

Agency Site Plan Review for the October 7 Planning Commission Agenda

Applications Received by Deadline 5:00 PM 09/08/2026

1. REZ-023542-2026: Rezoning from the C-2 Commercial—Neighborhood and Streetcar District to the O Office District located at 6401 S. Cliff Ave.

Legal Description: Lot 1, Block 12A, Diamond Valley Addition, City of Sioux Falls, Lincoln County, SD
Owner/Applicant: Alpine Real Estate, LLC

2. REZ-023575-2026: Rezoning from the RD-1 Twin Home/Duplex Residential—Suburban District to the C-2 Commercial—Neighborhood and Streetcar District located at 700 S. Sycamore Ave.

Legal Description: Lots 1-4, Block 4 and the W. 33' of Vacated Hampton Ave., Orient Addition, City of Sioux Falls, Lincoln County, SD
Owner: Eide Wash, LLC – Jim Lake
Owner: Tysdal Commercial, LLC – Ryan Tysdal

3. CU-023460-2026: Conditional Use Permit for an off-premises sign over 288 square feet located at 801 E. 41st St.
Legal Description: Tract 4, Teslow's 3rd Addition, City of Sioux Falls, Minnehaha County, SD
Owner: Switzenberg, LLC
Applicant: BookYourBillboard – Zach Neugebauer