



City Council

Agenda Item

Subject: First Reading of Ordinance No. 22-22, Establishing the Zoning Designation of R-1 Single Family Residential District that upon annexation shall be known as Williston Annexation First Addition

Meeting: City Council - Sep 19 2022

From: Amanda Mack, City Manager

BACKGROUND INFORMATION:

Background :

Owner, Williston, Inc, has submitted a petition for annexation and zoning for a portion of their property to be known as Williston Annexation First Addition. The property includes approximately 33 acres and generally located west of 78th Street West (Old Hwy 139) and north of US Hwy 212. The property is contiguous to city limits from the east and is proposing to be temporarily zoned R-1 Single Family Residential District. The property petitioned to be annexed and zoned conforms to the minimum district requirements of the R-1 District. The property is within the Sioux Rural Water Territory and the applicant will work with Watertown Municipal Utilities to meet the requirements the consent decree. Subsequent rezone requests will conform to the approved Concept Plan for the Williston Development.

The Plan Commission recommended approval to City Council at the September 8th, 2022 meeting (7-0).

SUGGESTED MOTION:

No Action; First Reading

STAFF REFERENCE(S):

Brandi Hanten, Heath VonEye, Jana Mills

ATTACHMENT(S):

[Petition](#)

[Ordinance No. 22-22](#)

[Vicinity Map](#)

Prepared by:

Colin B. DeJong
Aason Engineering Company, Inc.
1022 6th Street SE
Watertown, SD 57201
Phone #: (605) 882-2371

**PETITION FOR ANNEXATION OF PROPERTY TO THE CITY OF WATERTOWN
CODINGTON COUNTY, SOUTH DAKOTA**

TO THE HONORABLE MAYOR AND CITY COUNCIL OF THE CITY OF
WATERTOWN, CODINGTON COUNTY, SOUTH DAKOTA:

The undersigned, Steve Stone, acting agent for Williston, Inc., being the owner(s) of all the following property currently outside the corporate limits of the Municipality of Watertown, South Dakota described as:

A portion of the Southeast Quarter, Northeast Quarter and all of the plat entitled, "NWPS Addition" all located in Section 36, Township 117 North, Range 54 West of the 5th P.M., Codington County, South Dakota. Subject parcel contains 33.0 +/- Acres.

which upon platting will be known as: "Williston Annexation First Addition to the Municipality of Watertown, in the County of Codington, South Dakota."

do(es) hereby petition the City of Watertown, Codington County, South Dakota, to include said contiguous property within the limits of said City, pursuant to SDCL 9-4-1, as shown on the drawing, attached hereto and incorporated by reference. Petitioner(s) aver(s) there are no legal voters residing thereon.

Petitioners further request the zoning ordinance of the City of Watertown be amended to provide said property with the zoning designation of R-1, Single Family Residential District.

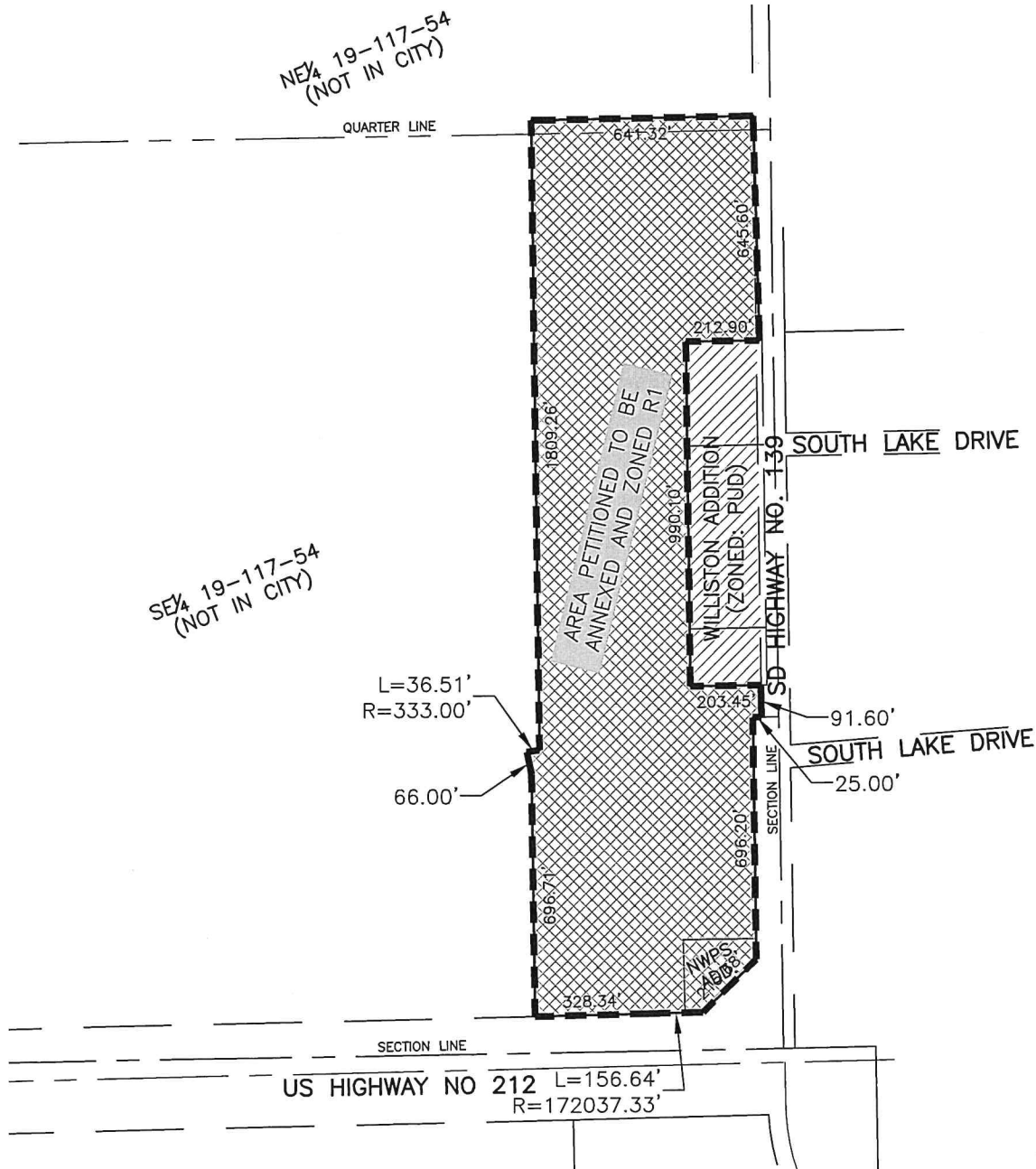
Petitioner is in the process of rezoning and developing a portion of the property.

By: Steve Stone
Steve Stone, Acting Agent
Williston, Inc.

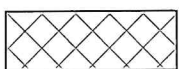
Page 2 of 2

Exhibit A

A portion of the Southeast Quarter, Northeast Quarter and all of the plat entitled, "NWPS Addition" all located in Section 36, Township 117 North, Range 54 West of the 5th P.M., Codington County, South Dakota. Subject parcel contains 33.0 +/- Acres.



ZONING DESIGNATIONS



R1 ZONING DESIGNATION



PUD ZONING DESIGNATION



Prepared By
AASON ENGINEERING COMPANY, INC.

1022 SIXTH STREET S.E.
WATERTOWN, SD
Telephone 605-882-2371

ORDINANCE NO. 22-22

An Ordinance Amending Zoning District Boundaries by Zoning a Portion of Property in the Southeast Quarter, Northeast Quarter of Section 36, Township 117 North, Range 54 West of the 5th P.M., Codington County, South Dakota to R-1 Single Family Residential District

BE IT ORDAINED by the City of Watertown, upon examination of the Petition for Zoning of property to the City of Watertown by Williston Inc., the owner of real property in Codington County described as:

A portion of the Southeast Quarter, Northeast Quarter and all of the plat entitled, "NWPS Addition" all located in Section 36, Township 117 North, Range 54 West of the 5th P.M., Codington County, South Dakota.

and based on the report and recommendation of the City Plan Commission in its Resolution No. 2022-37, that the zoning designation of said property, annexed in accordance with City Council Resolution No. 22-44, be established as *R-1 Single Family Residential District* pursuant to Watertown Revised Ordinance §21.14.

BE IT FURTHER ORDAINED that the new zoning designation referenced above be extended and applied to the centerline of the adjacent public right-of-ways.

BE IT FURTHER ORDAINED that the zoning map of the City of Watertown be so amended.

The above and foregoing Ordinance was moved for adoption by Alderperson _____, seconded by Alderperson _____, and upon voice vote motion carried, whereupon the Mayor declared the Ordinance duly passed and adopted.

I certify that Ordinance No. 22-22 was published in the Watertown Public Opinion, the official newspaper of said City, on this ____ day of _____, 2022.

Kristen Bobzien, Finance Officer

First Reading: September 19th, 2022

Second Reading: October 3rd, 2022

Published: October 8th, 2022

Effective: October 20th, 2022

City of Watertown

Attest:

Kristen Bobzien
Finance Officer

Ried Holien
Mayor

Williston Annexation First Addition Vicinity Map

