

ORDINANCE #2022-05

AN ORDINANCE OF CLAY COUNTY, SOUTH DAKOTA, AMENDING ORDINANCE NO. 2013-04, BEING THE 2013 REVISED ZONING REGULATIONS FOR CLAY COUNTY BY ADDING CHAPTER 3.15 CAMPGROUND FACILITIES UNDER, ARTICLE 3 GENERAL DISTRICT REGULATIONS.

BE IT ORDAINED BY THE COUNTY COMMISSION OF CLAY COUNTY, SOUTH DAKOTA AS FOLLOWS:

Section 1. That the Purpose of Chapter 4.05.05 of the 2013 Revised Zoning Regulations for Clay County is hereby amended to read as follows:

That a NEW SECTION be ADDED to the Clay County Zoning Ordinance under Article 3 – General District Regulations – to read as follows:

Section 3.15 CAMPGROUND FACILITIES. A conditional use application is required for a Campground Facilities with more than four (4) campsites (Private, Public, or Commercial Recreation Facility) following the requirements of Article 11. The application shall be evaluated, and conditions established using the criteria in Section 3.15.

A. A designated campground intended for the placement of more than four (4) campsites camping units on rented lots and where the internal service roads are not publicly dedicated shall meet the following minimum standards:

1. A site plan for the designated campground shall be prepared to show the campground's layout including lot lines, the road system, camping units, and a spacing diagram for all structures/lots. Upon approval of the conditional use for the designated campground, the plan shall be filed with the Zoning Administrator and govern all future development.
2. Access roads shall be provided to each campsite, and all access roads shall have a minimum unobstructed width of fourteen (14) feet for all one-way roads, and twenty (20) feet for all two-way roads. Road surface shall be, at a minimum, gravel or crushed rock.
3. Each lot shall have a minimum of at least two thousand (2500) square feet size in which the designated camping unit/campground is located.
4. No mobile homes/manufactured homes shall be located in any campground, except that 1 (one) shall be permitted as an office for the campground.
5. Garbage and rubbish storage and disposal shall be handled in such a manner so as not to create a health hazard, rodent harborage, insect breeding areas, accident or fire hazards, or water/air pollution.
6. The campground shall provide a sanitary method of disposing of solid waste