primary title shall be the plat name and shall comply with Article 4, Section 6 of this Ordinance. The secondary title shall state the names or numbers of the newly created lots, parcels, or tracts of the plat and the plat

name, state the legal parcel(s) from which these lots, parcels, or tracts are taken, and describe the location of the lots, parcels, or tracts being created. If reference is made to an existing plat of record, the book and page number of the plat is to be cited in a note on the plat.

ARTICLE VI – SECTION-LINE-HIGHWAYS is deleted and replaced as follows:

ARTICLE VI – SECTION-LINE HIGHWAYS – DEVELOPMENT, IMPROVEMENT,
OR RELOCATION

Any resident or landowner within Custer County desiring to have a section-line highway (SDCL 31-18-1) developed, improved, or relocated must petition to the Board to that end (SDCL 31-18-3 & 31-3-6). Petitions filed under this ordinance shall contain the following:

1. The petition shall include the number of signatures of voters equal to or greater than one percent (1%) of the ballots cast for the last gubernatorial election in Custer County (SDCL 31-3-6).
2. The petition shall set forth a description of the exact location of the section-line-highway within Custer County, including the beginning course and termination of the section line highway proposed to be located, changed, or improved.
3. The petition shall include the names of the owners of the land through which the section line highway may pass. (SDCL 31-3-6).
4. A statement describing the requested maintenance, improvement or construction the petitioner desires the County to undertake. This statement is to be of sufficient detail to enable the County Highway Department and the Board to reasonably determine the likely cost of the proposed action.
5. A statement providing an indication of the proposed allocation of costs between the County and the residents or landowners affected by the action.
6. If developing, improving, or relocating a section-line highway, a statement by the petitioner(s) indicating whether or not they will post a performance bond, or, in the alternative, what other assurance of adequate performance they can give the Board.
7. A scale drawing sufficiently detailed to provide necessary information to assist the Board in the formulation of their response to the petition.
8. All section-line highway improvements shall be constructed to County Road Specifications.

9. The Planning Department shall review the petition and schedule the petition to be reviewed at a Planning Commission meeting prior to action by the Commission.
10. Notice of the petition and public hearing dates and times will be published twice as a legal notice in the appointed legal newspaper.
11. The Commission may improve, change or re-locate the section-line highway if the public interest will be better served by the proposed improving, changing or relocating of the section-line highway.


ARTICLE VI – SECTION-LINE HIGHWAYS – VACATION

Any resident or landowner within Custer County desiring to have a section-line highway (SDCL 31-18-1) vacated must petition to the Board to that end (SDCL 31-18-3 & 31-3-6). Petitions filed under this ordinance shall contain the following:

1. The petition shall include the number of signatures of voters equal to or greater than one percent (1%) of the ballots cast for the last gubernatorial election in Custer County (SDCL 31-3-6).
2. The petition shall set forth a description of the exact location of the section-line-highway within Custer County, including the beginning course and termination of the section line highway proposed to be vacated.
3. The petition shall include the names of the owners of the land through which the section line highway may pass. (SDCL 31-3-6).
4. A statement providing an indication of the proposed allocation of costs between the County and the residents or landowners affected by the action.
5. A scale drawing sufficiently detailed to provide necessary information to assist the Board in the formulation of their response to the petition.
6. The Planning Department shall review the petition and schedule the petition to be reviewed at a Planning Commission meeting prior to action by the Commission.
7. Notice of the petition and public hearing dates and times will be published twice as a legal notice in the appointed legal newspaper.
8. The Commission may vacate the section-line highway if the public interest will be better served by the proposed vacation of the section-line highway.

Except as specifically amended, modified, or changed by this First Revision, Ordinance 2 is, and will continue to be, in full force and effect. This First Revision will not operate as a waiver of any provision of Ordinance 2.

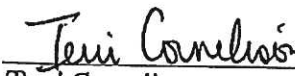
The foregoing First Revision to Ordinance 2 is hereby approved by the Custer County Planning Commission.


Custer County Planning Commission, Chairman

The foregoing First Revision to Ordinance 2 is hereby approved by the Custer County Board of Commissioners.

Dated this 7th day of August, 2019.


Custer County Board of Commissioners
Jim Lintz, Chairman

Attest: 
Terri Cornelison
Custer County Auditor

Notice Published: Custer Chronicle on July 24, 2019 and July 31, 2019.

Contentious committee hearing on BLM proposed rule, support of HR 3397

BY RACHEL GABEL
THE FENCE POST

The House Committee on Natural Resources held a legislative hearing on June 15 on HR 3397, sponsored by Rep. John Curtis, R-Utah, to require the director of the Bureau of Land Management to withdraw the proposed conservation rule.

In her prepared testimony, South Dakota Gov. Kristi Noem told the committee that nearly 98% of BLM surface lands in South Dakota are grazed by permittees; her state hosts 76 actively producing oil and gas leases that cover 36,762 acres; and the acres managed by the BLM provide recreation opportunities. Noem said the proposed rule overemphasizes conservation rather than the economic needs of Americans; lacks an economic analysis, fails to provide data to indicated better outcomes for conservation practices if implemented; and the BLM claims the rule does not have a "significant economic effect" or that it does not affect "a significant amount of small entities," a claim Noem called ridiculous.

Noem also testified that the rule creates unnecessary competition for other approved uses and opens the door for conservation leases to be purchased by outside groups that do not adhere to or embrace the mission

of federal land use, including activist groups.

She compared the proposed rule to what she called President Biden's failed effort to overregulate so-called Waters of the U.S., meant to regulate "every drop of water and every inch of land from coast to coast." She also mentioned the Biden Administration's publicly stated desire to seize control of 30% of all land in the U.S. by 2030.



Noem

IN WYOMING

Wyoming Gov. Mark Gordon testified that Wyoming is no stranger to federal lands. More than 48 percent of Wyoming is federal surface estate, including the first national park, the first national monument, and the first national forest. The Bureau of Land Management's footprint in Wyoming is substantial. The BLM manages approximately 18.4 million acres of public lands and 42.9 million acres of federal mineral estate. This equates to over 29



Gordon

percent of Wyoming's surface land, covering an area larger than the state of West Virginia. It is important to note Wyoming's top three economic drivers, energy, tourism, and agriculture, have developed successful industries and contributed meaningfully to conservation across the state under the multiple-use principle of the federal law and BLM's existing rules.

In his prepared remarks, Gordon said Wyoming routinely ranks first in the nation for gas production from onshore federal minerals and second for oil production from onshore federal minerals. About 65% of Wyoming's oil and 79% of gas production are from federal minerals.

In 2022, he said 7.5 million tourists visited the Equality State, spending \$4.5 billion. Recreation, largely on public lands, contributed \$1.5 billion to the state's economy. More than 5% of Wyoming's employment stems from the recreation industry.

For food production, in fiscal year 2021, the BLM authorized over 1.4 million Animal Unit Months or AUMs on public lands, more than any other state. Agriculture is the third largest sector of our economy, and grazing is done under tight regulation and with dedication to personal responsibility to ensure land stewardship while supporting a domestic food supply.

"This proposed rule was rushed forward without material input

“This proposed rule was rushed forward without material input from Wyoming or other states.

It did not have the benefit of the views of impacted public land users. The proposed rule mischaracterizes conservation, seeks to preempt wildlife management from the states, and oversteps the bureau’s statutory authority. The best solution is to rescind the rule.”

— Wyoming Gov. Mark Gordon

from Wyoming or other states,” Gordon said. “It did not have the benefit of the views of impacted public land users. The proposed rule mischaracterizes conservation, seeks to preempt wildlife management from the states, and oversteps the bureau’s statutory authority. The best solution is to rescind the rule.”

Gordon said he supports U.S. Rep. John Curtis’s, R-Utah, H.R. 3397, co-sponsored by Wyoming’s Rep. Harriet Hageman, R-Wyo., also noting that Sen. John Barrasso, R-Wyo., brought a companion bill in the U.S. Senate.

“Barring the rescission of the proposed rule, I call for the DOI (Department of Interior) and BLM to extend the comment period for a thorough review and for additional public meetings in Wyoming and other affected states — enough of management by windshield, model, or fantasy,” he said. “If one wants true conservation, it must come from working with people on the ground.”

BLM TESTIMONY

Chairman Bruce Westerman,

R-Ark., said the BLM Director Tracy Stone-Manning declined to testify before the committee. Nada Wolff Culver, principal deputy director of the BLM testified that H.R. 3397 would unnecessarily interfere with the rulemaking process, and limit BLM’s ability to manage for the challenges facing public lands today. The BLM strongly opposes this proposed legislation.

Eagle County, Colorado, Commissioner Kathy Chandler-Henry testified in opposition of HR 3397. She testified that the proposed public lands rule helps with the balancing of demands on natural resources with protecting the mountain ecosystem by clarifying the ability of the BLM to consider conservation values when developing Resource Management Plans.

“It allows us, in concert with the BLM, to manage for resilient ecosystems, especially important



Wolff Culver

in this time of threats to western water and increased wildfire dangers. And finally, the public lands rule promotes the BLM’s mission of multiple use and allows collaboration among users, including timber, grazing, extraction, mining, and recreation to mitigate and restore our treasured public lands.”

Congresswoman Hageman criticized the BLM for failing to host any engagement meetings with stakeholders in Wyoming, only hosting information-only sessions in Denver, Reno and Albuquerque. In response to her question to Gordon of whether the BLM is avoiding Wyoming he said “it is clear they’re avoiding having real testimony on-the-ground with practitioners of conservation.”

“They’re looking for communities where they can find a favorable audience so they can move things forward,” Gordon said.

Shortly after the hearing, the BLM announced a 15-day extension of the comment period, bringing the total comment period to 90 days. ♦

Fall River County DOE - 2024 Proposed Budget

GL#	GL Account Name	Account Detail	Est	Proposed Budget	Prev Yr Est	Prev Yr Budget
4210.16	Vehicle Insurance	Vehicle & office equipment insurance	\$ 700.00		\$ 650.00	
				\$ 700.00		\$ 650.00
4220.16	Appraisal & Field Work	Appraisal supplies	\$ 600.00		\$ 600.00	
				\$ 600.00		\$ 600.00
4230.16	DOE Publishing					
		Exempt list Ads	\$ 700.00		\$ 700.00	
		Job Ads	\$ 100.00		\$ 100.00	
				\$ 800.00		\$ 800.00
4241.16	Postage Meter Lease - DOE	Quarterly Lease	\$ -		\$ -	
				\$ -		\$ -
4260.16	DOE Supplies	Misc. office supplies	\$ 2,200.00		\$ 1,500.00	
		Sales desk	\$ 1,000.00		\$ -	
		Office chairs x 2 (\$200ea)	\$ 400.00		\$ -	
				\$ 3,600.00		\$ 1,500.00
4263.16	DOE Copier Lease	Annual copier lease & copies	\$ 3,000.00		\$ 3,000.00	
				\$ 3,000.00		\$ 3,000.00
4265.16	Postage Supply	Postage used as supplies	\$ 3,500.00		\$ 2,800.00	
				\$ 3,500.00		\$ 2,800.00
4270.16	Travel & Education					
		Conference x 3 assessors (\$500 per)	\$ 1,500.00		\$ 1,500.00	
		School x 3 assessors (\$1,250 per)	\$ 3,750.00		\$ 3,700.00	
		USPAP x 3 assessors (\$210 per)	\$ 630.00		\$ 630.00	
		Workshops	\$ 600.00		\$ 600.00	
		Vanguard training x 3 assessors (\$200 per)	\$ 600.00		\$ 600.00	
		IAAO annual dues x 3 assessors (\$75 per)	\$ 225.00		\$ 225.00	
		Field work fuel	\$ 1,000.00		\$ 700.00	
				\$ 8,305.00		\$ 7,955.00
4272.16	DOE Vehicle Maintenance					
		Oil change, tires, repairs x 3 vehicles	\$ 2,500.00		\$ 1,000.00	
				\$ 2,500.00		\$ 1,000.00
4280.16	DOE Phone	Annual phone service & calls	\$ 1,600.00		\$ 1,500.00	
				\$ 1,600.00		\$ 1,500.00
4340.16	Office Equipment & Software					
		Assessor computers x 2 (1,500ea-GW)	\$ 3,000.00		\$ -	
		Assessor monitors x 4 (150ea-Amazon)	\$ 600.00		\$ -	
		Vanguard program & modules	\$ 14,400.00		\$ 13,500.00	
				\$ 18,000.00		\$ 15,000.00
		TOTAL BUDGET		\$ 42,605.00		\$ 34,805.00

'28/23	FALL RIVER COUNTY	3+ YEAR BUDGET WORKSHEET					DIR. OF EQUAL. (FR)	AS OF	DECEMBER	23	24	PAGE
ACCOUNT DESCRIPTION	GL#	20 ACTUAL	21 ACTUAL	22 ACTUAL	3-YEAR AVERAGE	23 BUDGET	23 YTD ACTUAL	24 REQUESTED	1			
0.162 D.O.E. SAL	10100X4110162	186,238.50	263,682.16	198,662.88	216,194.51	240,807.00	105,866.96	44				
0.162 DIR OF EQUAL SOC SEC	10100X4120162	13,232.53	18,270.45	14,887.21	15,463.40	18,422.00	7,623.28	41				
0.162 D.O.E. RETIREMENT	10100X4130162	11,074.74	14,286.08	11,895.81	12,418.88	11,584.00	6,277.31	54				
0.162 WORKMAN'S COMP	10100X4140162	4,291.58	2,597.04	2,340.64	3,076.42	4,300.00	.00					
0.162 D.O.E.HEALTH INS	10100X4150162	17,483.00	17,678.00	19,932.00	18,364.33	28,860.00	14,456.00	50				
IE CROSS DEDUCTIBLE	10100X4151162	.00	.00	.00	.00	.00	.00					
0.162 UNEEMPLOYMENT	10100X4160162	1,344.06	.00	.00	448.02	.00	.00					
0.162 D.O.E.DENTAL INS	10100X4180162	1,913.15	1,710.80	1,974.70	1,866.22	2,184.00	993.72	46				
ACCOUNT TYPE TOTALS	41	235,577.56	318,224.53	249,693.24	267,831.78	306,157.00	135,217.27	44				
0.162 INSURANCE	10100X4210162	484.21	730.82	599.18	604.74	650.00	46.47	7				
0.162 APPRAISAL & FIELD WOR	10100X4220162	369.68	.00	.00	123.23	600.00	.00					
0.162 D.O.E. PUBLISHING	10100X4230162	231.26	597.17	217.62	348.68	800.00	233.01	29				
1.162 POSTAGE LEASE	10100X4241162	.00	.00	.00	.00	.00	.00					
0.162 D.O.E. SUPPLIES	10100X4260162	1,244.28	1,682.46	2,302.11	1,742.95	1,500.00	969.38	65				
RAISAL SUPPLIES (NOT USED)	10100X4261162	.00	.00	.00	.00	.00	.00					
162 D.O.E. COPIER LEASE	10100X4263162	2,314.04	2,830.55	2,450.50	2,531.70	3,000.00	988.98	33				

28/23	FALL RIVER COUNTY	3+ YEAR BUDGET WORKSHEET					DIR. OF EQUAL.	(FR)	AS OF	DECEMBER	23	24	PAGE
ACCOUNT DESCRIPTION	GL#	20 ACTUAL	21 ACTUAL	22 ACTUAL	3-YEAR AVERAGE	23 BUDGET	23 YTD ACTUAL	%	REQUESTED	APPROVED			24
5.162 POSTAGE SUPPLY	10100X4265162	2,692.50	2,969.58	3,126.17	2,929.42	2,800.00	3,355.39	120					
0.162 D.O.E. TRAVEL & EDUCA	10100X4270162	3,505.99	3,759.96	8,097.08	5,121.01	7,955.00	2,904.20	37					
2.162 D.O.E. CAR MAINTENANC	10100X4272162	1,921.86	31,913.06	793.56	11,542.83	1,000.00	1,569.62	157					
0.162 D.O.E. PHONE	10100X4280162	1,402.03	1,575.67	1,311.54	1,429.75	1,500.00	743.72	50					
ACCOUNT TYPE TOTALS	42	14,165.85	46,059.27	18,897.76	26,374.29	19,805.00	10,810.77	55					
0.162 D.O.E. OFFICE EQUIP & 10100X4340162		15,376.67	16,256.87	13,985.50	15,206.35	15,000.00	13,916.96	93					
ACCOUNT TYPE TOTALS	43	15,376.67	16,256.87	13,985.50	15,206.35	15,000.00	13,916.96	93					
FUND TOTALS	10100	265,120.08	380,540.67	282,576.50	309,412.42	340,962.00	159,945.00	47					
DEPT TOTALS	162	265,120.08	380,540.67	282,576.50	309,412.42	340,962.00	159,945.00	47					
= BUDGET INCLUDES TRANSFERS AND/OR SUPPLEMENTS													
FINAL TOTALS		265,120.08	380,540.67	282,576.50	309,412.42	340,962.00	159,945.00						

FALL RIVER COUNTY CODE OF THE WEST

The Code of the West was first chronicled by the famous western writer, Zane Grey. The men and women who came to this part of the country during the westward expansion of the United States were bound by an unwritten code of conduct. The values of integrity and self-reliance guided their decisions, actions and interactions. In keeping with that spirit, we offer this information to help the citizens of Fall River County who wish to follow in the footsteps of those rugged individualists by living outside city limits.

Introduction

It is important for you to know that life in the country is different from life in the city. County governments are not able to provide the same level of service that city governments provide. To that end, we are providing you with the following information to help you make an educated and informed decision to purchase rural land.

Access

The fact that you can drive to your property does not necessarily guarantee that you, your guests and emergency service vehicles can achieve that same level of access at all times. Please consider:

1.1 - Emergency response times (Sheriff, fire suppression, medical care, etc.) cannot be guaranteed. Under some extreme conditions, you may find that emergency response is extremely slow and expensive.

1.2 - There can be problems with the legal aspects of access, especially if you gain access across property belonging to others. It is wise to obtain legal advice and understand the easements that may be necessary when these types of questions arise.

1.3 - You can experience problems with the maintenance and cost of maintenance of your road. Fall River County maintains 700 miles of roads, but many rural properties are served by roads which are maintained by private road associations. There are even some county roads that are not maintained by the county - no grading or snow plowing. There are even some public roads that are not maintained by anyone! Make sure you know what type of maintenance to expect and who will provide that maintenance. Even if you have road frontage, you may require a permit to approach from the county or state to build a drive way off that road.

1.4 - Extreme weather conditions can destroy roads. It is wise to determine whether or not your road was properly engineered and constructed.

1.5 - Many large construction vehicles cannot navigate small, narrow roads. If you plan to build, it is prudent to check out construction access.

1.6 - School buses travel only on maintained county roads that have been designated as school bus routes by the school district. You may need to drive your children to the nearest county road so they can get to school.

- 1.7 - In extreme weather, even county maintained roads can become impassable. You may need a four wheel drive vehicle with chains for all four wheels to travel during those episodes, which could last for several days.
- 1.8 - Natural disasters, especially floods, can destroy roads. Fall River County will repair and maintain county roads; however, subdivision roads are the responsibility of the landowners who use those roads.
- 1.9 - Unpaved roads generate dust. As a general rule Fall River County does not treat county system roads to suppress the dust and dust is a fact of life for most rural residents.
- 1.10 - If your road is unpaved, it is highly unlikely that Fall River County will pave it in the foreseeable future. Check carefully with the Fall River County Road Department when any statement is made by the seller of any property that indicates any unpaved roads will be paved!
- 1.11 - Unpaved roads are not always smooth and are often slippery when they are wet. You will experience an increase in vehicle maintenance costs when you regularly travel on rural county roads.
- 1.12 - Mail/newspaper delivery is not available to all areas of the county. Ask the postmaster/newspaper to describe the system for your area.
- 1.13 - Standard parcel and overnight package delivery can be a problem for those who live in the country. Confirm with the service providers as to your status.

Utility Services

Water, sewer, electric, telephone and other services may be unavailable or may not operate at urban standards. Repairs can often take much longer than in towns and cities. Please review your options from the non-exhaustive list below.

- 2.1 - Telephone communications can be a problem, especially in the mountain areas of Fall River County. If you have a private line, it may be difficult to obtain another line for fax or computer modem uses. Even cellular phones will not work in all areas. High Speed Internet service is often not available.
- 2.2 - If sewer service is available to your property, it may be expensive to hook into the system. It also may be expensive to maintain the system you use.
- 2.3 - If sewer service is not available, you will need to use an approved on-site septic system or other treatment process. The type of soil you have available for a leach field will be very important in determining the cost and function of your system. For installation you will require a state/county certified septic installer or call 1-800-GET-DENR for the rules for installation.
- 2.4 - If you have access to a supply of treated domestic water, the tap fees can be expensive. You may also find that your monthly cost of service can be costly when compared to municipal systems.

2.5 - If you do not have access to a supply of treated domestic water, you will have to locate an alternative supply. The most common methods are hauling water or drilling a well. The cost for drilling and pumping can be considerable and generally requires hiring a SD licensed well driller. The quality and quantity of well water can vary considerably from location to location and from season to season. It is strongly advised that you research this issue very carefully.

2.6 - Not all wells can be used for watering of landscaping and/or livestock. If you have other needs, make certain that you have the proper approvals before you invest. It may also be difficult to find enough water to provide for your needs even if you can secure the proper permit.

2.7 - Electric service is not available to every area of Fall River County. It is important to determine the proximity of electrical power. It can be very expensive to extend power lines to remote areas.

2.8 - It may be necessary to cross property owned by others in order to extend electric service to your property in the most cost efficient manner. It is important to make sure that the proper easements are in place to allow lines to be built to your property.

2.9 - Electric power may not be available in two phase and three phase service configurations. If you have special power requirements, it is important to know what level of service can be provided to your property.

2.10 - If you are purchasing land with the plan to build at a future date, there is a possibility that electric lines (and other utilities) may not be large enough to accommodate you if others connect during the time you wait to build.

2.11 - The cost of electric service is usually divided into a fee to hook into the system and then a monthly charge for energy consumed. It is important to know both costs before making a decision to purchase a specific piece of property.

2.12 - Power outages can occur in outlying areas with more frequency than in more developed areas. A loss of electric power can also interrupt your supply of water from a well. You may also lose food in freezers or refrigerators and power outages can cause problems with computers as well. It is important to be able to survive for up to a week in severe cold with no utilities if you live in the country.

2.13 - Trash removal can be much more expensive in a rural area than in a city. In some cases, your trash dumpster may be several miles from your home. It is illegal to create your own trash dump, even on your own land. It is good to know the cost for trash removal as you make the decision to move into the country. In some cases, your only option may be to haul your trash to the landfill yourself. Recycling is more difficult because pick-up is not available in most rural areas.

2.14 - The State of South Dakota has laws which prohibit/restrict open burning of trash and yard debris. You will need to contact the local volunteer fire department to check the laws and permits that apply to your location of Fall River County.

The Property

There are many issues that can affect your property. It is important to research these items before purchasing land.

3.1 - Most, but not all, lots are buildable. Smaller lots may not meet state requirements for septic system installations. Generally a state electrical inspection of new construction is required before your power will be turned on.

3.2 - Easements may require you to allow construction of roads, power lines, water lines, sewer lines, etc. across your land. There may be easements that are not of record. Check these issues carefully.

3.3 - Many property owners do not own the mineral rights under their property. Owners of mineral rights have the ability to change the surface characteristics in order to extract their minerals. It is very important to know what minerals may be located under the land and who owns them. Much of the rural land in Fall River County can be used for mining. Be aware that adjacent mining uses can expand and cause negative impacts.

3.4 - You may be provided with a plat of your property, but unless the land has been surveyed and pins placed by a licensed surveyor, you cannot assume that the plat is accurate. The Fall River County Register of Deeds may have copies of filed plats.

3.5 - Fences that separate properties are often misaligned with the property lines. A survey of the land is the only way to confirm the location of your property lines. South Dakota law may require that you pay one-half the cost of a fence installed by your neighbor on a common border.

3.6 - Many subdivisions and planned unit developments have covenants that limit the use of the property. It is important to obtain a copy of the covenants (or confirm that there are none) and make sure that you can live with those rules. Also, a lack of covenants can cause problems between neighbors.

3.7 - Road taxing districts and homeowners associations are sometimes used to take care of common elements, roads, open space, etc. A dysfunctional homeowners association or poor covenants can cause problems for you and even involve you in expensive litigation.

3.8 - Dues are almost always a requirement for those areas with a HOA. The by-laws of the HOA will tell you how the organization operates and how the dues are set.

3.9 - The surrounding properties will probably not remain as they are indefinitely. The view from your property may change.

3.10 - If you have a water ditch or powerline running across your property there is a good possibility that the owners of the ditch/line have the right to come onto your property with heavy equipment to maintain the ditch/or cut trees away from their powerline.

3.11 - Water rights that are sold with the property may not give you the right to use the water from any ditches crossing your land without coordinating with a neighbor who also uses the water. Other users may have senior rights to the water that can limit your use or require you to pay for the oversizing or other improving of the ditch.

3.12 - It is important to make sure that any water rights you purchase with the land will provide enough water to maintain fruit trees, pastures, gardens or livestock.

3.13 - The water flowing in irrigation ditches belongs to someone. You cannot assume that because the water flows across your property, you can use it.

3.14 - Flowing water can be a hazard, especially to young children. Before you decide to locate your home near an active ditch, consider the possible danger to your family.

3.15 - The development of lots may be affected by geological hazards, flooding, wetlands, streams, rivers, and lakes. Additionally, priority fish and/or wildlife habitats and species may limit the type and location of development you may perform on your property. Development constraints, extra costs, special studies and permits may be required for the development of lots.

3.16 - South Dakota does not have a personal income tax and as a result property taxes are often much higher than other states. It is worthwhile to visit with the Fall River Tax Assessor before buying property to determine whether a large increase in assessments and hence taxes on the property is expected. In particular, agricultural land that is subdivided and no longer meets the requirements for being agricultural can result in taxes that are many multiple times more than previous taxes.

Mother Nature

Residents of the country usually experience more problems when the elements and earth turn unfriendly. Here are some thoughts for you to consider.

4.1 - The physical characteristics of your property can be positive and negative. Trees are a wonderful environmental amenity, but can also involve your home in a forest fire. Building at the top of a forested draw should be considered as dangerous as building in a flash flood area. Defensible perimeters are very helpful in protecting buildings from forest fire and inversely can protect the forest from igniting if your house catches on fire. If you start a forest fire, you are responsible for paying for the cost of extinguishing that fire. For further information, you can contact Fall River Emergency Management or the local volunteer fire district.

4.2 - Steep slopes can slide in unusually wet weather. Large rocks can also roll down steep slopes and present a great danger to people and property.

4.3 - Expansive soils, can buckle concrete foundations and twist steel I-beams. You can determine the soil conditions on your property by reviewing the Fall River County Soil Survey.

4.4 - North facing slopes or canyons rarely see direct sunlight in the winter. There is a possibility that snow will accumulate and not melt throughout the winter.

4.5 - The topography of the land can tell you where the water will go in the case of heavy precipitation. When property owners fill in ravines, they have found that the water that drained through that ravine now drains through their house.

4.6 - A flash flood can occur, especially during the summer months, and turn a dry gully into a river. It is wise to take this possibility into consideration when building. FEMA flood maps are available through Emergency Management for most of the county and help determine whether you will be able to purchase flood insurance.

4.7 - Nature can provide you with some wonderful neighbors. Most, such as deer and eagles are positive additions to the environment. However, even "harmless" animals like deer can cross the road unexpectedly and cause traffic accidents. Rural development encroaches on the traditional habitat of coyotes, bobcats, mountain lions, rattlesnakes, prairie dogs, mosquitoes and other animals that can be dangerous and you need to know how to deal with them. In general, it is best to enjoy wildlife from a distance and know that if you do not handle your pets and trash properly, it could cause problems for you and the wildlife.

4.8 - Many areas of Fall River County are open for hunting. Hunting, while providing recreational opportunities, is a tool for managing wildlife populations. It also involves individuals who may trespass, litter, or fire guns. Don't automatically assume your property is in a no hunting area.

Agriculture

Owning rural land means knowing how to care for it. There are a few things you need to know:

5.1 - Farmers often work around the clock, especially during planting and harvest time, and hay is often swathed or baled at night. It is possible that adjoining agriculture uses can disturb your peace and quiet.

5.2 - Land preparation and other operations can cause dust, especially during windy and dry weather.

5.3 - Farmers occasionally burn their ditches to keep them clean of debris, weeds and other obstructions. This burning creates smoke that you may find objectionable.

5.4 - Chemicals (mainly fertilizers and herbicides) are often used in growing crops. You may be sensitive to these substances and many people actually have severe allergic reactions. Many of these chemicals are applied by airplanes that fly early in the morning.

5.5 - Animals and their manure can cause objectionable odors. What else can we say?

5.6 - Agriculture is an important business in Fall River County. If you choose to live among the farms and ranches of our rural countryside, do not expect county government to intervene in the normal day-to-day operations of your agri-business neighbors.

5.7 - Portions of Fall River County are open range. This means if you do not want cattle, sheep or other livestock on your property, it is your responsibility to fence them out. In those areas, it is not the responsibility of the rancher to keep his/her livestock off your property.

5.8 - Before buying land you should know if it has noxious weeds that may be expensive to control and you may be required to control. Some plants are poisonous to horses and other livestock.

5.9 - Animals can be dangerous. Bulls, stallions, rams, boars, etc. can attack human beings. Children need to know that it is not safe to enter pens where animals are kept.

5.10 - Much of Fall River County receives less than 17 inches of precipitation per year. As a result, we have a problem with overgrazing, and fugitive dust. Without irrigation, grass does not grow very well. There is a limit to the amount of grazing the land can handle. The Fall River County Cooperative Extension office can help you with these issues.

In Conclusion

Even though you pay property taxes to the county, the amount of tax collected does not cover the cost of the services provided to rural residents. In general, those living in the cities subsidize the lifestyle of those who live in the country by making up the shortfall between the cost of services and the revenues received from rural dwellers.

This information is by no means exhaustive. There are other issues that you may encounter that we have overlooked and we encourage you to be vigilant in your duties to explore and examine those things that could cause your move to be less than you expect.

We have offered these comments in the sincere hope that it can help you enjoy your decision to reside in the country. It is not our intent to dissuade you, only inform you.

Adopted this 16th day of May, 2017

Fall River County Commission

Joe Falkenburg, Chairman

Ranchers Must Step Up to the Plate as Animal Rights Extremists Increase Pressure

Senior Farm and Ranch Broadcaster, Ron Hays, is talking with South Dakota rancher and animal agriculture advocate, Amanda Radke about the threats animal rights groups pose to agriculture.

At the Livestock Marketing Association's annual convention, Radke gave a presentation about how to tackle these issues and stay protected in the livestock industry.

"These animal rights activists and environmental extremists are dedicated to attacking us through lobbying, legislation, litigation, and media campaigns," Radke said. "They are relentless."

Radke said there are many organizations, including but not limited to PETA, HSUS and ASPCA, that have mastered appealing to people's emotions to check off goals on their agendas.

"Most of us in agriculture are just trying to do what needs to be done," Radke said. "Take care of the land and the livestock and feed people."

Radke said these groups put animal agriculture in a vulnerable position, so knowing who industry adversaries are is a good way to stay ahead.

"Sometimes in agriculture, we think we can just get to the table and negotiate with these people, and we can compromise, but we have everything to lose while they have everything to gain," Radke said. "We really need to learn in agriculture to have a backbone and to kind of hold firm where we are at and know that we have the science to back up our production practices, because once they get their tentacles in us, it is like a losing slope. It is a slippery slope, and that is what we are seeing in California."

When producers do not advocate for their livelihood, Radke said animal activist groups are given the upper hand.

"We, unfortunately, have to add that to our daily job, is to go out there and fight for ourselves because no one else will fight harder for the American farmer and rancher than the producer themselves," Radke said.

Many precautions must be taken in the hiring process on ranches, Radke said, and being careful who is allowed on a property as some individuals with ulterior motives aim to find ways to exploit a false narrative.

"The biggest thing for me is just showing people where your heart is, being active in your community and trying to build up those relationships so that if negative things do come up in the news, they kind of know, 'Hey, my farmer I know in my town is not anything like what is being painted in the media,'"

An easy way to reach members of a community, Radke said, is to simply volunteer to go into a classroom and read a book about agriculture.

"I write books that teach kids about where their food comes from, and I go into schools all over the country, and it is amazing," Radke said. "I am often the first farmer these kids have ever met."

Learn more about Amanda Radke and visit her website by going to the link below:

<https://amandaradke.com/>

The Beef Buzz is a regular feature heard on radio stations around the region on the Radio Oklahoma Ag Network and is a regular audio feature found on this website as well. Click on the LISTEN BAR for today's show and check out our archives for older Beef Buzz shows covering the gamut of the beef cattle industry today.

4/21/23	FALL RIVER COUNTY	3+ YEAR BUDGET WORKSHEET	EDGE MONT YMCA	AS OF APRIL	23	23 YTD ACTUAL	24 REQUESTED	24 APPROVED
ACCOUNT DESCRIPTION	GL#	20 ACTUAL	21 ACTUAL	22 ACTUAL	23 BUDGET	23 YTD ACTUAL	24 REQUESTED	24 APPROVED
EDGE MONT YMCA	10100X4260437	1,500.00	1,500.00	3,000.00	3,000.00	3,000.00	100	5,000.00
ACCOUNT TYPE TOTALS	42	1,500.00	1,500.00	3,000.00	3,000.00	3,000.00	100	
FUND TOTALS	10100	1,500.00	1,500.00	3,000.00	3,000.00	3,000.00	100	
DEPT TOTALS	437	1,500.00	1,500.00	3,000.00	3,000.00	3,000.00	100	

* = BUDGET INCLUDES TRANSFERS AND/OR SUPPLEMENTS

We are requesting an increase due to the significant increase in participation we have had this year. We are currently serving over half the Edgemont School K-5 population with 46 children registered - the highest number ever since our program began 17 years ago.

Your support is greatly appreciated and continues to help us grow our program to provide quality programs for the families in Edgemont and the surrounding rural community.

Statement Of Activities Report
Edgemont Operating Fund
YMCA of Rapid City - Edgemont Branch
03/01/2023 - 03/31/2023
Period 3 March 2023

Fund: Current Operating 01
Branch: Edgemont 03
Department: All
Major: All
PCS Code: All

Account Number	Account Name	Period 3 March 2023			Year to Date 2023		
		Actual	Budget	\$ Variance	Actual	Budget	\$ Variance
Revenue							
01-03-01-4000-21EDGE	Government Grant	0	1,216	-1,216	0	3,647	-3,647
01-03-01-4000-County	Revenue	3,000	3,000	0	3,000	3,000	0
01-03-02-4000-21EDGE	Edgemont Grant Revenue	0	816	-816	277	2,448	-2,171
01-03-02-4000-GEERGR	Revenue	0	0	0	0	0	0
01-03-24-4000-21EDGE	Government Grant	3,802	2,459	1,343	11,858	7,378	4,479
01-03-24-4000-ARPACC	Revenue	0	0	0	0	0	0
01-03-24-4000-GEERGR	Government Grant	0	0	0	0	0	0
01-03-26-4000-SDFood	Revenue	1,277	1,996	-718	2,866	4,273	-1,406
01-03-24-4050-BNSFRF	Food Program Grant	0	0	0	12,000	0	12,000
	Revenue - Edgemont	0	0	0	0	0	0
	Foundation Grant Revenue	0	0	0	0	0	0
	Subtotal 40.. Grant	8,079	9,487	-1,407	30,002	20,747	9,255
	Revenue						
01-03-10-4100-Adults	Membership Revenue	217	209	8	584	604	-40
01-03-10-4100-Family	Membership Revenue	319	271	48	957	868	89
01-03-10-4100-YouthM	Membership Revenue	90	85	5	270	265	5
01-03-10-4151	Sponsorship Discounts -	-36	0	-36	-108	0	-108
	Edgemont						
	Subtotal 41.. Membership	590	565	25	1,683	1,737	-54
	Revenue						
01-03-13-4200-DanceY	EDG Sports Program	0	0	0	0	0	0
01-03-24-4200	Revenue	0	0	0	0	0	0
	EDG Kidstop Program	0	0	0	0	0	0
	Revenue	0	0	0	0	0	0
	Subtotal 42.. Program	0	0	0	0	0	0
	Revenue						
01-03-01-6000	United Way Support -	0	0	0	0	0	0
	Edgemont						
	Revenue						
	Subtotal 43.. Support	0	0	0	0	0	0
	Revenue						
	Subtotal 44.. Total						
	Revenue						
	Subtotal 45.. Total						
	Revenue						
	Subtotal 46.. Total						
	Revenue						
	Subtotal 47.. Total						
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	Subtotal 88.. Total						
	Revenue						
	Subtotal 89.. Total						
	Revenue						
	Subtotal 90.. Total						
	Revenue						
	Subtotal 91.. Total						
	Revenue						
	Subtotal 92.. Total						
	Revenue						
	Subtotal 93.. Total						
	Revenue						
	Subtotal 94.. Total						
	Revenue						
	Subtotal 95.. Total						
	Revenue						
	Subtotal 96.. Total						
	Revenue						
	Subtotal 97.. Total						
	Revenue						
	Subtotal 98.. Total						
	Revenue						
	Subtotal 99.. Total						
	Revenue						
	Subtotal 100.. Total						

Account Number	Account Name	Period 3 March 2023				Year to Date 2023			
		Actual	Budget	\$ Variance	Last Year	\$ Variance	Budget	Last Year	\$ Variance
	Subtotal 60.. United Way Revenue	0	0	0	125	-125	0	0	375
01-03-01-6100-Recycl	Annual Campaign	0	0	0	0	0	0	0	-375
01-03-01-6100-SpoCam	Donations - Edgemont	0	0	0	0	0	74	236	-236
	Donations - Edgemont	0	0	0	690	-690	1,956	2,790	745
	Subtotal 61.. Annual Campaign Revenue	0	0	0	690	-690	2,030	3,026	509
	Total Unrestricted Revenue	8,669	10,052	-1,383	23,043	-14,373	35,220	51,539	-16,319
	Total Restricted Revenue	0	0	0	0	0	0	0	0
	Total Revenue	8,669	10,052	-1,383	23,043	-14,373	35,220	51,539	-16,319
Expenses									
01-03-01-5000	EDG Admin Salaries	667	615	-51	667	0	2,000	2,000	0
01-03-02-5000	EDG Program Director Salaries	0	1,712	1,712	1,409	1,409	5,137	3,665	3,665
01-03-02-5000-21EDGE	Salaries Expense	0	753	753	0	0	2,260	1,982	0
01-03-02-5000-BNSFRR	Salaries Expense	1,510	0	-1,510	0	-1,510	0	0	-277
01-03-24-5000	EDG Kidslap Salaries	0	0	0	2,561	2,561	0	0	-4,698
01-03-24-5000-21EDGE	Salaries Expense	2,595	1,445	-1,150	0	-2,595	4,335	6,810	6,810
	Subtotal 50.. Salaries	4,771	4,526	-245	4,637	-134	13,608	12,475	-6,632
01-03-03-5100	FICA-Employer's Share - Edgemont	260	282	21	260	-21	809	845	-1,133
01-03-03-5101	Pre-Tax Medical & Dental Expense - Edgemont	956	775	-181	970	15	2,988	2,667	-129
01-03-03-5102	Retirement Expense - Edgemont	365	222	-143	341	-24	1,085	1,023	-321
01-03-03-5105	Worker's Comp Expense - Edgemont	73	73	0	110	37	219	331	-62
01-03-03-5107	Staff Shirts - Edgemont	0	0	0	0	0	60	0	112
01-03-03-5190-21EDGE	Benefits	649	612	-37	0	-649	1,770	0	0
01-03-03-5190-Benefit	Benefits - Edgemont	-649	-812	37	0	649	-1,836	0	-1,770
	Subtotal 51.. Benefits	1,654	1,352	-302	1,682	28	5,100	4,701	1,770
01-03-01-5200	Edgemont Admin Supplies	160	100	-60	0	-160	100	0	-400
01-03-11-5200	Edgemont Wellness Supplies	0	0	0	0	0	0	0	-160
01-03-24-5200	Edgemont Kidslap Supplies	0	0	0	30	30	0	79	779
01-03-24-5200-21EDGE	Supplies Expense	33	30	-3	0	-33	1,840	0	79
01-03-26-5200	EDG Food Program Supplies	619	543	-76	293	-327	933	762	-2,569
01-03-01-5201	Edgemont Annual Campaign Supplies	0	0	0	0	0	75	0	-1,098
	Subtotal 52.. Supplies	812	673	-139	322	-490	4,564	1,620	-75
01-03-26-5300	Food Service Supplies - Edgemont	0	120	120	62	62	2,947	62	-3,044
	Subtotal 53.. Cost of Goods Sold	0	120	120	62	62	120	62	62
01-03-01-5530	Telephone Expense - Edgemont	134	136	2	158	24	404	474	70
01-03-24-5530-21EDGE	Telephone Expense	25	22	-3	0	-25	66	0	-72

Account Number	Account Name	Period 3 March 2023				Year to Date 2023			
		Actual	Budget	\$ Variance	Last Year	\$ Variance	Budget	Last Year	\$ Variance
01-03-07-5540	Building & Liability Insurance - Edgemont	484	459	-25	444	-41	1,453	1,331	-122
	Subtotal 55.. Occupancy	643	617	-26	602	-42	1,929	1,805	-124
01-03-01-5600	Local Travel Expense - Edgemont	0	0	0	0	0	233	0	-233
01-03-01-5600-21EDGE	Local Travel Expense	181	150	-31	0	-181	322	0	-322
	Subtotal 56.. Transportation	181	150	-31	0	-181	555	0	-555
01-03-01-5700	Conference Registration Fees	0	0	0	0	0	605	0	-605
01-03-01-5700-21EDGE	Conference Registration Fees	320	330	10	0	-320	320	0	-320
01-03-01-5710	Travel and Housing - Edgemont	0	0	0	0	0	1,095	0	-1,095
01-03-01-5710-21EDGE	Travel and Housing	1,143	1,000	-143	0	-1,143	1,143	0	-1,143
	Subtotal 57.. Training and Travel	1,463	1,330	-133	0	-1,463	3,164	0	-3,164
01-03-01-5800	YMCA Fair Share - Edgemont	78	78	0	185	106	235	554	319
01-03-01-5810	Organizational Dues - Edgemont	25	25	0	0	-25	25	0	0
	Subtotal 58.. Miscellaneous Expenses	103	103	0	185	81	260	579	319
Total Unrestricted Expenses		9,628	8,872	-756	7,489	-2,139	29,280	21,242	-8,038
Total Restricted Expenses		0	0	0	0	0	0	0	0
Total Expenses		9,628	8,872	-756	7,489	-2,139	29,280	21,242	-8,038
Change In Net Assets		-958	1,181	-2,139	15,554	-16,512	5,940	30,298	-24,358

ACCOUNT DESCRIPTION	GL#	20 ACTUAL	21 ACTUAL	22 ACTUAL	3-YEAR AVERAGE	AS OF APRIL 23 BUDGET	23 YTD ACTUAL	24 REQUESTED	24 APPROVED
4110.161 GOV BUILDING SALARIES 10100X4110161		143,725.09	133,759.09	123,250.63	133,578.27	130,471.00	32,605.72	25	
4120.161 GOVERN BUILD SOC SEC 10100X4120161		9,900.94	9,806.85	9,346.83	9,684.87	9,981.00	2,472.92	25	
4130.161 BLDG RETIREMENT 10100X4130161		6,693.38	7,469.59	7,395.06	7,186.01	7,828.00	1,956.35	25	
4140.161 WORKMAN'S COMP 10100X4140161		4,752.12	3,322.44	3,290.16	3,788.24	4,800.00	.00		
4150.161 BLDG GROUP INS 10100X4150161		12,894.00	14,829.00	12,296.00	13,339.67	17,316.00	3,336.00	19	
4160.161 UNEMPLOYMENT 10100X4160161		.00	.00	.00	.00	.00	.00		
4180.161 BLDG DENTAL INS 10100X4180161		1,338.80	1,310.40	1,315.86	1,321.69	1,310.00	343.98	26	
ACCOUNT TYPE TOTALS 41		179,304.33	170,497.37	156,894.54	168,898.75	171,706.00	40,714.97	24	
4210.161 INSURANCE 10100X4210161		11,052.30	13,234.87	13,538.67	12,608.61	11,100.00	1,888.76	17	
4220.161 CONTRACT SERVICES 10100X4220161		11,033.04	20,154.49	15,836.01	15,674.51	18,000.00	5,080.67	28	
4230.161 CLEAN UP CRTHSE 10100X4230161		.00	.00	.00	.00	.00	.00		
4240.161 ROCK/JAIL EXPENSES 10100X4240161		.00	.00	.00	.00	.00	.00		
4250.161 BLDG REPAIRS 10100X4250161		1,154.00	677.43	65.70	632.38	1,000.00	.00		
4251.161 TUCKPOINTING 10100X4251161		.00	.00	.00	.00	.00	.00		
4260.161 BLDG SUPPLIES 10100X4260161		19,324.09	17,700.92	15,629.79	17,551.60	27,000.00	5,033.37	19	
4261.161 JAIL SUPPLIES 10100X4261161		.00	.00	.00	.00	.00	.00		

~~50,000.00~~
22,000.00

ACCOUNT DESCRIPTION	GL#	20 ACTUAL	21 ACTUAL	COURTHOUSE BUILDING FUND	AS OF APRIL 23 BUDGET	23 YTD ACTUAL	LPBUDW	24 REQUESTED	24 APPROVED
4262.161 PROPANE TANK EXPENSES	10100X4262161	5,031.82	.00	22 ACTUAL 507.78	3-YEAR AVERAGE 1,846.53	.00	—		
4270.161 BLDG TRAVEL	10100X4270161	398.00	498.18	250.53	382.24	.00	—		
<u>VEHICLE MAINTENANCE</u>	10100X4271161	5,694.75	6,337.86	30.49	4,021.03	1,200.00	21	6,200.00	
4280.161 BLDG UTILITIES	10100X4280161	48,121.42	77,406.58	82,842.38	69,456.79	70,800.00	45		
4281.161 JAIL UTILITIES	10100X4281161	.00	.00	.00	.00	.00			
4293.161 UNIFORM ALLOWANCE	10100X4293161	241.66	197.00	.00	146.22	500.00	—		
ACCOUNT TYPE TOTALS	42	102,051.08	136,207.33	128,701.35	122,319.92	130,600.00	34		
4300.161 CAPITOL ASSET	10100X4300161	.00	.00	.00	.00	.00			
4340.161 EQUIPMENT	10100X4340161	1,190.89	363.74	51.50	535.38	3,500.00	4.75		
ACCOUNT TYPE TOTALS	43	1,190.89	363.74	51.50	535.38	3,500.00	4.75		
FUND TOTALS	10100	282,546.30	307,068.44	285,647.39	291,754.04	305,806.00	28		
DEPT TOTALS	161	282,546.30	307,068.44	285,647.39	291,754.04	305,806.00	28		

* = BUDGET INCLUDES TRANSFERS AND/OR SUPPLEMENTS

ACCOUNT DESCRIPTION	GL#	20 ACTUAL	21 ACTUAL	22 ACTUAL	3-YEAR AVERAGE	23 BUDGET	23 YTD ACTUAL	24 REQUESTED	21	24 APPROVED
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4250.161 BDLG REPAIR & MAINT	30100X4250161	59,945.20	5,645.56	50,466.48	38,685.75	75,000.00	225.50			
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ACCOUNT TYPE TOTALS	42	59,945.20	5,645.56	50,466.48	38,685.75	75,000.00	225.50			
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4320.161 BUILDING PROJECT	30100X4320161	.00	.00	.00	.00	.00	.00			
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ACCOUNT TYPE TOTALS	43	.00	.00	.00	.00	.00	.00			
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FUND TOTALS	30100	59,945.20	5,645.56	50,466.48	38,685.75	75,000.00	225.50			
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DEPT TOTALS	161	59,945.20	5,645.56	50,466.48	38,685.75	75,000.00	225.50			
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* = BUDGET INCLUDES TRANSFERS AND/OR SUPPLEMENTS

ACCOUNT DESCRIPTION	GL#	20 ACTUAL	21 ACTUAL	22 ACTUAL	3-YEAR AVERAGE	23 BUDGET	23 YTD ACTUAL	24 REQUESTED	24 APPROVED
4110.141 AUDITORS SALARIES	10100X4110141	177,418.69	238,381.06	233,645.71	216,481.82	242,458.00	65,776.69	27	
4120.141 AUDITORS SOC. SECURIT	10100X4120141	13,619.73	18,271.64	17,773.87	16,555.08	18,548.00	4,994.04	27	
4310.141 AUDITORS RETIREMENT	10100X4130141	7,446.05	9,492.23	9,052.75	8,663.68	14,547.00	2,658.30	18	
4140.141 WORKMAN'S COMP	10100X4140141	400.01	174.69	316.44	297.05	305.00	.00		
4150.141 AUD HEALTH INS.	10100X4150141	20,532.50	22,243.50	25,569.00	22,781.67	25,974.00	8,340.00	32	
4151.141 REIMB BC/BS	10100X4151141	.00	.00	.00	.00	.00	.00		
4160.141 UNEMPLOYMENT	10100X4160141	.00	.00	.00	.00	.00	.00		
4180.141 AUD DENTAL INS	10100X4180141	2,056.72	1,965.60	1,973.79	1,998.70	1,966.00	573.30	29	
ACCOUNT TYPE TOTALS	41	221,473.70	290,528.72	288,331.56	266,777.99	303,798.00	82,342.33	27	
4210.141 INSURANCE	10100X4210141	113.42	126.27	165.92	135.20	125.00	.00		175
4241.141 POSTAGE LEASE	10100X4241141	.00	.00	.00	.00	.00	.00		
4250.141 AUDITORS COPIER	10100X4250141	2,588.10	3,308.10	4,231.29	3,375.83	3,600.00	1,192.21	33	5200
4260.141 AUDITORS SUPPLY	10100X4260141	5,794.95	3,935.46	3,383.78	4,371.40	7,000.00	1,077.30	15	6000
4261.141 AUDITOR FAX	10100X4261141	.00	.00	.00	.00	.00	.00		
4263.141 AUDITORS LEASE	10100X4263141	.00	.00	.00	.00	.00	.00		
4265.141 POSTAGE SUPPLY	10100X4265141	1,225.25	2,954.65	1,382.28	1,854.06	2,500.00	476.23	19	2000

* Travel YTD - inc

4/21/23	FALL RIVER COUNTY	3+ YEAR BUDGET WORKSHEET				AUDITOR'S OFFICE (FR)		AS OF	APRIL	23	LPBUDW	PAGE
ACCOUNT DESCRIPTION	GL#	20 ACTUAL	21 ACTUAL	22 ACTUAL	3-YEAR AVERAGE	23 BUDGET	23 YTD ACTUAL				REQUESTED	APPROVED
4270.141 AUDITORS TRAVEL	10100X4270141	1,483.98	799.25	1,111.08	1,131.44	1,300.00	1,539 YTD 516.00	40			1500	
4271.141 VEHICLE MAINTENANCE	10100X4271141	.00	.00	40.00	13.33	100.00	.00				100	
4280.141 AUDITORS PHONE	10100X4280141	863.24	810.46	824.61	832.77	900.00	414.98	46			900	
4290.141 AUDITOR SALES TAX	10100X4290141	.00	.00	.00	.00	.00	.00					
ACCOUNT TYPE TOTALS	42	12,068.94	11,934.19	11,138.96	11,714.03	15,525.00	3,676.72	24				
1340.141 EQUIPMENT	10100X4340141	3,470.67	178.25	3,825.08	2,491.33	1,500.00	3,703.58	247			1500	
ACCOUNT TYPE TOTALS	43	3,470.67	178.25	3,825.08	2,491.33	1,500.00	3,703.58	247				
FUND TOTALS	10100	237,013.31	302,641.16	303,295.60	280,983.36	320,823.00	89,722.63	28				
DEPT TOTALS	141	237,013.31	302,641.16	303,295.60	280,983.36	320,823.00	89,722.63	28				
* = BUDGET INCLUDES TRANSFERS AND/OR SUPPLEMENTS												

* = BUDGET INCLUDES TRANSFERS AND/OR SUPPLEMENTS

* salary line - pay 50% of Elec Admin from And salaries ("22 = 24,509")
 Elec Bd - request 50% inc
 * Incv to supplies

4/21/23	FALL RIVER COUNTY	GL#	3+ YEAR BUDGET WORKSHEET			ELECTIONS (FR)		AS OF APRIL	23	23 YTD	LPEUDW	PAGE
ACCOUNT DESCRIPTION			20 ACTUAL	21 ACTUAL	22 ACTUAL	3-YEAR AVERAGE	23 BUDGET			24 REQUESTED	24 APPROVED	
4110.120 ELECTION BD.SALARY	10100X4110120		40,637.46	26,660.33	42,032.54	36,443.44	24,866.00		.00			
4120.120 ELECTION SOCIAL SECUR	10100X4120120		1,883.75	1,864.53	2,053.72	1,934.00	1,902.00		.00			
4130.120 RETIREMENT	10100X4130120		1,262.86	1,517.41	1,476.40	1,418.89	1,492.00		.00			
4140.120 WORKMAN'S COMP	10100X4140120		44.45	1,572.21	35.16	550.61	50.00		.00			
4150.120 ELECT HEALTH INS	10100X4150120		2,265.00	2,471.50	2,841.00	2,525.83	2,886.00		.00			
REIMBURSE BLUE CROSS	10100X4151120		.00	.00	.00	.00	.00		.00			
4160.120 UNEMPLOYMENT	10100X4160120		.00	.00	.00	.00	.00		.00			
4180.120 ELECT DENTAL INS	10100X4180120		228.53	218.40	219.31	222.08	218.00		.00			
ACCOUNT TYPE TOTALS	41		46,322.05	34,304.38	48,658.13	43,094.85	31,414.00		.00		280	
4210.120 INSURANCE	10100X4210120		205.94	228.40	278.47	237.60	275.00		.00		2500	
4230.120 ELECTION PUBLISHING	10100X4230120		2,564.92	.00	2,463.84	1,676.25	.00		.00		35	
4240.120 ELECTION RENTALS	10100X4240120		50.00	.00	35.00	28.33	.00		.00			
4241.120 POSTAGE LEASE	10100X4241120		.00	.00	.00	.00	.00		.00			
4250.120 HAVA MACHINE MAINTAIN	10100X4250120		.00	4,539.80	.00	1,513.27	4,550.00		.00		4550	
4151.120 UNITY ONLINE CONTRACT	10100X4251120		2,235.50	.00	.00	745.17	.00		.00			
4260.120 ELECTION SUPPLIES	10100X4260120		22,074.06	464.05	16,257.57	12,931.89	500.00		184.99	37	16,750	

* Travel Increase
* Postage Increase

4/21/23	FALL RIVER COUNTY	3+ YEAR BUDGET WORKSHEET			ELECTIONS (FR)	AS OF APRIL	23	LPBUDW	PAGE	5
ACCOUNT DESCRIPTION	GL#	20 ACTUAL	21 ACTUAL	22 ACTUAL	3-YEAR AVERAGE	23 BUDGET	23 YTD ACTUAL	\$	24 REQUESTED	24 APPROVED
1261.120 POSTAGE SUPPLY	10100X4261120	1,917.60	395.38	885.81	1,066.26	500.00	182.37	36	950	
1270.120 TRAVEL	10100X4270120	554.42	243.18	778.94	525.51	400.00	.00		800	
1272.120 EARLY VOTING	10100X4272120	.00	.00	.00	.00	.00	.00			
1291.120 ELECTION TRAINING	10100X4291120	212.50	.00	.00	70.83	.00	.00			
ACCOUNT TYPE TOTALS	42	29,814.94	5,870.81	20,699.63	18,795.13	6,225.00	367.36	6		
1340.120 ELECTION EQUIPMENT	10100X4340120	.00	.00	763.15	254.38	1,000.00	763.15	76	1000	
ACCOUNT TYPE TOTALS	43	.00	.00	763.15	254.38	1,000.00	763.15	76		
FUND TOTALS	10100	76,136.99	40,175.19	70,120.91	62,144.36	38,639.00	1,130.51	3		
DEPT TOTALS	120	76,136.99	40,175.19	70,120.91	62,144.36	38,639.00	1,130.51	3		

* = BUDGET INCLUDES TRANSFERS AND/OR SUPPLEMENTS

7-6-23

To Fall River County Commissioners

From Sue Ganje, County Auditor

Report on Spring Workshop, May 17-18, 2023

Thank you for allowing me to attend the Spring workshop, it was greatly appreciated!

Below are the workshops I attended.

May 17th

SDPAA (County Liability carrier/SDML (SD Municipal League) – Lynn Bren (SDPAA) and Brad Wilson (SDML) spoke on various issues including the need for the “hold harmless” clause on any agreements; keep putting volunteers in the minutes; reminder of the 1 free ‘hotline’ hour annually with SDPAA attorney; bank fraud, and other situations.

Legislative Audit with Rod Fortin – reviewed ‘23 session laws, one item that will affect counties is the increase of bid limit for supplies from \$25,000 to \$50,000. Capital improvements is at \$100,000.00. Also, on the bidding process, it is noted that if a bid bond is rejected, speak with the State’s Attorney as it needs to be defensible in court. Performance bids are not required for equipment or supplies but are needed for capital improvements. Discussed new laws, including SB 189 – prohibiting contracting with companies owned or controlled by certain foreign entities or governments. SB 162 discusses executive session items. Annual reports; audits; grant funds, cash reconciliations and the auditor’s tax account were discussed.

Dept of Revenue – Wendy Semmler and staff - Discussed the Axiomatic system (E-file). This new system, starting with the pay ‘23 taxes for the auditor and uploading of valuations from Dir of Equal, is a process to standardize all counties in the state.

Post-Election Audit, Jennifer Morrell, Elections Group – Spoke of a process for an election paper trail of ballots thru tracking, organizing and labeling. ‘23 Legislative session authorized a post-election audit. Also spoke of physical, operational, and cyber security.

Secretary of State, Rachel Soulek - introduced all new staff, reviewed maintenance process, audits, Webinars, SB 139 on residency, threats to election workers, and public information (sunshine law) requests.

May 18th

Auditor, Register of Deeds and Treasures met to together for the following workshops: Cybersecurity, Consumer Protection and Dealing with Difficult Customers.

ES&S, Jared Schwab – met the Team, reviewed the SD Calendar, Customer Portal Dashboard, 2024 calendar, etc.

Round Table - networking with auditors across the state on procedures on budget prep, commission agendas, supplements, Opioid Settlement, liens for juveniles, need for court appointed attorneys to provide more client information or we cannot pay the bill, Human Resources, and FOIR (Freedom of information requests).

/21/23	FALL RIVER COUNTY	GL#	3+ YEAR BUDGET WORKSHEET			COMMUNITY HEALTH NURSES			AS OF	23	23 YTD	LPBUD#	PAGE	72
ACCOUNT DESCRIPTION			20 ACTUAL	21 ACTUAL	22 ACTUAL	3-YEAR AVERAGE	BUDGET	ACTUAL					24 REQUESTED	APPROVED
10.421 COUNTY NURSE SALARIES	10100X4110421		42,545.95	52,502.49	46,256.35	47,101.60	53,477.00	8,202.52	15					
20.421 CO NURSE SOC SEC	10100X4120421		3,216.05	3,975.31	3,125.83	3,439.06	4,091.00	617.73	15					
30.421 CO NURSE RETIREMENT	10100X4130421		2,552.76	3,149.29	2,477.82	2,726.62	3,209.00	492.15	15					
40.421 WORKMAN'S COMP	10100X4140421		88.89	38.82	70.32	66.01	90.00	.00						
50.421 NURSE HEALTH INS	10100X4150421		4,559.50	4,943.00	4,750.00	4,750.83	5,772.00	1,112.00	19					
IMBURSEMENT BLUE CROSS	10100X4151421		.00	.00	.00	.00	.00	.00						
50.421 UNEMPLOYMENT	10100X4160421		.00	.00	.00	.00	.00	.00						
30.421 NURSE DENTAL INS	10100X4180421		457.05	436.80	365.82	419.89	437.00	76.44	17					
ACCOUNT TYPE TOTALS	41		53,420.20	65,045.71	57,046.14	58,504.02	67,076.00	10,500.84	16					
10.421 NURSES INS	10100X4210421		421.36	491.31	539.82	484.16	425.00	.00						
10.421 NURSE RENT	10100X4240421		.00	.00	.00	.00	.00	.00						
50.421 NURSE REPAIRS & MAINT	10100X4250421		.00	.00	.00	.00	.00	.00						
50.421 NURSE SUPPLIES	10100X4260421		171.41	102.49	191.02	154.97	400.00	167.17	42					
WEL & TRAINING	10100X4270421		438.00	.00	45.67	161.22	200.00	.00						
30.421 NURSE UTILITIES	10100X4280421		.00	.00	.00	.00	.00	.00						
30.421 NURSE STATE PAYMENT	10100X4290421		6,410.56	6,539.00	.00	4,316.52	6,180.00	.00						
ACCOUNT TYPE TOTALS	42		7,441.33	7,132.80	776.51	5,116.88	7,205.00	167.17	2					
FUND TOTALS	10100		60,861.53	72,178.51	57,822.65	63,620.90	74,281.00	10,668.01	14					

No changes. Thank You!

DUSTY JOHNSON

SOUTH DAKOTA

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(855) 225-2801

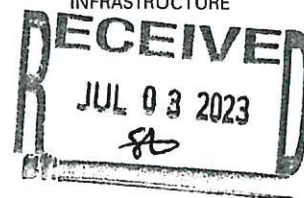
EMAIL VIA WEBSITE:
dustyjohnson.house.gov



Congress of the United States
House of Representatives

COMMITTEE ON AGRICULTURE

COMMITTEE ON TRANSPORTATION &
INFRASTRUCTURE



June 21, 2023

Joe Falkenburg
Fall River County Commission Chairman
906 N River St
Hot Springs, SD 57747-1309

Dear Joe,

Thank you for contacting me to share your views on the Bureau of Land Management's (BLM) proposed rule "Conservation and Landscape Health."

I have concerns that the proposed rule undermines the *Federal Land Policy and Management Act's (FLPMA)* multiple-use requirement for BLM lands for energy and critical mineral development, grazing, forest management, and recreation.

Rest assured, I will remember your thoughts as Congress continues to debate conservation efforts.

Thanks again for reaching out.

Sincerely,

Dusty Johnson
Member of Congress

FYI