

2016plat003 – May 3rd, 2016

Prepared by Richard Haugen

Applicant/Owner: Risty Farms Inc., 45956 216th St, Volga, SD 57071

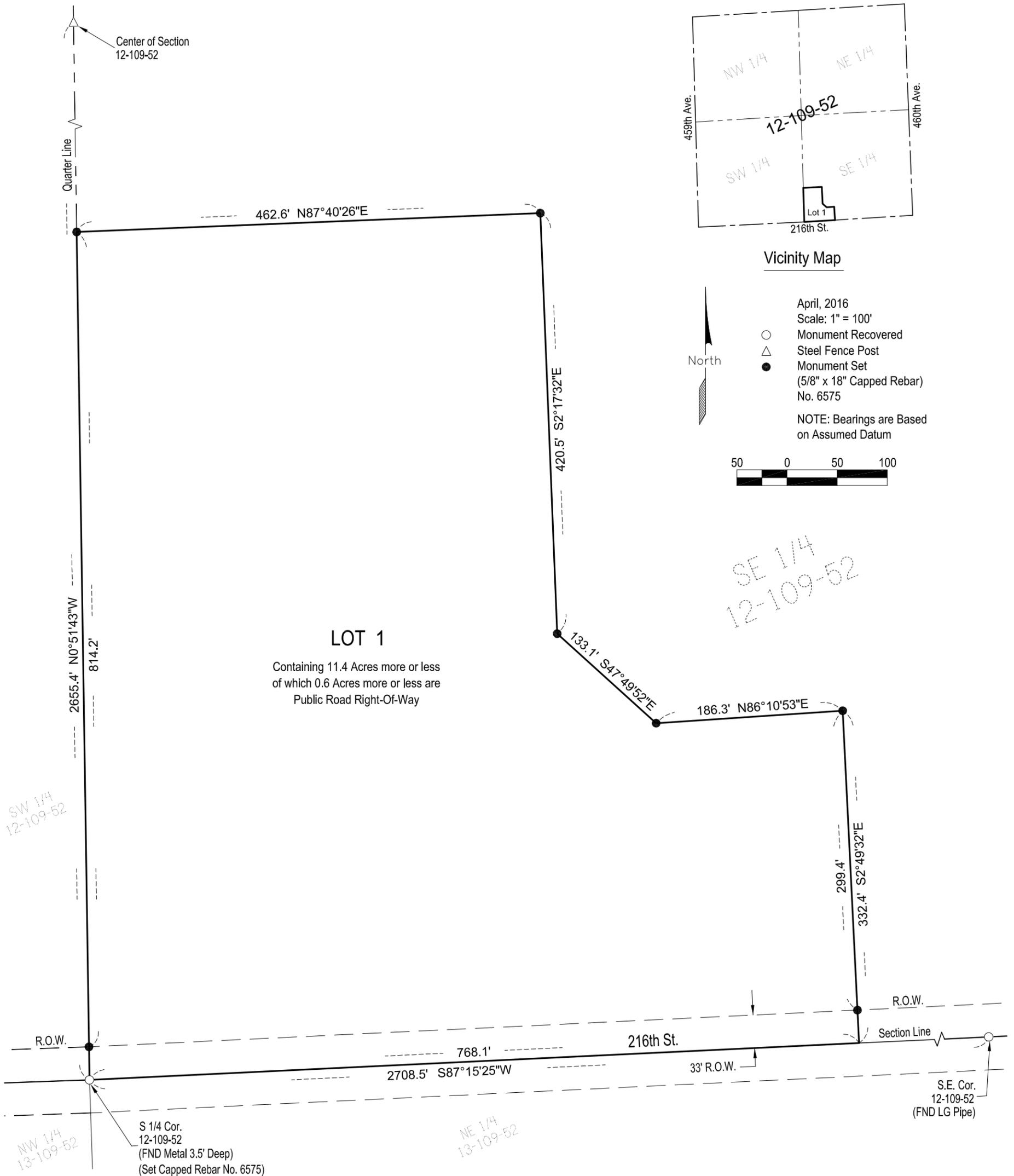
Legal Description: “Plat of Lot 1 of Wills Addition in the SE1/4 of Section 12, Township 109 North, Range 52 West of the 5th P.M., Brookings County, South Dakota.”

2016plat003: Risty Farms Inc. has submitted a plat for Lot 1 of Wills Addition, with an address of 45956 216th St, Volga, SD, located in the SE1/4 of Section 12, T109N, R52W which they own. Lot 1 is for 11.4 acre existing established building site.

Subdividing of an established building site is an allowed policy in the 2016 Brookings County Comprehensive Plan; “Exception to large lot residential development”- Policy # 3 found on page 45 of the Comprehensive Plan.

Established residences are a permitted use in the Brookings County Zoning Ordinance, Article 11:00-Agricultural District; Section 11:01-“A”-Agricultural District: Permitted Uses # 2, found on page 11.00-1.

**PLAT OF
LOT 1 OF WILLS ADDITION IN THE SE 1/4 OF SECTION 12, TOWNSHIP 109 NORTH,
RANGE 52 WEST OF THE 5TH P.M., BROOKINGS COUNTY, SOUTH DAKOTA**



SURVEYOR'S CERTIFICATE

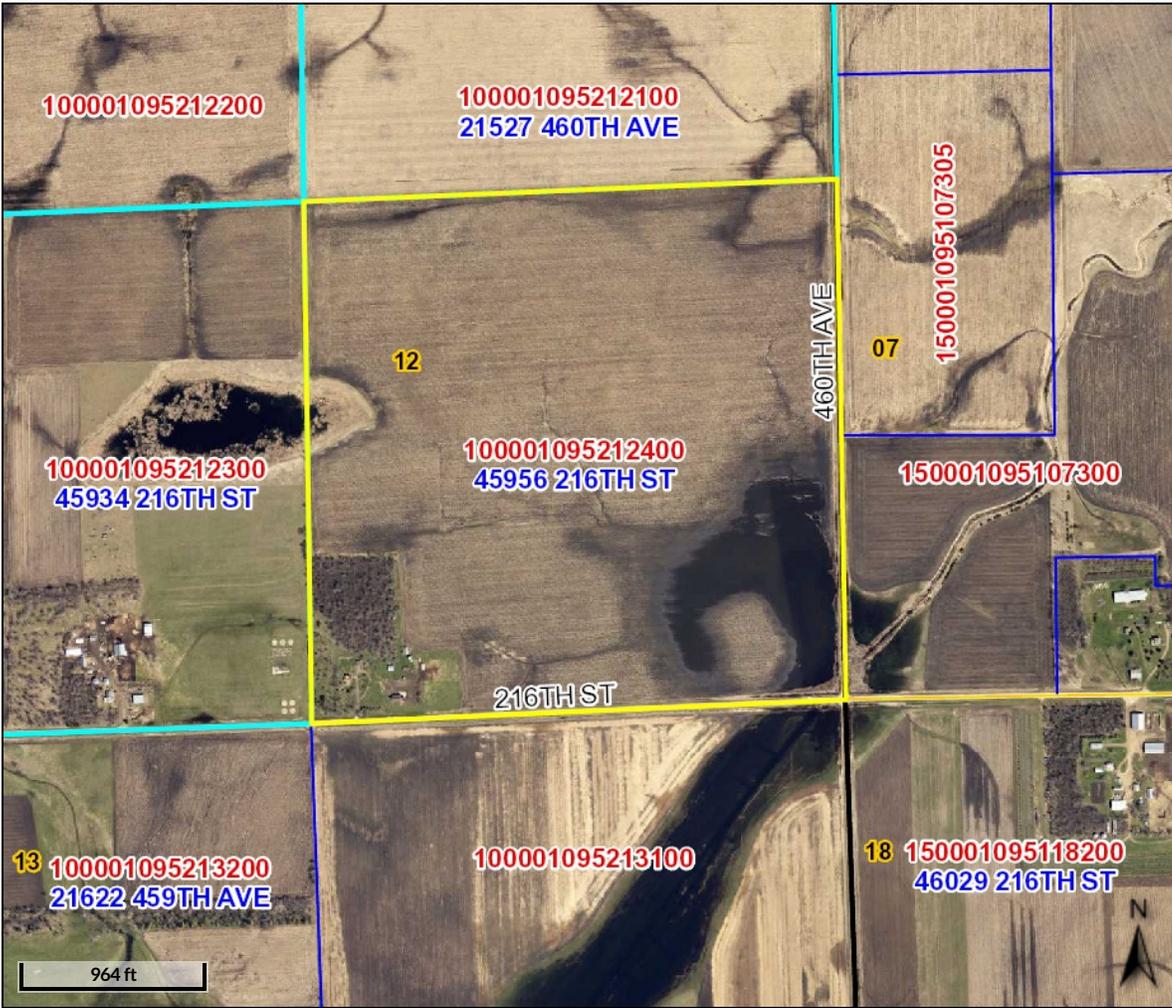
I, Mike J. Lapka, a Registered Land Surveyor of the State of South Dakota, do hereby certify that I did on or before April 7th, 2016, survey a parcel of land located in the SE 1/4 of Section 12, T109N, R52W of the 5th P.M., Brookings County, South Dakota, as shown on the plat, and marked upon the ground thereof in the manner shown on the plat and that the attached is a true and correct representation of said survey and that the parcel of land so platted contains: "PLAT OF LOT 1 OF WILLS ADDITION IN THE SE 1/4 OF SECTION 12, TOWNSHIP 109 NORTH, RANGE 52 WEST OF THE 5TH P.M., BROOKINGS COUNTY, SOUTH DAKOTA".

IN WITNESS WHEREOF, I have executed the Surveyor's Certificate this 7th day of April, 2016.

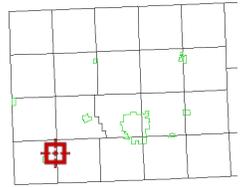
Prepared By:



Civil Engineers & Land Surveyors
Brookings, South Dakota
Ph. 605-696-3200



Overview



Legend

-  Brookings City Limits
-  City Limits
-  Township Boundar
-  Sections
-  Parcels
-  Roads

Parcel ID	100001095212400	Alternate ID	n/a	Owner Address	RISTY FARMS INC
Sec/Twp/Rng	12-109-52	Class	AGA		45956 216TH ST
Property Address	45956 216TH ST	Acreage	160		VOLGA SD 57071
	VOLGA				
District	1005				
Brief Tax Description	SE 1/4 SEC 12-109-52 160.0 AC				
	(Note: Not to be used on legal documents)				

Date created: 4/12/2016