

#21-19

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: countydevelopment@brookingscountysd.gov

Brookings County Commission

April 20, 2021 meeting.

April 7, 2021: The Brookings County Planning and Zoning Commission recommends approval of plat 2021plat004 with a unanimous vote of 9-ayes and 0-nays, at their April 6, 2021 meeting.

2021plat004 – April 6, 2021

Prepared by Richard Haugen,

Applicant/Owner: N.E. Hansen LLC, by Jason Harms, 337 22nd Ave S, Brookings, SD 57006

Site Address: 1501 US Highway 14 By Pass, Brookings, SD 57006.

Legal Description: "Plat of TRACT 1 OF HANSEN ADDITION IN THE NW1/4 EXCEPT LOT H-1 AND H-2 OF SECTION 20-T110N-R49W OF THE 5TH P.M., BROOKINGS COUNTY, SOUTH DAKOTA."

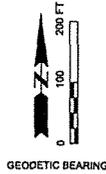
2021plat004: N. E. Hansen LLC, by Jason Harms is platting off 18.84 acres from the 132.90 acres they own. The 18 acres has road access off of 34th Ave and abuts the City limits of Brookings.

The 18 acres is not a build-able lot for a residence, but could be used to build accessory buildings.

PLAT OF
TRACT 1 OF HANSEN ADDITION

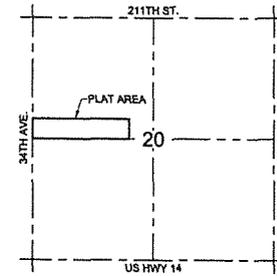
IN THE NW1/4 EXCEPT LOT H-1 AND H-2 OF SECTION 20-T110N-R49W OF THE 5TH P.M., BROOKINGS COUNTY, SOUTH DAKOTA

PREPARED BY:
BANNER ASSOCIATES, INC.
409 22nd AVE. S.
BROOKINGS, SD 57006
(605) 692-6342
FEBRUARY 2021



LEGEND

- MONUMENT FOUND
- MONUMENT SET THIS SURVEY
(5/8" REBAR WITH STAMPED PLASTIC CAP)



VICINITY MAP
SECTION 20-110-49

SURVEYOR'S CERTIFICATE

I, Austin L. Johnson, a Professional Land Surveyor in the State of South Dakota, do hereby certify that I did, on or before February 8, 2021, at the request of the owner(s) listed hereon, survey a portion of that parcel of land described as the NW1/4 OF SECTION 20-T110N-R49W, IN BROOKINGS COUNTY, SOUTH DAKOTA, and platted the same as shown on the above plat.

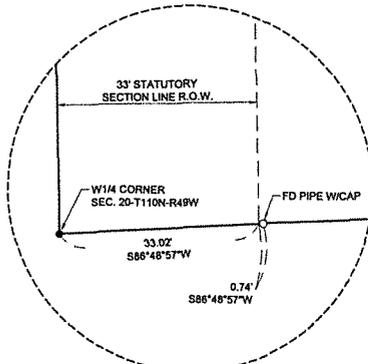
The same shall hereafter be known and described as TRACT 1 OF HANSEN ADDITION IN THE NW1/4 EXCEPT LOT H-1 AND H-2 OF SECTION 20-T110N-R49W OF THE 5TH P.M., BROOKINGS COUNTY, SOUTH DAKOTA.

I have surveyed the tract of land shown, and to the best of my knowledge and belief, said plat is an accurate representation of said survey.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 3RD day of MARCH, 2021.



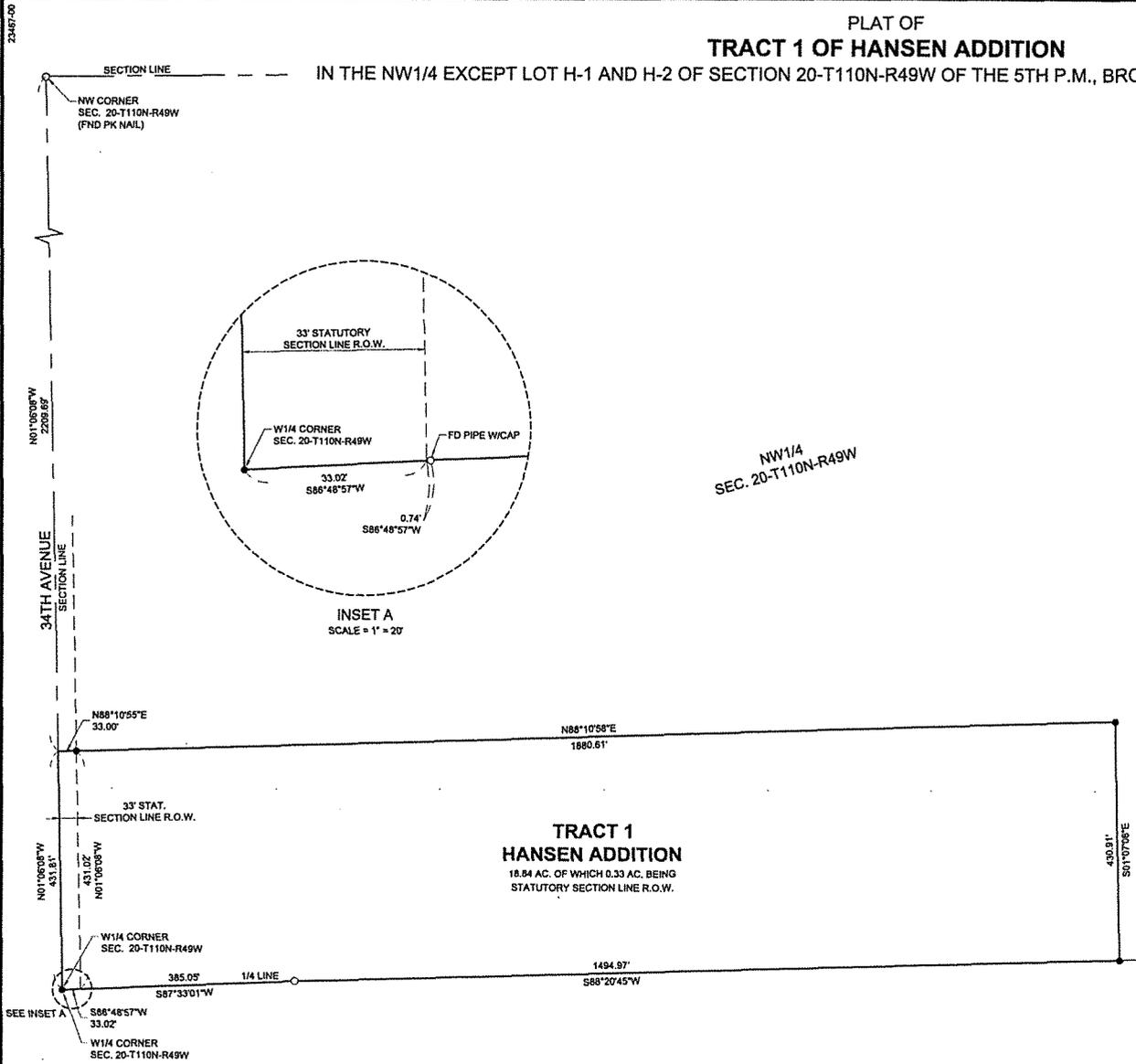
Austin L. Johnson
Austin L. Johnson
Professional Land Surveyor
Registration No. 10957
Banner Associates, Inc.
409 22nd Ave. S.
Brookings, South Dakota 57006
Telephone (605) 692-6342



INSET A
SCALE = 1" = 20'

NW1/4
SEC. 20-T110N-R49W

TRACT 1
HANSEN ADDITION
18.84 AC. OF WHICH 0.33 AC. BEING
STATUTORY SECTION LINE R.O.W.



Tract 1 - Hansen Addition



07000-13049-203-10
GKS PARTNERS LLC

07000-11049-203-00
CLARK, VERNIA

09960-11049-203-05
COOK'S WASTE PAPER
& RECYCLING

09960-11049-203-04
ROUNDS, KETH
D AND CATHY

10972-00700-000-00
BROOKINGS CITY

Tract 1 -
Hansen Addn

20

07000-11049-202-00
NE HANSEN LLC

34TH AVE

19

10176-00200-000-00
BEL BRANDS USA INC

US HWY 163 BP

07000-13049-203-10
NE HANSEN LLC

LOT 2

10900-11049-191-05
NEXTERA PROPERTIES

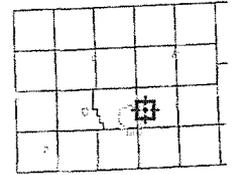
10960-11049-191-03
NEXTERA PROPERTIES LLC

2021 plat 004

Beacon™ Brookings County, SD



Overview



Legend

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

Parcel ID	040001104920200	Alternate ID	n/a	Owner Address	NE HANSEN LLC
Sec/Twp/Rng	20-110-49	Class	AGA		337 22ND AVE S
Property Address	1501 US HWY 14 BYPASS	Acreage	132.9		BROOKINGS SD 57006
	BROOKINGS				
District	0401				
Brief Tax Description	NW 1/4 EXC H-1 & H-2 SEC 20-110-49 142.92 AC				
	(Note: Not to be used on legal documents)				

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Developed by Schneider
 GEOSPATIAL