

#20-48

BROOKINGS COUNTY DEVELOPMENT

Planning, Zoning and Drainage / Emergency Management

Brookings City & County Government Center

520 3rd Street, Suite 200

Brookings, SD 57006

(605) 696-8350

E-Mail: zoning@brookingscountysd.gov

Brookings County Commission

December 22, 2020 meeting.

December 2, 2020: The Brookings County Planning and Zoning Commission recommends approval of plat 2020plat027 with a unanimous vote of 8-ayes and 0-nays, at their December 1, 2020 meeting.

Brookings County Planning and Zoning Commission

December 1, 2020 – 7:00 PM meeting

2020plat027 – December 1, 2020

Prepared by Richard Haugen

Applicant/Owner: Robert Thompson, 45956 206th St, Bruce, SD 57220.

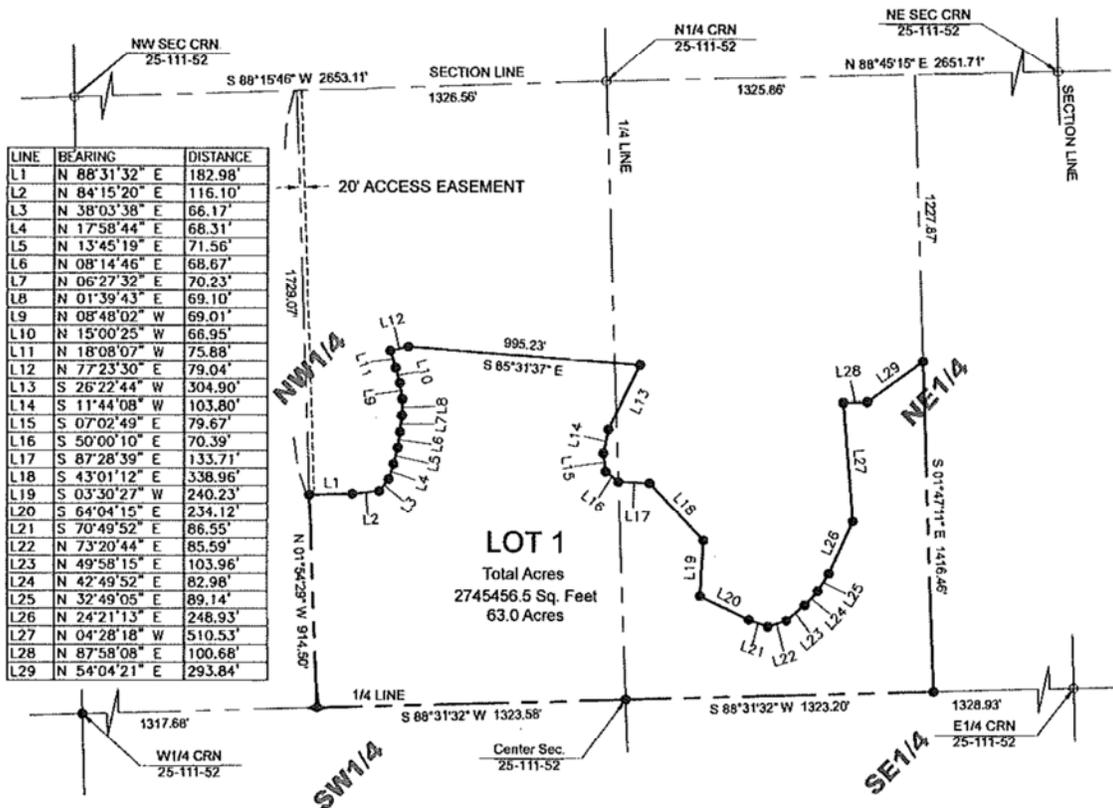
Legal Description: "Plat of Lot 1 of Thompson's Addition in the East 1/2 Northwest 1/4 & West 1/2 Northeast 1/4 of Section 25, Township 111 North, Range 52 West of the 5th Principal Meridian, Brookings County, South Dakota."

2020plat027: Robert Thompson, is platting off 63.0 acres of pasture and crop land from the 160.0 acres he owns. The plat contains a 20 foot access easement as it does not lay near a road.

The plat meets the platting requirements for the 2016 Comprehensive Plan-Unincorporated Rural Area Land Use statement on page 24 for Agricultural Land Use.

A PLAT OF LOT 1 OF THOMPSON'S ADDITION

IN THE E1/2 NW1/4 & W1/2 NE1/4 OF SECTION 25, TOWNSHIP 111 NORTH, RANGE 52 WEST
OF THE 5TH P.M. IN BROOKINGS COUNTY, SOUTH DAKOTA.



LINE	BEARING	DISTANCE
L1	N 88°31'32" E	182.98'
L2	N 84°15'20" E	116.10'
L3	N 38°03'38" E	66.17'
L4	N 17°58'44" E	66.31'
L5	N 13°45'19" E	71.56'
L6	N 08°14'46" E	68.67'
L7	N 06°27'32" E	70.23'
L8	N 01°39'43" E	69.10'
L9	N 08°48'02" W	69.01'
L10	N 15°00'25" W	66.95'
L11	N 18°08'07" W	75.88'
L12	N 77°23'30" E	79.04'
L13	S 26°22'44" W	304.90'
L14	S 11°44'08" W	103.80'
L15	S 07°02'49" E	79.67'
L16	S 50°00'10" E	70.39'
L17	S 87°28'39" E	133.71'
L18	S 43°01'12" E	338.96'
L19	S 03°30'27" W	240.23'
L20	S 64°04'15" E	234.12'
L21	S 70°49'52" E	86.55'
L22	N 73°20'44" E	85.59'
L23	N 49°58'15" E	103.96'
L24	N 42°49'52" E	82.98'
L25	N 32°49'05" E	89.14'
L26	N 24°21'13" E	248.93'
L27	N 04°28'18" W	510.53'
L28	N 87°58'08" E	100.68'
L29	N 54°04'21" E	293.84'

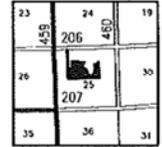
SURVEYOR'S CERTIFICATE

I, Ronald W. Golden, a Registered Land Surveyor in the State of South Dakota, do hereby certify that I did on or before October 10th, 2020, at the request of the owner, surveyed and platted a portion of the East Half of the Northwest Quarter (E1/2NW1/4) and the West Half of the Northeast Quarter (W1/2NE1/4) of Section Twenty-Five (25), Township One Hundred Eleven (111) North, Range Fifty-Two (52) West of the 5th P.M., Brookings County, South Dakota. The portion of the parcel so platted being that shown on the accompanying plat as :
LOT 1 OF THOMPSON'S ADDITION IN THE EAST HALF OF THE NORTHWEST QUARTER (E1/2NW1/4) AND THE WEST HALF OF THE NORTHEAST QUARTER (W1/2NE1/4) OF SECTION TWENTY-FIVE (25), TOWNSHIP ONE HUNDRED ELEVEN (111) NORTH, RANGE FIFTY-TWO (52) WEST OF THE 5th P.M. IN BROOKINGS COUNTY, SOUTH DAKOTA.

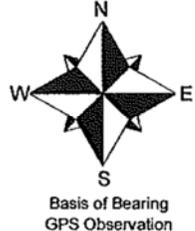
This plat correctly shows the results of this survey and each corner is monumented as shown on said plat.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 7th day of December, 2020.

Ronald W. Golden
 Ronald W. Golden, RLS
 Registration No. 6573



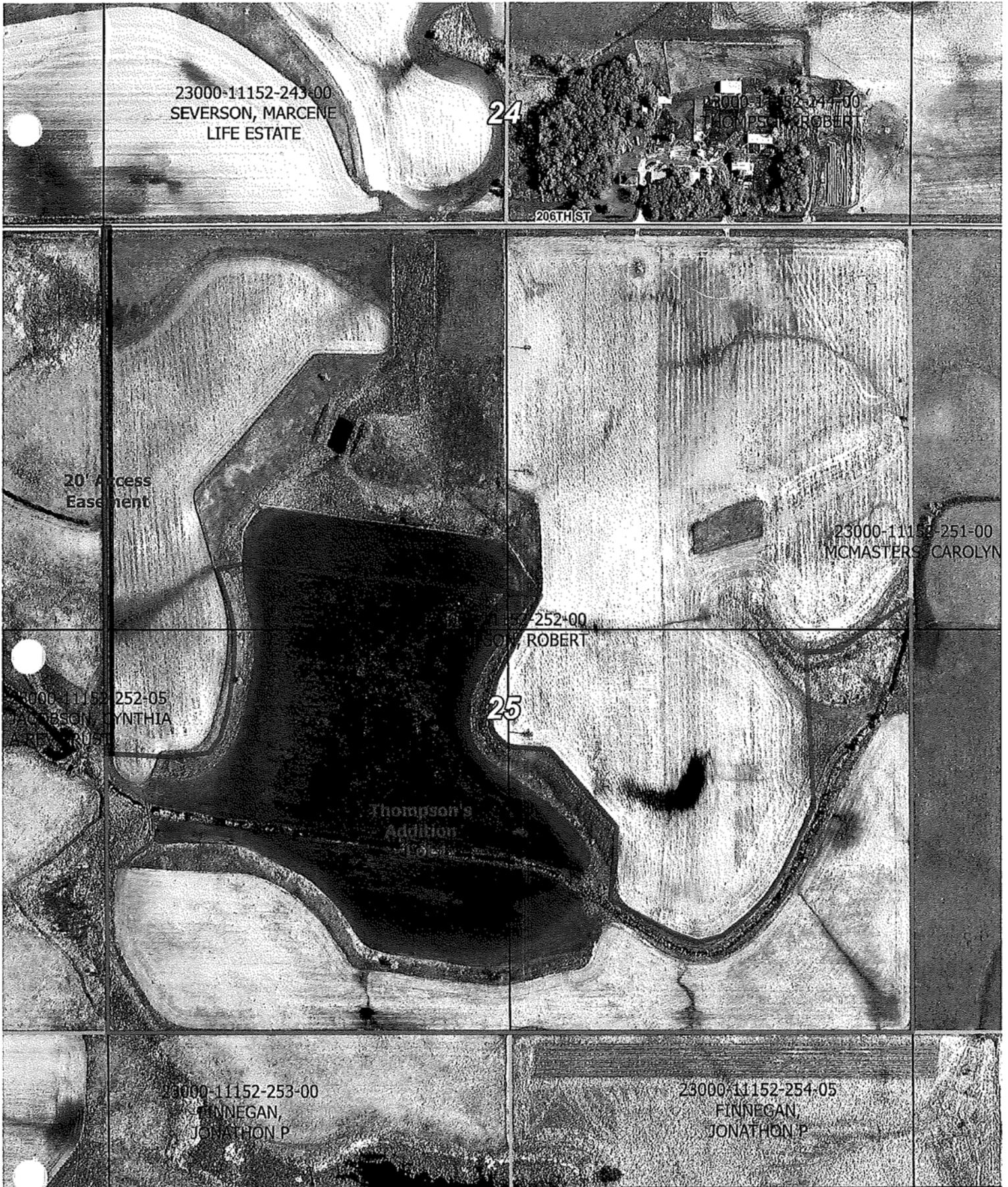
VICINITY MAP
25-111-52



SCALE: 1" = 500'

LEGEND

- SET 5/8" REBAR w/ CAP
- FOUND IRON MONUMENTATION
- SECTION LINE
- - - 1/4 LINE
- PROPERTY LINE
- - - - PUBLIC RIGHT OF WAY



23000-11152-243-00
SEVERSON, MARCENE
LIFE ESTATE

24

23000-11152-244-00
THOMPSON, ROBERT

206TH ST

20' Access
Easement

23000-11152-251-00
MCMASTERS, CAROLYN

23000-11152-252-00
THOMPSON, ROBERT

25

23000-11152-252-05
SEVERSON, SYNTHIA

Thompson's
Addition

23000-11152-253-00
FINNEGAN,
JONATHON P

23000-11152-254-05
FINNEGAN,
JONATHON P

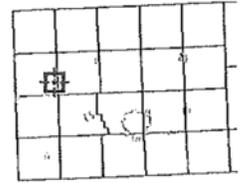
Lot 1 - Thompson's Addition



2020 plat 027



Overview



Legend

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

Parcel ID	230001115225200	Alternate ID	n/a	Owner Address	THOMPSON, ROBERT
Sec/Twp/Rng	25-111-52	Class	AGA		45956 206TH ST
Property Address		Acreage	160		BRUCE SD 57220
District	2305				
Brief Tax Description	E 1/2 NW 1/4, W 1/2 NE 1/4 SEC 25-111-52 160.0 AC				
	(Note: Not to be used on legal documents)				

Date created: 11/12/2020
 Last Data Uploaded: 11/12/2020 8:04:35 AM

Developed by Schneider
 GEOSPATIAL