

20-09

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
March 10, 2020 meeting.

February 5, 2020: The Brookings County Planning and Zoning Commission recommends approval of plat 2020plat003 with a unanimous vote of 9-aye and 0-nays, at their February 4, 2020 meeting.

Brookings County Planning and Zoning Commission
February 4, 2020 – 7:30 PM meeting

2020plat003 – February 4, 2020

Prepared by Richard Haugen

Applicant/Owner: Vance Goodfellow, 46075 204th St, Bruce, SD 57220

Legal Description: "Plat of Lots 1A and 2A of Goodfellow Addition in the N1/2 of the NE1/4 of Section 18, T111N, R21W, of the 5th P.M., Brookings County, South Dakota."

2020plat003: Vance Goodfellow re-platting Lots 1 and Lot 2 of "Plat of Lots 1 and 2 Goodfellow Addition and Lot 1 of Myrth Williamson Trust Addition, all in the N1/2 of the NE1/4 of Section 18, T111N, R51W of the 5th P.M., Brookings County, South Dakota" that was originally platted on December 15, 2015 " to Lots 1A and 2A for a property line adjustment. Lot 1A contains 35.5 acres and Lot 2A contains 5 acres with the existing homestead with a house and outbuildings. Lot 1A is a buildable lot for a residence.

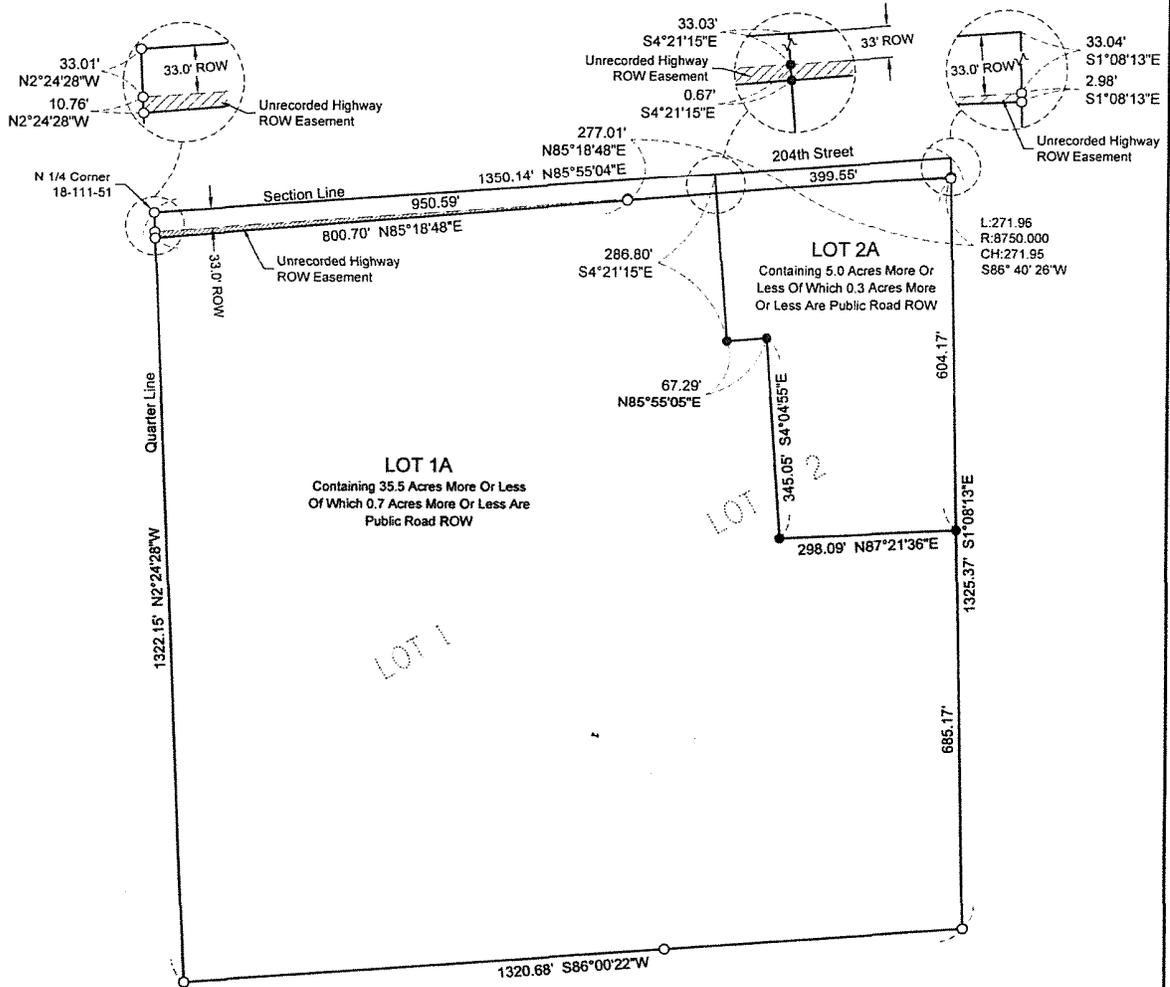
The plat meets the platting requirements for the 2016 Comprehensive Plan-Unincorporated Rural Area Land Use statement on page 24 for Agricultural Land Use.

2020plat003
Staff Report
February 4, 2020

PLAT OF

LOTS 1A AND 2A OF GOODFELLOW ADDITION IN THE N 1/2 OF THE NE 1/4 OF SECTION 18, T111N, R51W OF THE 5TH P.M., BROOKINGS COUNTY, SOUTH DAKOTA.

THIS PLAT TO VACATE AND REPLAT LOTS 1 AND 2 OF GOODFELLOW ADDITION OF "PLAT OF LOTS 1 AND 2 OF GOODFELLOW ADDITION AND LOT 1 OF MYRTH WILLIAMSON TRUST ADDITION, ALL IN THE N 1/2 OF THE NE 1/4 OF SECTION 18-T111N-R51W OF THE 5TH P.M., BROOKINGS COUNTY, SOUTH DAKOTA", FILED FOR RECORD ON DECEMBER 15TH, 2015 AT 3:00 P.M. IN PLAT BOOK 33, PAGE 68.



January, 2020
 Scale: 1" = 200'
 ○ Monument Recovered
 ● Monument Set
 (5/8" x 18" Capped Rebar RLS 10400)
 Bearings are Based on Assumed Datum

SURVEYOR'S CERTIFICATE

I, Andrew E. Kangas, a Registered Land Surveyor of the State of South Dakota, do hereby certify that on or before the 16th day of January, 2020 and at the request of the owner of the real property hereinafter described, surveyed and platted a portion of the N 1/2 of the NE 1/4 of Section 18, Township 111 North, Range 51 West of the 5th P.M. Brookings County, South Dakota, as shown on the plat, and marked upon the ground boundaries thereof in the manner shown on the plat, and that the attached plat is a true and correct representation of said survey and that the parcel of land so platted contains: "PLAT OF LOTS 1A AND 2A OF GOODFELLOW ADDITION IN THE N 1/2 OF THE NE 1/4 OF SECTION 18, T111N, R51W OF THE 5TH P.M., BROOKINGS COUNTY, SOUTH DAKOTA".

IN WITNESS WHEREOF, I have executed this Surveyor's Certificate this 16th day of January, 2020.



Prepared By:
CIVIL DESIGN INC

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

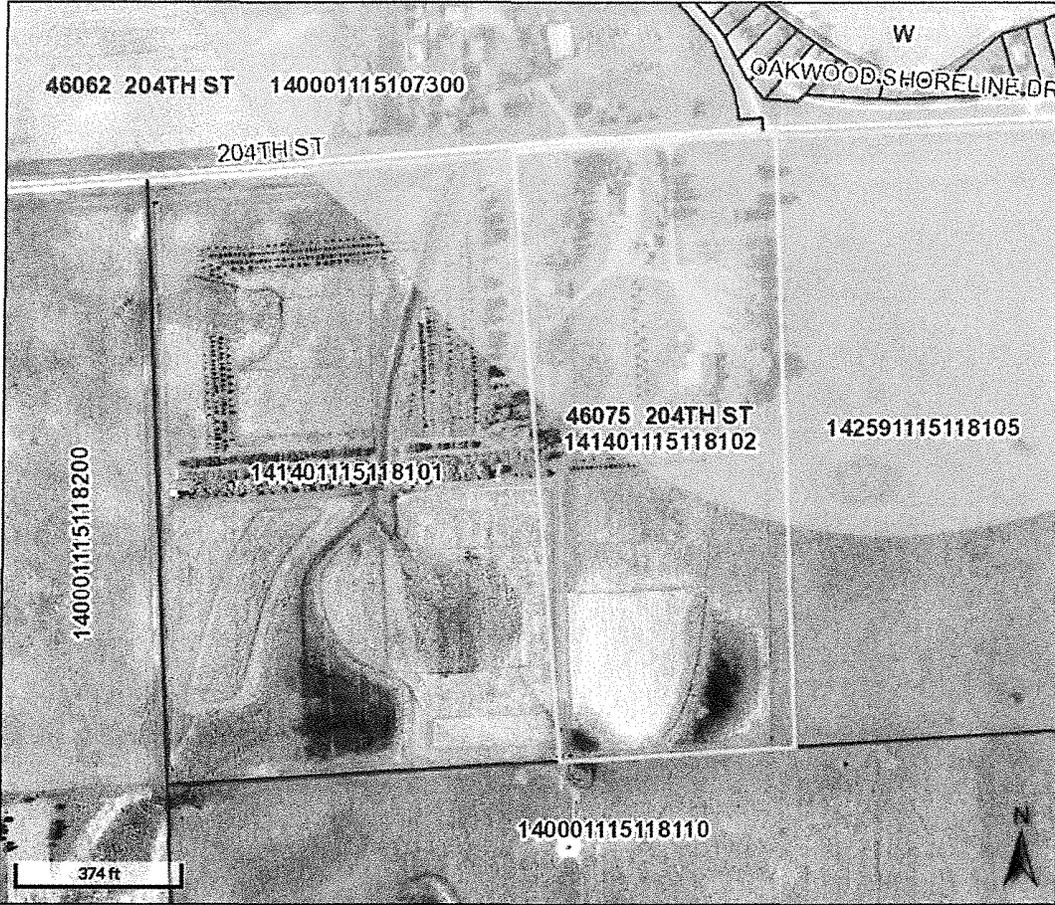


Goodfellow Addition - Lots 1A & 2A

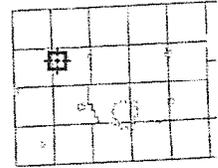


2020 plat003 District Layer Map

BeaconTM Brookings County, SD



Overview



Legend

- Brookings City Limits
- City Limits
- Township Boundar Sections
- Zoning Districts**
- Commercial/Indus
- Lake/Park District
- Natural Resource District
- Parcels
- Roads

Parcel ID	141401115118102	Alternate ID	n/a	Owner Address	GOODFELLOW, VANCE
Sec/Twp/Rng	18-111-51	Class	AGC		46075 204TH ST
Property Address	46075 204TH ST BRUCE	Acreage	16		BRUCE SD 57220
District	1405				
Brief Tax Description	GOODFELLOW ADDN LOT 2 N 1/2 NE 1/4 SEC 18-111-51 16.0 ACRES (Note: Not to be used on legal documents)				

Date created: 1/15/2020
Last Data Uploaded: 1/15/2020 8:05:01 AM

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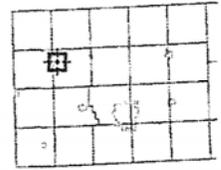
Beacon™

2020 plat 003

Brookings County, SD



Overview



Legend

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

Parcel ID	141401115118101	Alternate ID	n/a	Owner Address	GOODFELLOW, VANCE
Sec/Twp/Rng	18-111-51	Class	AGC		46075 204TH ST
Property Address		Acreege	24.5		BRUCE SD 57220
District	1405				
Brief Tax Description	GOODFELLOW ADDN LOT 1 N 1/2 NE 1/4 SEC 18-111-51 24.5 ACRES				
	(Note: Not to be used on legal documents)				

Date created: 1/14/2020
 Last Data Uploaded: 1/14/2020 8:07:15 AM

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