

OFFICIAL MINUTES
SUMMERSET PLANNING AND ZONING COMMISSION
REGULAR MEETING
April 8th, 2025 @ 6:00 P.M.

The meeting was called to order by Chairman Brody Oldfield at 6:00 p.m.

Roll Call: Brody Oldfield, Dustin Hirsch, Casey Kenrick, Mitchell Woldt, and Brittni Bjorum. Absent: Mitchell Woldt. Also present was alternate Mike Martin and the City Administrator Lisa Schieffer.

Call for Changes: Motion by Woldt, second by Kenrick to approve the agenda of the meeting for April 8th, 2025. Motion carried.

Consent Calendar: Motion by Woldt, second by Hirsch to approve the minutes of the regular meeting of March 25th, 2025. Motion carried.

Summerset Comprehensive Plan/Summerset Draft Survey – Kailey Snyder.

Motion by Bjorum, second by Woldt, to open discussion on the Summerset Draft Survey. Motion carried.

Ms. Snyder did an overview of the draft survey and asked for input from the Board on questions geared towards Summerset. The survey, when finalized, will run for a 30-day period. The data will then be gathered, and Snyder will bring the same back before the Board.

Snyder will also be contacting a list of stakeholders when we start the public hearings.

Motion by Bjorum, second by Kenrick, to close discussion. Motion carried.

ADJOURNMENT

Motion by Hirsch, second by Bjorum to adjourn the meeting at 6:49 p.m. Motion carried.

Brielle Schrock, Finance Officer

Brody Oldfield, Chairman

Summerset Comprehensive Plan Survey

The City of Summerset is updating its Comprehensive Plan and wants your input!

The purpose of this survey is to provide an opportunity for residents to give their opinions about challenges and opportunities facing the community. This information will be used to draft the comprehensive plan intended to help create a better future for Summerset and improve the quality of life for the people that live and work here.

It is estimated this survey will take about 15 minutes to complete.

What is a Comprehensive Plan?

A comprehensive plan is a document utilized by a city government to help guide policy and decisions-making about the future growth and development of a community.

Your participation is greatly appreciated!

Visit the Summerset Comprehensive Plan project website at www.summersetplan.com for more information and ways to get involved.

**This survey will be available until:
(Date)**

Summerset Comprehensive Plan Survey

About You

1. Please check all of the following that apply to you:

- | | |
|--|--|
| <input type="checkbox"/> I live in Summerset year-round | <input type="checkbox"/> I own a business in Summerset |
| <input type="checkbox"/> I live in Summerset part-time (<i>seasonally</i>) | <input type="checkbox"/> I am a visitor in Summerset |
| <input type="checkbox"/> I live outside of Summerset city limits, but consider it "home" | <input type="checkbox"/> Prefer not to answer |
| <input type="checkbox"/> I work in Summerset | |

2. Do you have a child/children that attend the Meade 46-1 School District? (Please select all that apply):

- ☐ Piedmont Elementary School
- ☐ Stagebarn Middle School
- ☐ Sturgis Williams Middle School
- ☐ Sturgis Brown High School
- ☐ Prefer not to answer
- ☐ None of the above
- ☐ Other (please specify)

3. Do you have a child/children that attend the Rapid City 51-4 School District? (Please select all that apply):

- ☐ Blackhawk Elementary School
- ☐ West Middle School
- ☐ Central High School
- ☐ Stevens High School
- ☐ Prefer not to answer
- ☐ None of the above
- ☐ Other (please specify)

4. **How do you normally stay up to date on current events in Summerset?** Check all that apply.

☐ Newspaper

☐ City of Summerset website

☐ Social media

☐ Church

☐ TextMyGov

☐ School

☐ Newsletter

☐ Flyers posted at local businesses

☐ Word of mouth

☐ Not Applicable

☐ Other (please specify)

5. **What is your age range?**

☐ Under 18

☐ 45-54

☐ 18-24

☐ 55-64

☐ 25-34

☐ 65+

☐ 35-44

☐ Prefer not to answer

Summerset Comprehensive Plan Survey

Community Character & Services

6. Please rate Summerset in the following areas:

	Excellent	Good	Fair	Poor	Not Sure
Safety	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Aesthetics (look and feel)	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Community events	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Activities for youth	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Service for seniors	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Educational opportunities	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Employment opportunities	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Business opportunities	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Emergency preparedness	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Environmental friendliness	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>

7. Please provide any comments you have about the areas rated in the above question.

8. Please rate the following public services in Summerset:

	Excellent	Good	Fair	Poor	Not Sure
Sewer utilities	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Water utilities	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Trash collection	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Street maintenance	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Snow removal	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Street lighting	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Law enforcement	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Emergency services (e.g. fire, ambulance)	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Code enforcement	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
City government (administration)	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Public notification for city meetings, events, & issues	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>

9. Please provide any comments you have about the services rated in the above question.

Summerset Comprehensive Plan Survey

Housing

10. Do you rent or own the property where you live?

- ☐ Rent
- ☐ Own
- ☐ Prefer not to answer
- ☐ Other (please specify)

11. What are the biggest challenges related to housing in Summerset? Check up to three (3) of the following:

- | | |
|---|--|
| <input type="checkbox"/> Overall availability of housing for year-round residents | <input type="checkbox"/> Cost of lots/new construction |
| <input type="checkbox"/> Affordability/cost of existing housing | <input type="checkbox"/> Increasing property taxes |
| <input type="checkbox"/> Quality or condition of housing | <input type="checkbox"/> None of the above |
| <input type="checkbox"/> Lack of variety of housing types | <input type="checkbox"/> Not sure |
| <input type="checkbox"/> Availability of buildable lots for new construction | |
| <input type="checkbox"/> Other (please specify) | |

12. What types of housing are most needed in Summerset? Check up to three (3) of the following:

- | | |
|--|---|
| <input type="checkbox"/> Single-family residences | <input type="checkbox"/> Manufactured/mobile home parks |
| <input type="checkbox"/> Townhomes/condominiums/duplexes | <input type="checkbox"/> Affordable housing |
| <input type="checkbox"/> Apartments | <input type="checkbox"/> Senior housing (e.g. assisted living facilities, nurse homes...) |
| <input type="checkbox"/> Long-term rental properties | <input type="checkbox"/> Not sure |
| <input type="checkbox"/> Other (please specify) | |

13. Please provide any comments related to the current housing situation in Summerset below.

Summerset Comprehensive Plan Survey

Transportation

14. Which of the following are most important as they relate to improving transportation in Summerset? Check up to three (3) of the following:

- | | |
|---|--|
| <input type="checkbox"/> Improving city streets | <input type="checkbox"/> Public Transportation |
| <input type="checkbox"/> More parking available in commercial areas | <input type="checkbox"/> Traffic Safety |
| <input type="checkbox"/> More parking available in residential areas | <input type="checkbox"/> None of the above |
| <input type="checkbox"/> Pedestrian Infrastructure (e.g. sidewalks, crosswalks, etc.) | <input type="checkbox"/> Not sure |
| <input type="checkbox"/> Bike Infrastructure (e.g. lanes, paths, trails, etc.) | |
| <input type="checkbox"/> Other (please specify) | |

15. Please comment on any transportation safety concerns in the area. (unsafe intersections, safe routes to schools, etc.)

16. Please provide any comments related to transportation in Summerset and/or identify any specific locations in need of transportation improvements. (e. g., street repairs, sidewalks, or bike paths needed, etc.)

Summerset Comprehensive Plan Survey

Parks & Recreation

17. How satisfied are you with Summerset's existing parks and recreation facilities?

- ☐ Very satisfied
- ☐ Somewhat satisfied
- ☐ Neither satisfied nor dissatisfied
- ☐ Somewhat dissatisfied
- ☐ Very dissatisfied
- ☐ Not Sure

18. What additional recreation facilities or improvements are needed in Summerset?

Check up to three (3) of the following:

- | | |
|---|---|
| <input type="checkbox"/> Playgrounds | <input type="checkbox"/> Summer programs/activities |
| <input type="checkbox"/> Picnic shelters | <input type="checkbox"/> Winter programs/activities |
| <input type="checkbox"/> Athletic fields (<i>e.g. baseball, football, soccer, etc.</i>) | <input type="checkbox"/> Dog park |
| <input type="checkbox"/> Outdoor exercise stations | <input type="checkbox"/> None of the above |
| <input type="checkbox"/> Community gardens | <input type="checkbox"/> Not sure |
| <input type="checkbox"/> Biking and walking paths | |
| <input type="checkbox"/> Other (please specify) | |

19. Please provide any comments you have about parks and recreation in Summerset.

Summerset Comprehensive Plan Survey

Land Use & Development

20. Which of the following statements best describes your opinion about the future growth and development of Summerset?

- ☐ Growth and development should be encouraged as much as possible.
- ☐ Limited growth and development should be encouraged.
- ☐ Minimal (or no) growth and development should be encouraged.
- ☐ Not Sure

21. If the city were to see growth and development, which areas or directions would you like to see the city prioritize? (e.g. east of I-90, west of I-90, Exit 48 (Stage Stop Road), Exit 52 along Peaceful Pines)

22. What types of development are most needed in Summerset? Check up to three (3) of the following:

- ☐ Residential (e.g. housing developments, apartments, assisted living facilities, etc.)
- ☐ Local commercial (e.g. businesses primarily serving residents, such as grocery and clothing stores, offices, etc.)
- ☐ Tourism-oriented commercial (e.g. businesses primarily serving visitors, such as hotels, attractions, etc.)
- ☐ Community facilities (e.g. schools, community center, museums, medical centers, etc.)
- ☐ Recreational (e.g. parks, trails, etc.)
- ☐ Mixed-use (e.g. both residential and commercial uses in one building)
- ☐ Industrial (e.g. manufacturing and warehouse facilities)
- ☐ Parking areas
- ☐ None of the above
- ☐ Not sure
- ☐ Other (please specify)

23. How important are each of the following as they relate to the future development of Somerset?

	Very Important	Somewhat Important	Not Very Important	Not Important	Not Sure
Encouraging infill development within city limits	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Expanding city limits	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Updating land use regulations	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Ensuring new buildings fit with the character of the community	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Creating a city center	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Preserving space for cultural and public services (library, community center, museums...)	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Preserving space for future school expansion	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Preserving natural areas and open spaces	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>

24. What other items or issues are important to you relating to the future growth and development of Somerset?

Summerset Comprehensive Plan Survey

Economic Development

25. Which of the following are most important relating to future economic development in Summerset? Check up to three (3) of the following:

- | | |
|--|---|
| <input type="checkbox"/> Planning more community events in Summerset | <input type="checkbox"/> Providing more parking |
| <input type="checkbox"/> Creating more job opportunities for local residents | <input type="checkbox"/> Continued collaboration with surrounding communities |
| <input type="checkbox"/> Attracting more businesses to locate in Summerset | <input type="checkbox"/> Developing the area's workforce |
| <input type="checkbox"/> Helping existing businesses to expand and grow | <input type="checkbox"/> Providing opportunities and guidance for young/new entrepreneurs |
| <input type="checkbox"/> Providing more shopping opportunities for locals | <input type="checkbox"/> Not sure |
| <input type="checkbox"/> Other (please specify) | |

26. What types of businesses or services are most needed in Summerset? Check up to four (4) of the following:

- ☐ Retail(e.g. coffee shops, clothing stores, hardware stores, etc.)
- ☐ Entertainment(e.g. restaurants, theaters, etc.)
- ☐ Business and personal services(e.g. banks, attorneys, salons, florists, etc.)
- ☐ Social services(e.g. food and housing assistance, non-profits, etc.)
- ☐ Childcare(e.g. day care centers, preschools, after-school programs, etc.)
- ☐ Healthcare(e.g. doctors, dentists, physical therapy, etc.)
- ☐ Recreation and wellness(e.g. gym, yoga studio, nutritionist, etc.)
- ☐ Cultural and educational(e.g. museums, community education, trainings, etc.)
- ☐ Tourism-related(e.g. gift shops, hotels, etc.)
- ☐ Agricultural(e.g. equipment sales and service, animal feed stores, etc.)
- ☐ Construction and repair services(e.g. contractors, auto repair, etc.)
- ☐ Manufacturing(e.g. industrial warehouses, factories, etc.)
- ☐ Local Food Networks (e.g. farmers' market, urban farming, local food bank, community garden, etc.)
- ☐ Not Sure
- ☐ Other (please specify)

27. Please provide any comments you have about how to improve the economy in Summerset.

Summerset Comprehensive Plan Survey

Final Comments

28. What do you like most about Summerset?

29. What improvements would make Summerset even better?

30. What are the biggest challenges facing Summerset?

31. Please provide any final comments, concerns, or suggestions related to the future growth and development of Summerset.

Summerset Comprehensive Plan Survey

Thank You!

Thank you for completing this survey.

For more information about the Summerset Comprehensive Plan, please visit:

www.summersetsdplan.com