

#23-18

**BROOKINGS COUNTY DEVELOPMENT**  
Planning, Zoning and Drainage / Emergency Management  
Brookings City & County Government Center  
520 3<sup>rd</sup> Street, Suite 200  
Brookings, SD 57006  
(605) 696-8350  
E-Mail: [countydevelopment@brookingscountysd.gov](mailto:countydevelopment@brookingscountysd.gov)

Brookings County Commission  
April 18, 2023, County Commission meeting.

April 5, 2023: The Brookings County Planning and Zoning Commission recommends approval of plat 2023plat005 with a unanimous vote of 9-ayes and 0-nays, at their April 4, 2023, meeting.

Brookings County Planning Commission  
April 4, 2023 – 8:00 PM meeting

## 2023plat005– April 4, 2023

Prepared by Richard Haugen

Applicants/Owners: Preston Twp Church of Christ, 19943 462<sup>nd</sup> Ave, Bruce, SD 57220  
Howard Goodfellow Et Al, 1706 Calumet Rd, Brookings, SD 57006  
Property address: Church – 19941 462<sup>nd</sup> Ave, Bruce, SD 57220  
Church Residence - 19943 462<sup>nd</sup> Ave, Bruce, SD 57220

Legal Description: Plat of "Block 1, Preston Church Addition in the Northeast ¼ of the Southeast ¼ of Section 20, T112N, R51W of the 5<sup>th</sup> P.M., Brookings County, South Dakota."

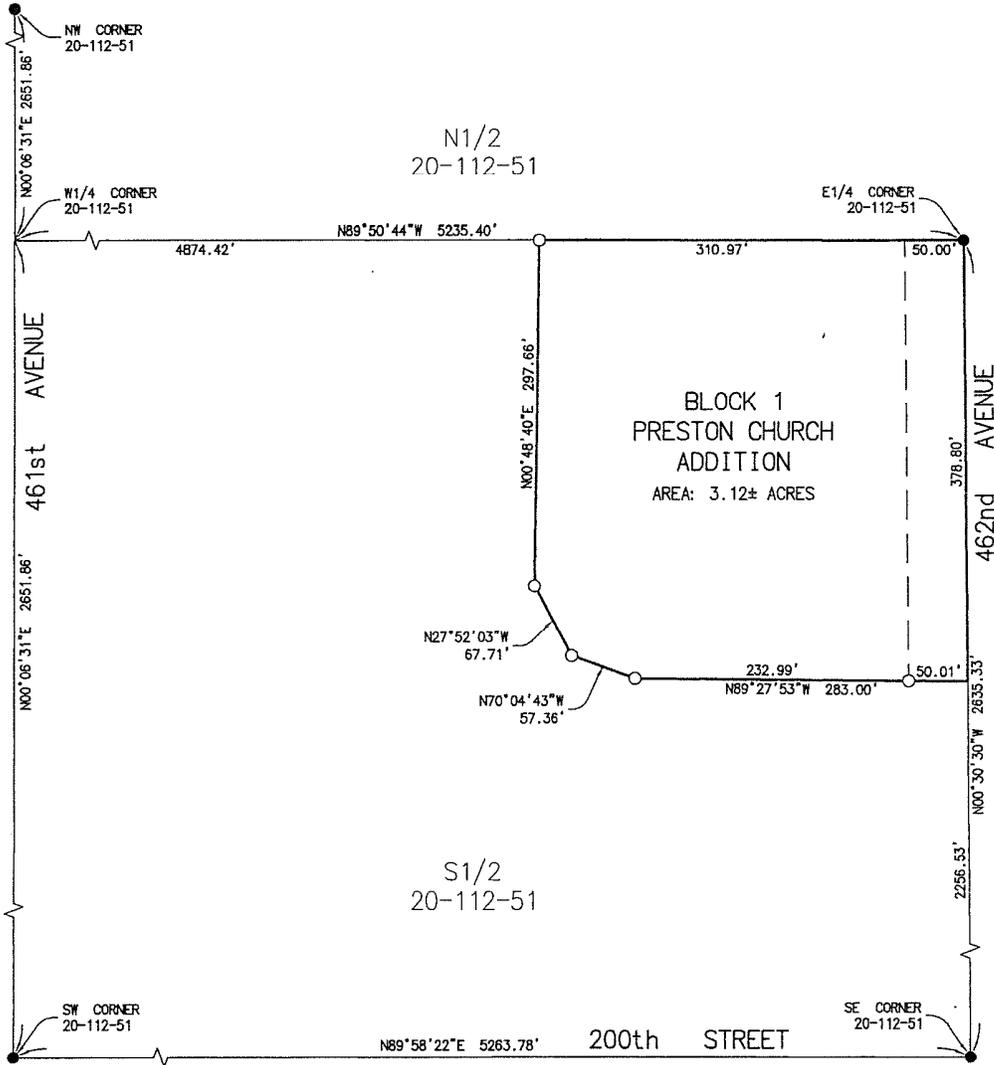
2023plat005: The two landowners are platting the property for a property line adjustment. The west property line is moving to the west side of the existing shelterbelt and the south property line is moving to the beginning of the farmland. The church originally had a footage description to describe the property and an agreement with the adjoining landowner for the location of the church's residence. The property line adjustment allows the residence and church to be located on one parcel.

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

2023plat005  
Staff Report for CC  
April 4, 2023

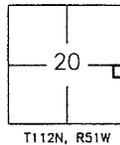
# PLAT OF BLOCK 1, PRESTON CHURCH ADDITION

IN THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 20, T112N, R51W  
OF THE 5TH P.M., BROOKINGS COUNTY, SOUTH DAKOTA.



**LEGEND**

- FOUND MONUMENTATION
- SET 5/8" REBAR WITH PLASTIC CAP "PLS 11114"



T112N, R51W

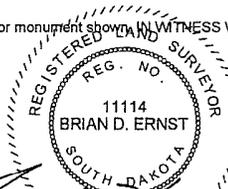
SCALE: 1" = 100'  
0 100'  
OCTOBER 25, 2022

**SURVEYOR'S CERTIFICATE**

I, Brian D. Ernst, a Registered Land Surveyor of the State of South Dakota, did on and before the 25th day of October, 2022, at the request of the owner, survey and plat in the Southeast 1/4 of Section 20, T112N, R51W of the 5th P.M., Brookings County, South Dakota. The portion of the parcel so platted being that shown on the accompanying plat as:

BLOCK 1, PRESTON CHURCH ADDITION, in the Northeast 1/4 of the Southeast 1/4 of Section 20, T112N, R51W of the 5th P.M., Brookings County, South Dakota.

This plat correctly shows the results of this survey and each corner is marked by a pipe or monument shown in WITNESS WHEREOF, I have hereunto set my hand and seal this 25th day of October, 2022.



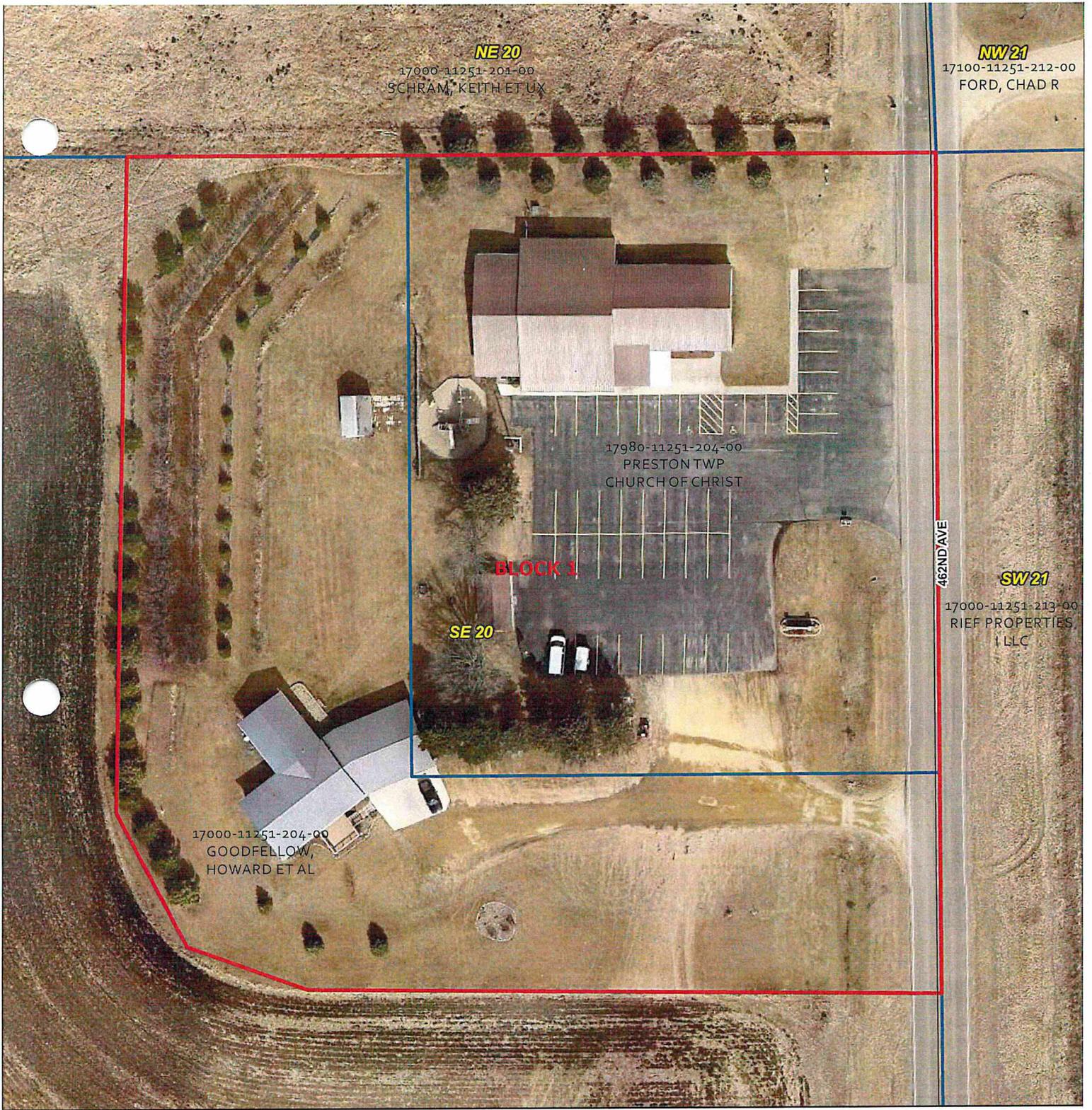
PREPARED BY:

**FORESIGHT**  
LAND SURVEYORS  
1311 MAIN AVE. S, BROOKINGS, SD 57006  
PHONE: 605.695.8442 Foresight@brookings.net

**NOTES:**

- BASIS OF BEARINGS ARE ASSUMED.
- THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A TITLE COMMITMENT.

Brian D. Ernst  
Registered Land Surveyor No. 11114



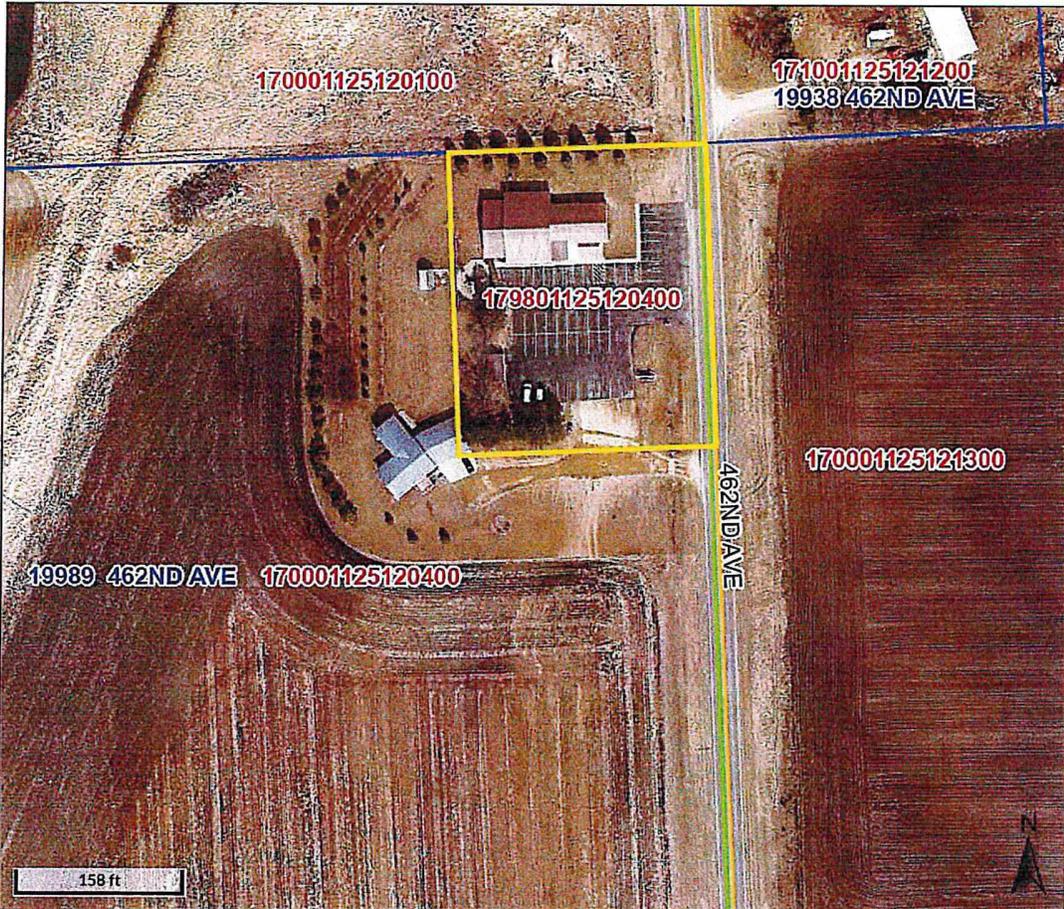
# Block 1 Preston Church Addition

 Block 1

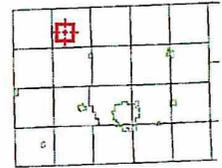




2023 plots  
 Brookings County, SD



Overview



Legend

- Brookings City Limits
- City Limits
- Township Boundar
- Sections
- Parcels
- Roads
- County Roads
- Gravel Roads
- Paved Roads
- Floodplain 2008
- 0.2 PCT ANNUAL CHANCE FLOOD HAZARD
- A
- AE
- X

Parcel ID	179801125120400	Alternate ID	n/a	Owner Address	PRESTON TWP CHURCH OF CHRIST
Sec/Twp/Rng	20-112-51	Class	R		19943 462ND AVE
Property Address	19943 462ND AVE	Acreage	n/a		BRUCE SD 57220
	BRUCE				
District	1705				
Brief Tax Description	N 280' OF E 236' SE 1/4 20-112-51 1.52 AC				
	(Note: Not to be used on legal documents)				

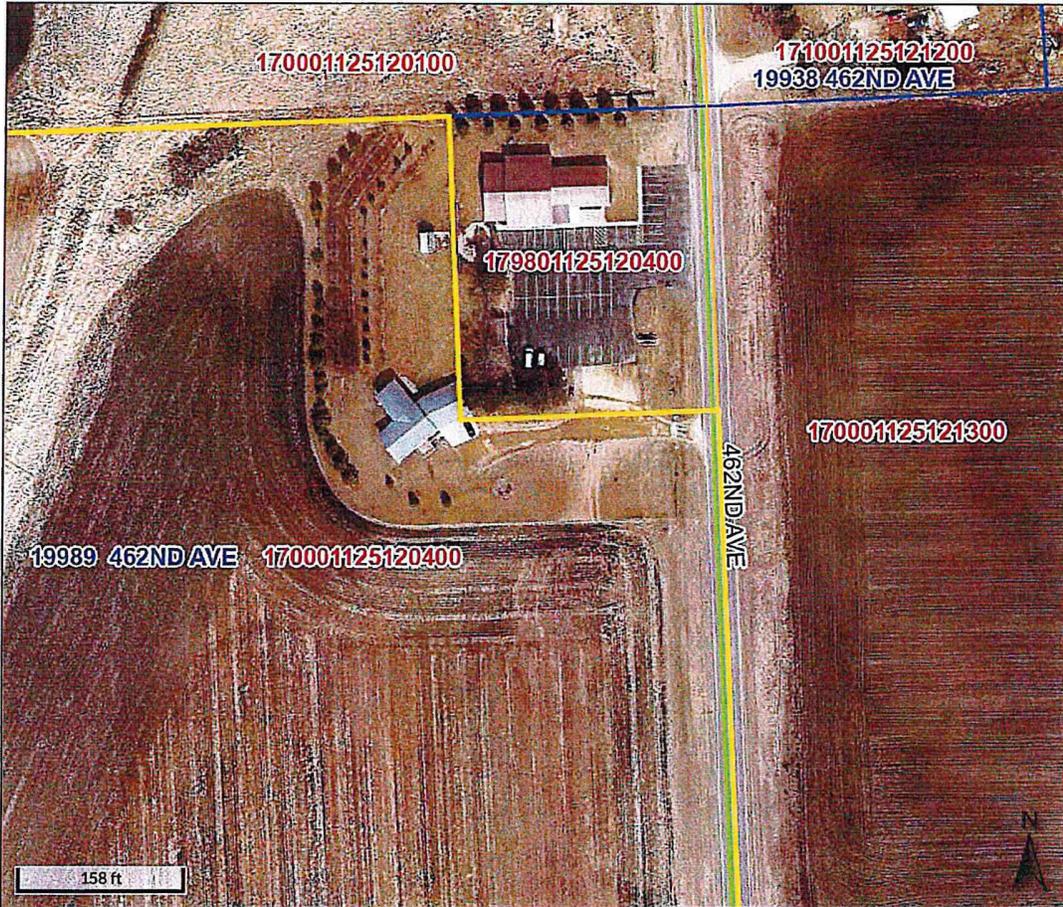
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 GEOSPATIAL

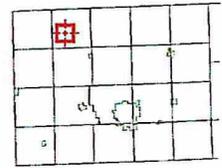


Beacon™

2023 plat 005  
Brookings County, SD



Overview



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- A
- AE
- X

Parcel ID	170001125120400	Alternate ID	n/a	Owner Address	GOODFELLOW, HOWARD ET AL
Sec/Twp/Rng	20-112-51	Class	AGA		1706 CALUMET RD
Property Address	19989 462ND AVE	Acreage	154.64		BROOKINGS SD 57006
	BRUCE				
District	1705				
Brief Tax Description	SE 1/4 EXC. N 280' OF E 236' SEC 20-112-51 154.64 AC				
	(Note: Not to be used on legal documents)				

Date created: 3/21/2023  
 Last Data Uploaded: 3/21/2023 1:24:36 PM

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