

Resolution # 22-41

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
August 16, 2022, County Commission meeting.

August 3, 2022: The Brookings County Planning and Zoning Commission recommends approval of plat 2022plat021 with a unanimous vote of 9-ayes and 0-nays, at their August 2, 2022, meeting.

Brookings County Planning Commission
August 2, 2022 – 8:00 PM meeting

2022plat021 – August 2, 2022

Prepared by Richard Haugen

Applicant/Owner: City of Brookings/Brookings Municipal Utilities, 525 Western Ave, Brookings, SD 57006

Legal Description: Plat of "Tract 1 of BMU WTP Addition in the NW1/4 and the SW1/4 of Section 20, T110N, R49W of the 5th P.M., Brookings County, South Dakota."

2022plat021: Brookings Municipal Utilities is re-platting: Lot 1 of Hansen Addition in the NW1/4 Except Lot H-1 and H-2 of Section 20, T110N, R49W and Lot 1 of CKS Partners Addition in the SW1/4 of Section 20, T110N, R49W, into one plat. The combining of the two plats was a stipulation, when Lot 1 of CKS Partnership was approved. The combined plat has highway access off of 34th Ave. This the future site of the Brookings Municipal Utilities Water treatment plant.

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

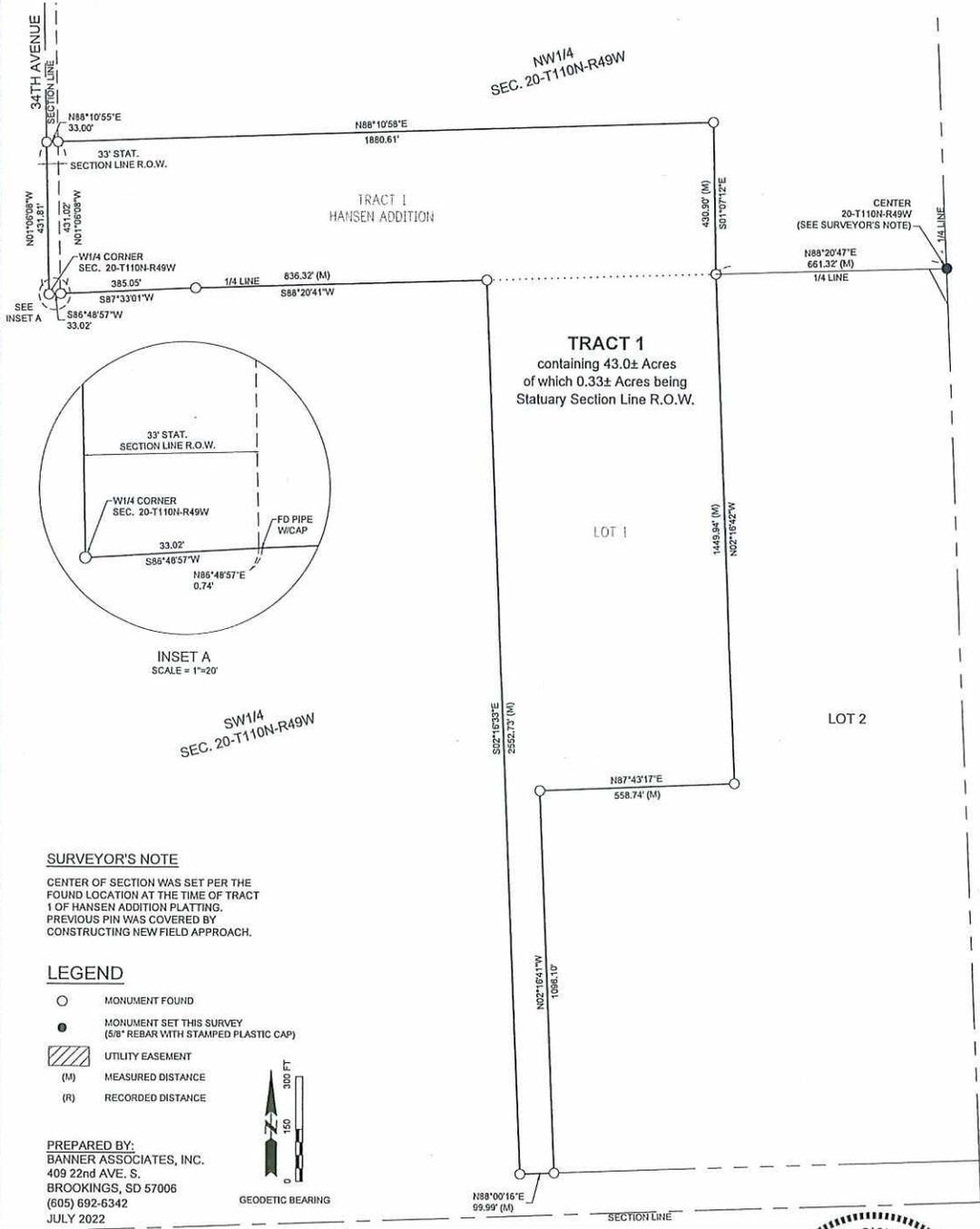
PLAT OF
TRACT 1 OF BMU WTP ADDITION
IN THE NW1/4 AND THE SW1/4 OF SECTION 20, T110N, R49W OF THE 5TH P.M., BROOKINGS COUNTY, SOUTH DAKOTA

VACATION NOTICE:

THIS PLAT WILL VACATE TRACT 1 AS SHOWN IN THE 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. FILED IN BOOK 39 ON PAGE 18 THEREOF.

VACATION NOTICE:

THIS PLAT WILL VACATE LOT 1 AS SHOWN IN THE PLAT OF LOTS 1 AND 2 OF CKS PARTNERS ADDITION IN THE SW1/4 OF SECTION 20, T110N, R49W OF THE 5TH P.M., BROOKINGS COUNTY, SOUTH DAKOTA FILED IN BOOK 40 ON PAGE 16 THEREOF.



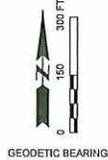
SURVEYOR'S NOTE

CENTER OF SECTION WAS SET PER THE FOUND LOCATION AT THE TIME OF TRACT 1 OF HANSEN ADDITION PLATTING. PREVIOUS PIN WAS COVERED BY CONSTRUCTING NEW FIELD APPROACH.

LEGEND

- MONUMENT FOUND
- MONUMENT SET THIS SURVEY (5/8" REBAR WITH STAMPED PLASTIC CAP)
- ▨ UTILITY EASEMENT
- (M) MEASURED DISTANCE
- (R) RECORDED DISTANCE

PREPARED BY:
BANNER ASSOCIATES, INC.
409 22nd AVE. S.
BROOKINGS, SD 57006
(605) 692-6342
JULY 2022

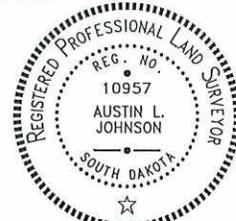


SURVEYOR'S CERTIFICATE

I, Austin L. Johnson, a Professional Land Surveyor in the State of South Dakota, do hereby certify that I did, on or before JULY 6TH, 2022, at the request of the owner(s) listed hereon, survey a portion of that parcel of land described as the 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 and LOT 1 OF CKS PARTNERS ADDITION IN THE SW1/4 OF SECTION 20, T110N, R49W OF THE 5TH P.M., BROOKINGS COUNTY, SOUTH DAKOTA, and platted the same as shown on the above plat.

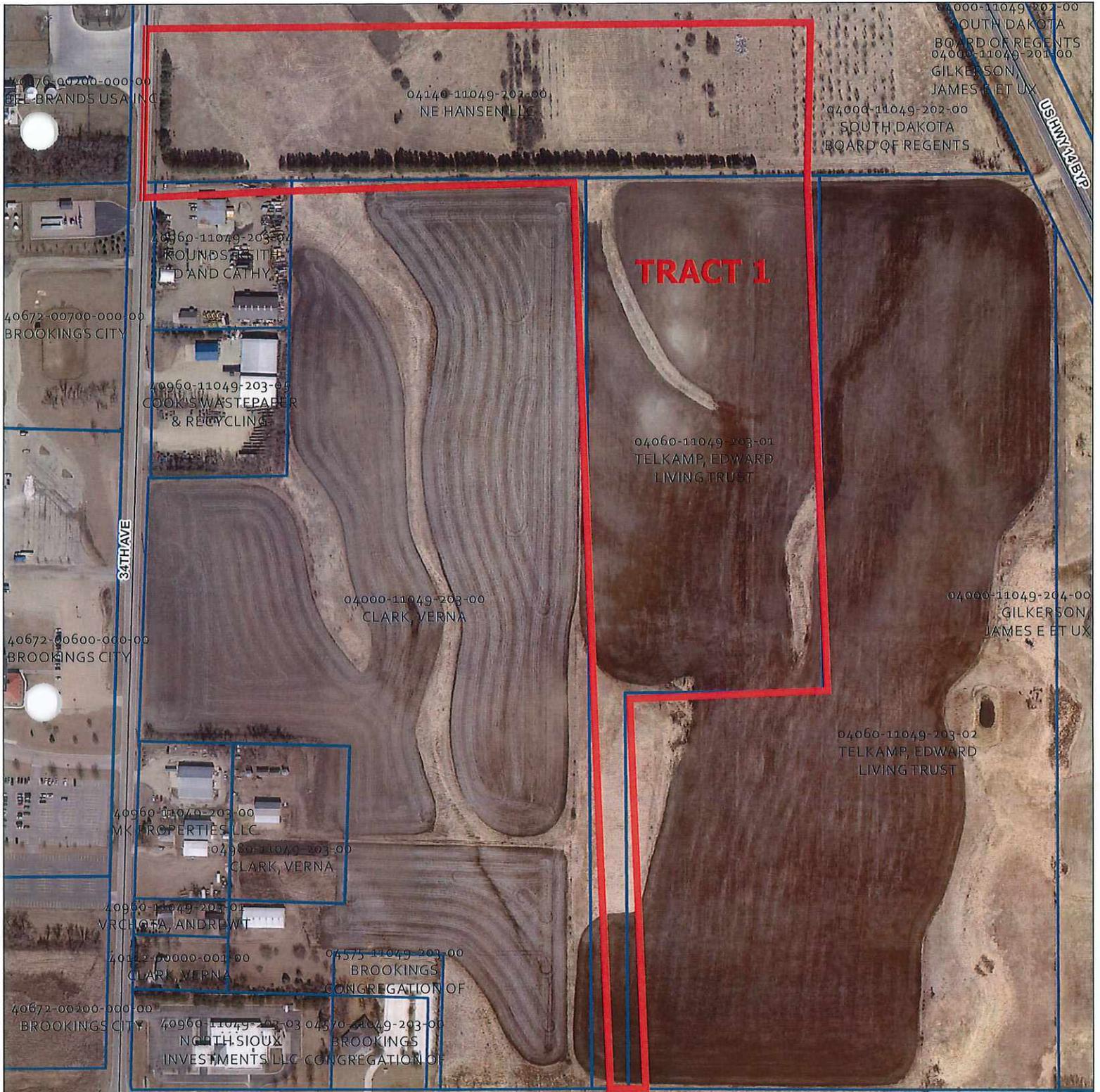
The same shall hereafter be known and described as TRACT 1 OF BMU WTP ADDITION IN THE NW1/4; AND THE SW1/4 OF SECTION 20, T110N, R49W OF THE 5TH P.M., BROOKINGS COUNTY, SOUTH DAKOTA, I have surveyed the tract of land shown, and to the best of my knowledge and belief, said plat is an accurate representation of said survey.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this _____ day of _____, 20_____.

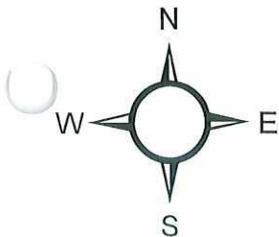


Austin L. Johnson
Professional Land Surveyor
Registration No. 10957

Banner Associates, Inc.
409 22nd Ave. S.
Brookings, South Dakota 57006
Telephone (605) 692-6342



TRACT 1 BMU WTP ADDITION



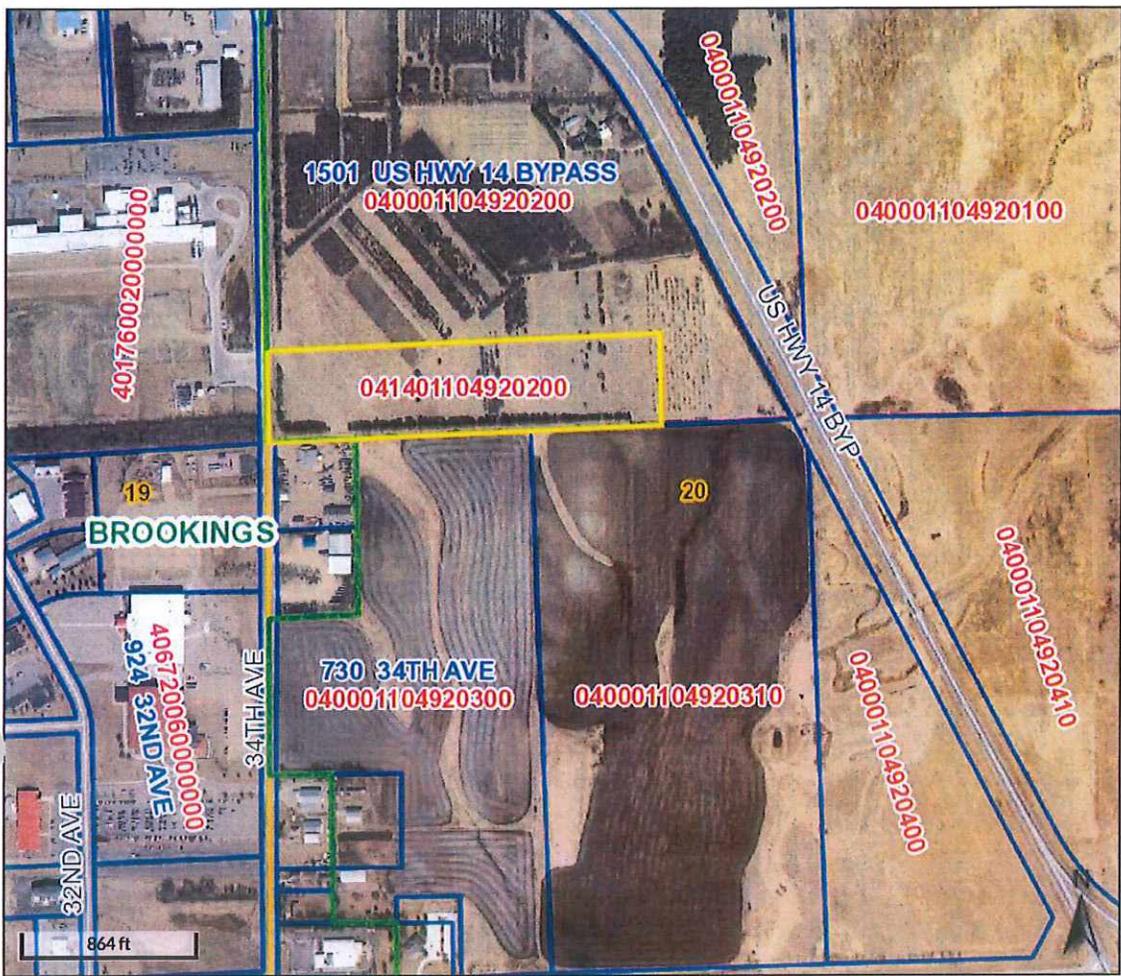
 TRACT 1



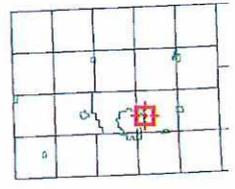
2022 plat 021

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Beacon™ 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	041401104920200	Alternate ID	n/a	Owner Address	BROOKINGS CITY
Sec/Twp/Rng	20-110-49	Class	G		PO BOX 588
Property Address		Acreage	n/a		BROOKINGS SD 57006
District	0401				
Brief Tax Description	HANSEN ADDN TRACT 1 EXC H-1 & H-2 IN THE NW 1/4 SEC 20-110-49 18.84 AC (Note: Not to be used on legal documents)				

Date created: 7/12/2022
 Last Data Uploaded: 7/11/2022 10:31:58 PM

Developed by Schneider
 GEOSPATIAL

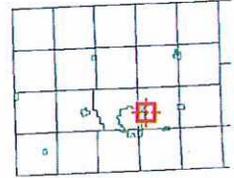


2022 plat 021

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Overview



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- Brookings City Limits
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Parcel ID	040001104920310	Alternate ID	n/a	Owner Address	CKS PARTNERS LLC
Sec/Twp/Rng	20-110-49	Class	AGA		PO BOX 361
Property Address		Acreage	76.25		WARNER SD 57479
District	0401				
Brief Tax Description	E 1320' OF SW 1/4 EXC H-2 & H-3 SEC 20-110-49 76.25 AC				
	(Note: Not to be used on legal documents)				

Date created: 7/12/2022
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