

Appendix A

Performance Standards for the General Industrial District

PERFORMANCE STANDARDS

1. OCCUPATION NOISE. Any use established shall be so operated that no noise resulting from the use is perceptible beyond the boundaries of that plat line of the site on which such use is located. This standard shall apply to incidental traffic, parking, loading, construction, or maintenance operation.
2. SMOKE AND PARTICULATE MATTER. Any use established, enlarged, or remodeled after the effective date of the ordinance codified in this ordinance shall be so operated as to control the emission of smoke or particulate matter to the degree that it is not detrimental to or shall endanger the public health, safety, comfort, or general welfare of the public.
3. TOXIC OR NOXIOUS MATTER. Any use established shall be so operated as not to discharge across the boundaries of the lot or through percolation into the subsoil beyond the boundaries of the lot wherein such use is located, toxic or noxious matter.
4. ODORS. Any use established, enlarged, or remodeled shall be so operated as to prevent the emission of odorous matter of such quantity as to be readily detectable at any point beyond the lot line of the site on which such use is located.
5. VIBRATION. Any use creating periodic earth-shaking vibrations, such as may be created from a drop forge shall be prohibited if such vibrations are perceptible beyond the lot line of the site on which the use is located. The standard shall not apply to vibrations created during the process of construction.
6. EXPLOSIVES. Any use requiring storage, utilization, or manufacturing of products which could decompose by detonation shall be located not less than 500 feet of the Rural-Residential (RR) district line.
7. SCREENING. Any use in the (I) industrial district abutting on the (RR) district shall effectively screen any open storage from eye level vision by providing and maintaining a wall, fence, or 30-foot-wide planting strip to screen and reduce the noise, dust, and vision between two uses. Such wall or fence shall be 6 feet in height and at least 50 percent closed.
8. WASTE MATERIAL. Waste material resulting from or used in industrial or commercial manufacturing, fabricating, servicing, processing, or trimming shall not be washed into the public storm sewer system nor the sanitary sewer system, but shall be disposed of in a manner approved by the county engineer. The engineer may establish appropriate regulations and standards therefore.

Planning and Zoning Ordinance

Appendix B

MCPHERSON COUNTY SUBDIVISION REGULATIONS

An Ordinance establishing rules, regulations, and standards governing the subdivision of the land within McPherson County, South Dakota, and providing harmonious development of the county and its environs for the coordination of streets within subdivisions with other existing or planned streets or with other features of the comprehensive plan of the county for adequate open spaces for traffic, recreation, light and air, and for a distribution of population and traffic which will tend to create conditions favorable to health, safety, convenience, or prosperity.

Now, therefore, be it enacted by McPherson County, South Dakota.

ARTICLE 1

GENERAL PROVISIONS

SECTION 101 - Purpose

These regulations shall be for the purpose of promoting harmonious development through the implementation of the McPherson County Comprehensive Plan.

SECTION 102 - Extent of Regulation

The provisions of these regulations shall apply to every addition to, or subdivision within McPherson County, South Dakota, and their prescribed area of extra-territorial jurisdiction. No plat of a subdivision of land shall be filed or recorded until it has been submitted to the Planning and Zoning Board for their review and then approved by the Board of County Commissioners.

SECTION 103 - Definitions

For the purposes of this ordinance, certain terms or words used herein shall be interpreted as follows:

The word *person* includes a firm, association, organization, partnership, trust, company, or corporation as well as an individual.

The present tense includes the future tense, the singular number includes the plural, and the plural number includes the singular.

Planning and Zoning Ordinance