

Resolution # 22-61

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
December 20, 2022, County Commission meeting.

December 7, 2022: The Brookings County Planning and Zoning Commission recommends approval of plat 2022plat031 with a unanimous vote of 9-ayes and 0-nays, at their December 6, 2022, meeting.

Brookings County Planning Commission
December 6, 2022 – 7:00 PM meeting

2022plat031 – December 6, 2022

Prepared by Richard Haugen

Applicant/Owner: CKS Partners, PO Box 361 Warner, SD 57479

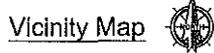
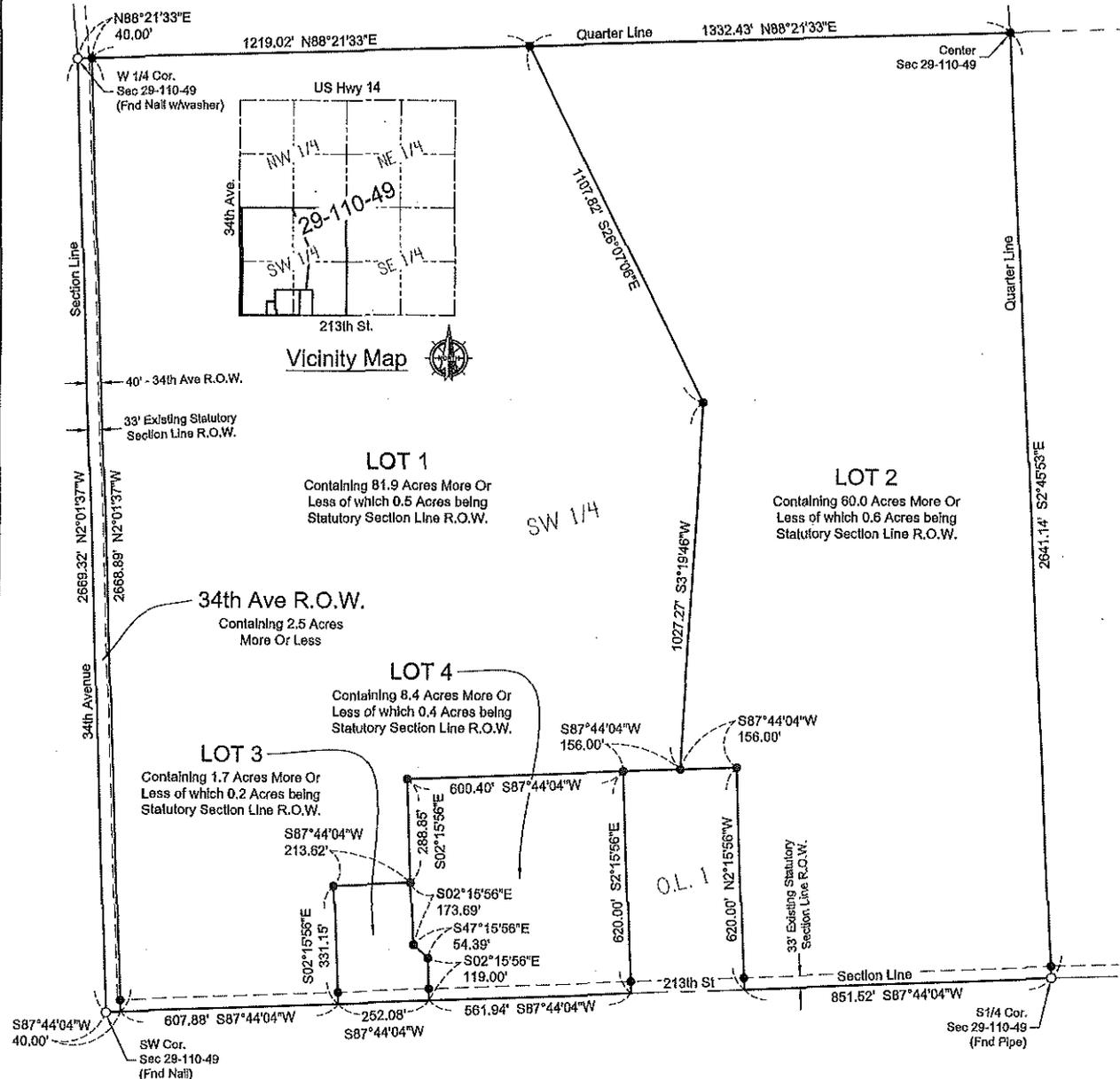
Legal Description: Plat of "Lots 1,2, 3 and 4 of CKS Partners Second Addition: and 34th Ave R.O.W., All in the SW1/4 of Section 29, T110N, R49W of the 5th P.M., Brookings County, South Dakota."

2022plat031: CKS Partners are subdividing the 155.56 acres they own into: Lot 1 containing 81.9 acres, Lot 2 containing 60 acres, Lot 3 containing 1.7 acres and Lot 4 containing 8.4 acres. Lots 3 and 4 are not large enough to build a residence on. All of the parcels are in the floodplain.

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

LOTS 1, 2, 3 AND 4 OF CKS PARTNERS SECOND ADDITION; AND 34TH AVE R.O.W., ALL IN THE SW 1/4 OF SECTION 29, T110N, R49W OF THE 5TH P.M., BROOKINGS COUNTY, SOUTH DAKOTA.



November, 2022
 Scale: 1" = 300'
 ○ Monument Recovered
 ● Monument Set
 (3/8" x 18" Capped Rebar RLS 10400)
 Bearings are Based on Assumed Datum

SURVEYOR'S CERTIFICATE

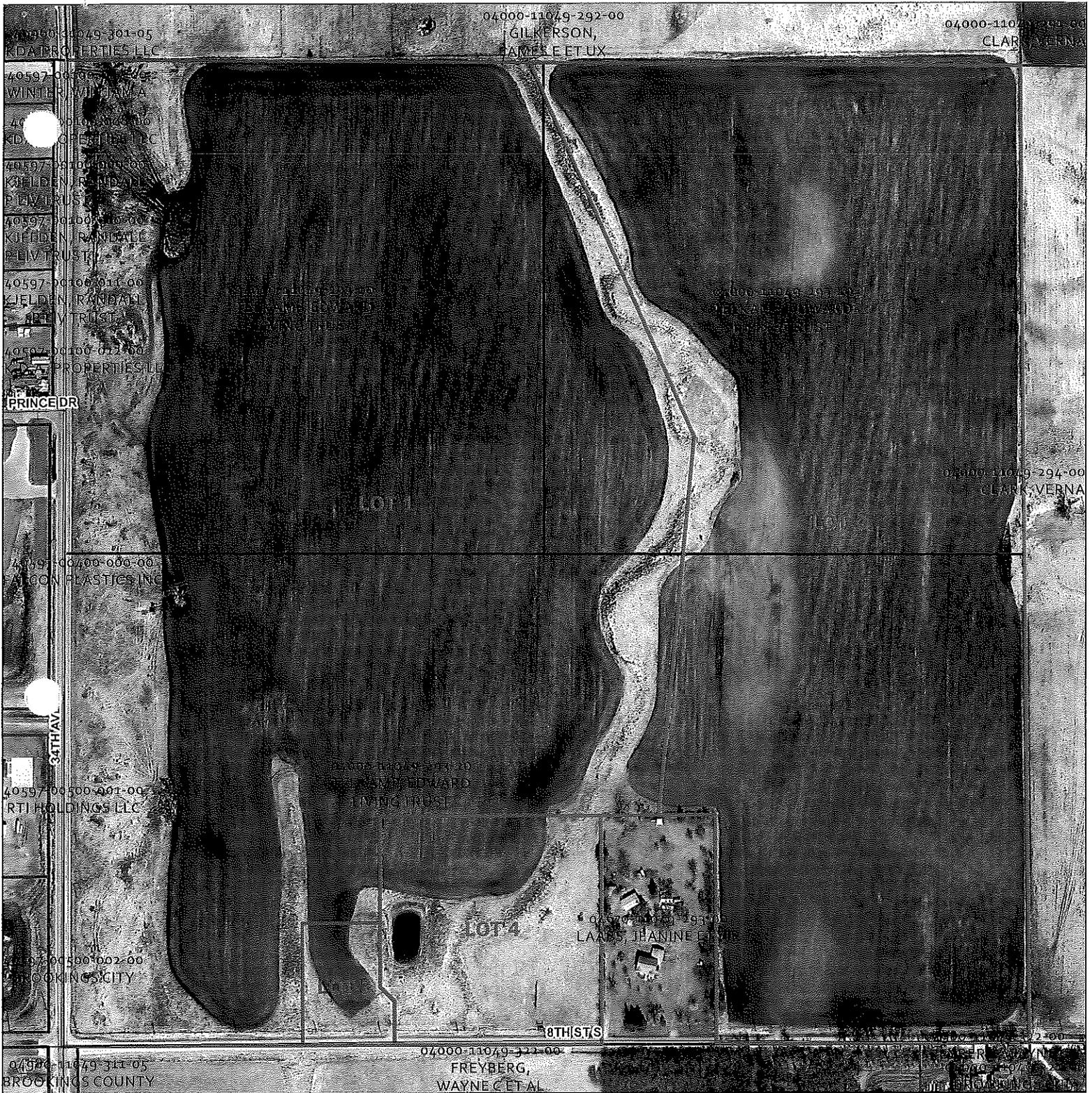
I, Andrew E. Kangas, a Registered Land Surveyor of the State of South Dakota, do hereby certify that on or before the 3rd day of November, 2022 and at the request of the owner of the real property hereinafter described, surveyed and platted a portion of the SW 1/4 of Section 29, Township 110 North, Range 49 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: "LOTS 1, 2, 3 AND 4 OF CKS PARTNERS SECOND ADDITION; AND 34TH AVE R.O.W., ALL IN THE SW 1/4 OF SECTION 29, T110N, R49W OF THE 5TH P.M., BROOKINGS COUNTY, SOUTH DAKOTA".

IN WITNESS WHEREOF, I have executed this Surveyor's Certificate this 3rd day of November, 2022.

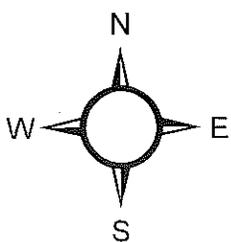
Prepared By:

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





Lots 1-4 CKS Partners Second Addition



2022 plat 031

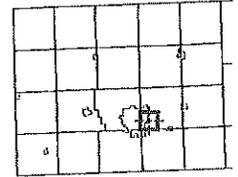


Beacon™

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	040001104929300	Alternate ID	n/a	Owner Address	CKS PARTNERS LLC
Sec/Twp/Rng	29-110-49	Class	AGA		PO BOX 361
Property Address		Acreeage	40		WARNER SD 57479
District	0401				
Brief Tax Description	NW 1/4 SW 1/4 SEC 29-110-49 40 AC (Note: Not to be used on legal documents)				

Date created: 11/4/2022
 Last Data Uploaded: 11/4/2022 12:30:19 PM

Developed by  Schneider
 GEOSPATIAL