

**CITY OF TEA**  
**PLANNING AND ZONING MEETING**  
**DECEMBER 13<sup>TH</sup>, 2022**  
**TEA CITY HALL**  
**5:30 pm**

1. Call to Order:
2. Approval of the Agenda
3. November 9<sup>th</sup>, 2022 Minutes
4. Public Comment
5. Plat: Tract 1, GC Estates Addition, City of Tea, SD 57064.
6. 5:40 Public Hearing – Conditional Use Permit 22-07, Home Business – Massage Therapy.
7. 5:45 Public Hearing – Rezone Tract 1, GC Estates Addition, City of Tea from AG – Agriculture to R2-Residential district.
8. Empire Companies Building Plans BP22-345 – 2035 Merchant St.
9. 2021 International Building Codes & Amendments (IBC, IRC, IMC, IEBC, IPMC).
10. Plat: Lots 3, 4, 5, Block 8, Bakker Landing 1<sup>st</sup> Addition, City of Tea.
11. Revised Zoning Ordinance – Districts
12. Inspection Sheets
13. Other Business

- **2023 P&Z Meeting Dates**

January 10 <sup>th</sup>	February 14 <sup>th</sup>
March 14 <sup>th</sup>	April 11 <sup>th</sup>
April 25 <sup>th</sup>	May 9 <sup>th</sup>
May 23 <sup>rd</sup>	June 13 <sup>th</sup>
June 27 <sup>th</sup>	July 11 <sup>th</sup>
July 25 <sup>th</sup>	August 8 <sup>th</sup>
August 22 <sup>nd</sup>	September 12 <sup>th</sup>
September 26 <sup>th</sup>	October 10 <sup>th</sup>
November 14 <sup>th</sup>	December 12 <sup>th</sup>

Adjourn