

#24-50

BROOKINGS COUNTY DEVELOPMENT
Planning, Zoning and Drainage / Emergency Management
Brookings City & County Government Center
520 3rd Street, Suite 110
Brookings, SD 57006
(605) 696-8350
E-Mail: countydevelopment@brookingscountysd.gov

Brookings County Commission
November 19, 2024, County Commission meeting

November 8, 2024: The Brookings County Planning and Zoning Commission recommends approval of plat 2024plat024 with a unanimous vote of 9-ayes and 0-nays at their November 7, 2024, meeting.

Brookings County Planning Commission
November 7, 2024 – 7:00 PM meeting

2024plat024 – November 7, 2024

Prepared by Richard Haugen
Brookings County Development, Deputy Director,

Applicant/Owners: Verna Clark Trust, 704 34th Ave, Brookings, SD 57006

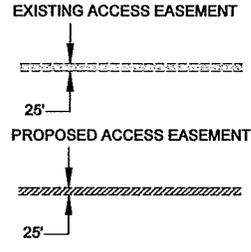
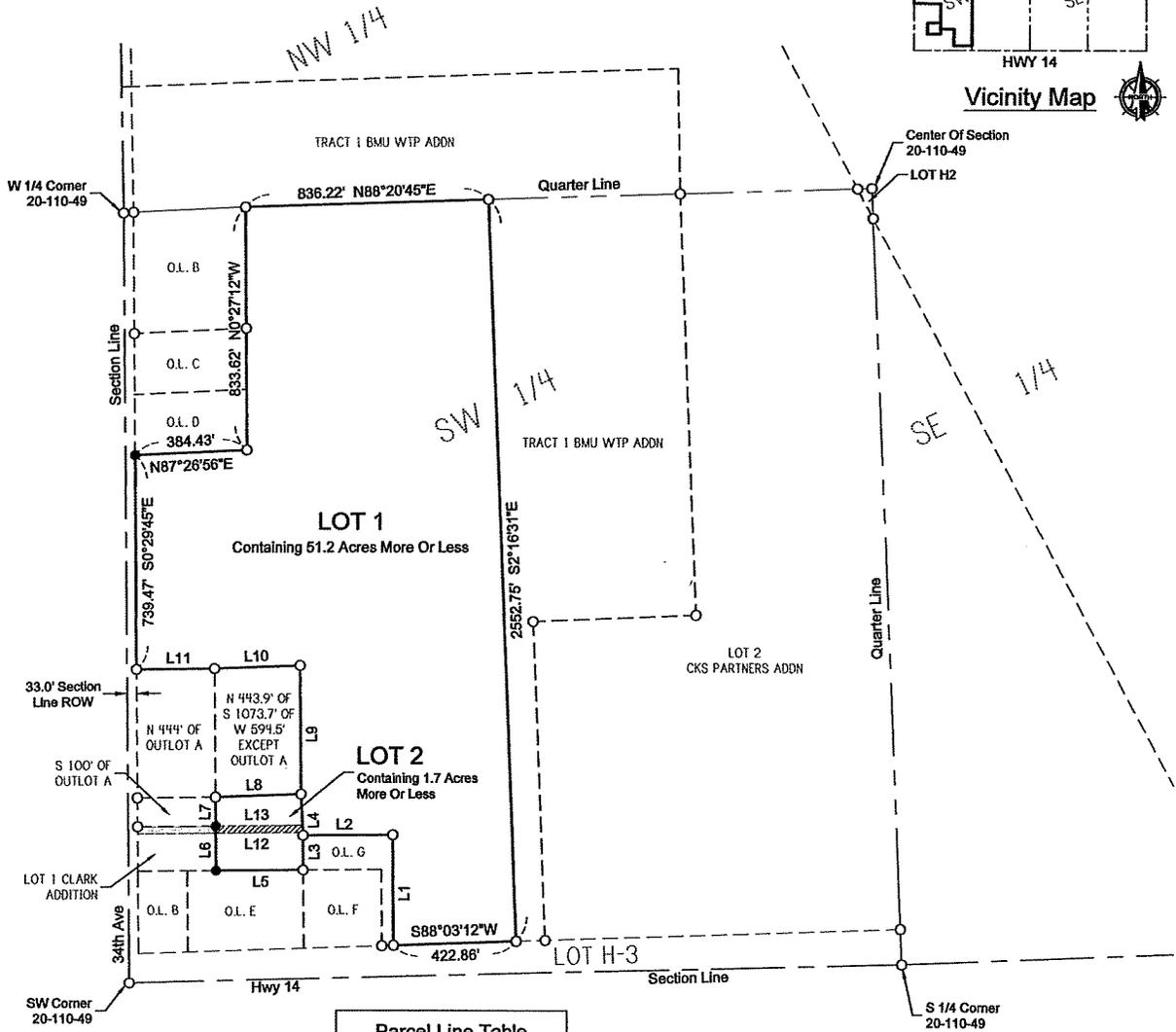
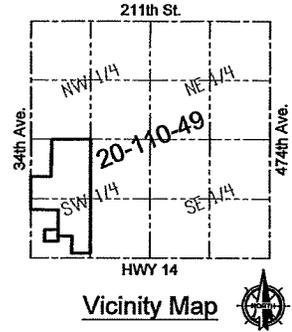
Legal Description: Plat of "Lots 1 and 2 of Clark Addition in the SW1/4 of Section 20, T110N, R49W of the 5th P. M., Brookings County, South Dakota."

2024plat024: Verna Clark Trust is platting off Lot 1 with 51.2 acres of farm land and Lot 2 with 1.7 acres with pole shed and an access easement to Lot 1. Lot 2 cannot be used to build a house on as it does not meet the 35-acre requirement. The property is located in the Brookings City/Brookings County Joint Jurisdiction area on the east side of 34th Ave.

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

2024plat024
Staff Report
November 7, 2024

PLAT OF
LOTS 1 AND 2 OF CLARK 2ND ADDITION IN THE SW 1/4 OF SECTION 20, T110N,
R49W OF THE 5TH P.M., BROOKINGS COUNTY, SOUTH DAKOTA.



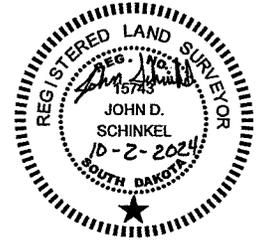
Line #	Length	Direction
L1	379.26	N0°25'01"W
L2	309.84	S89°38'13"W
L3	120.04	N0°28'59"W
L4	142.23	N2°52'16"W
L5	300.04	S89°33'35"W
L6	154.35	N0°31'35"W
L7	100.00	N0°31'35"W
L8	294.40	N88°02'41"E
L9	444.00	N0°31'35"W
L10	294.40	S88°02'41"W
L11	267.84	S89°28'25"W
L12	269.73	S89°28'25"W
L13	298.70	S89°28'25"W



October, 2024
 Scale: 1" = 400'
 ○ Monument Recovered
 ● Monument Set
 3/4" x 18" Capped Rebar RLS 15743)
 Bearings are Based on Assumed Datum

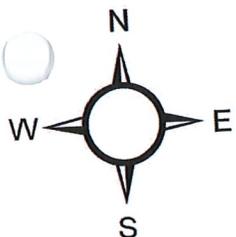
Prepared By:

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





Clark 2nd Addition Lots 1 and 2



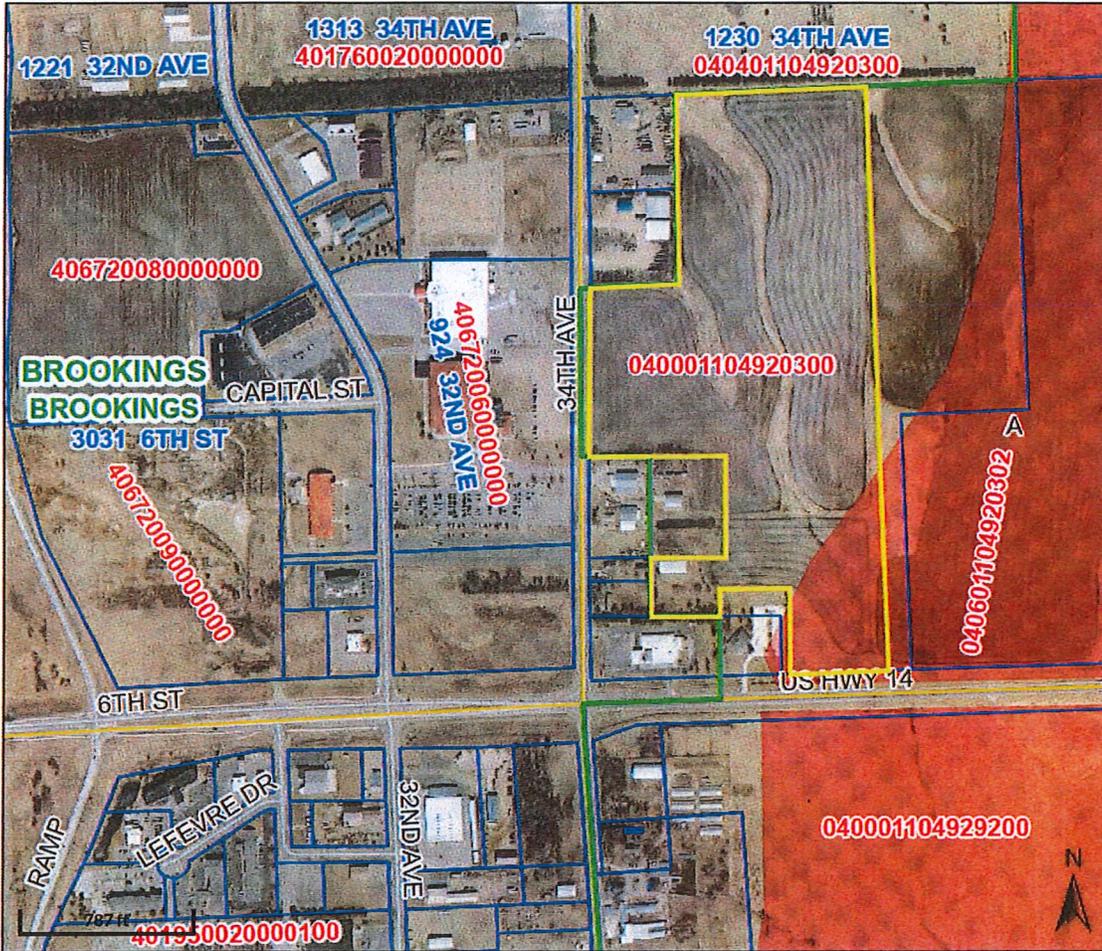
Lots 1 and 2



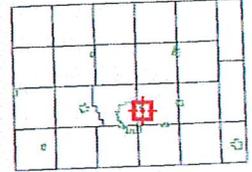


2024 plat 024

Floodplain 2008



Overview



Legend

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

Parcel ID	040001104920300	Alternate ID	n/a	Owner Address	CLARK, VERNA
Sec/Twp/Rng	20-110-49	Class	AGA		704 34TH AVE
Property Address		Acreage	55.98		BROOKINGS SD 57006
District	0401				
Brief Tax Description	SW 1/4 EXC OLS A-B-C-D-E-F-G, H-2,H-3 & EXC CLARK ADDN & EXC E 1320' & EXC N 443.9' OF S 1,073.7' OF W 594.5' THEREOF SEC				
	(Note: Not to be used on legal documents)				

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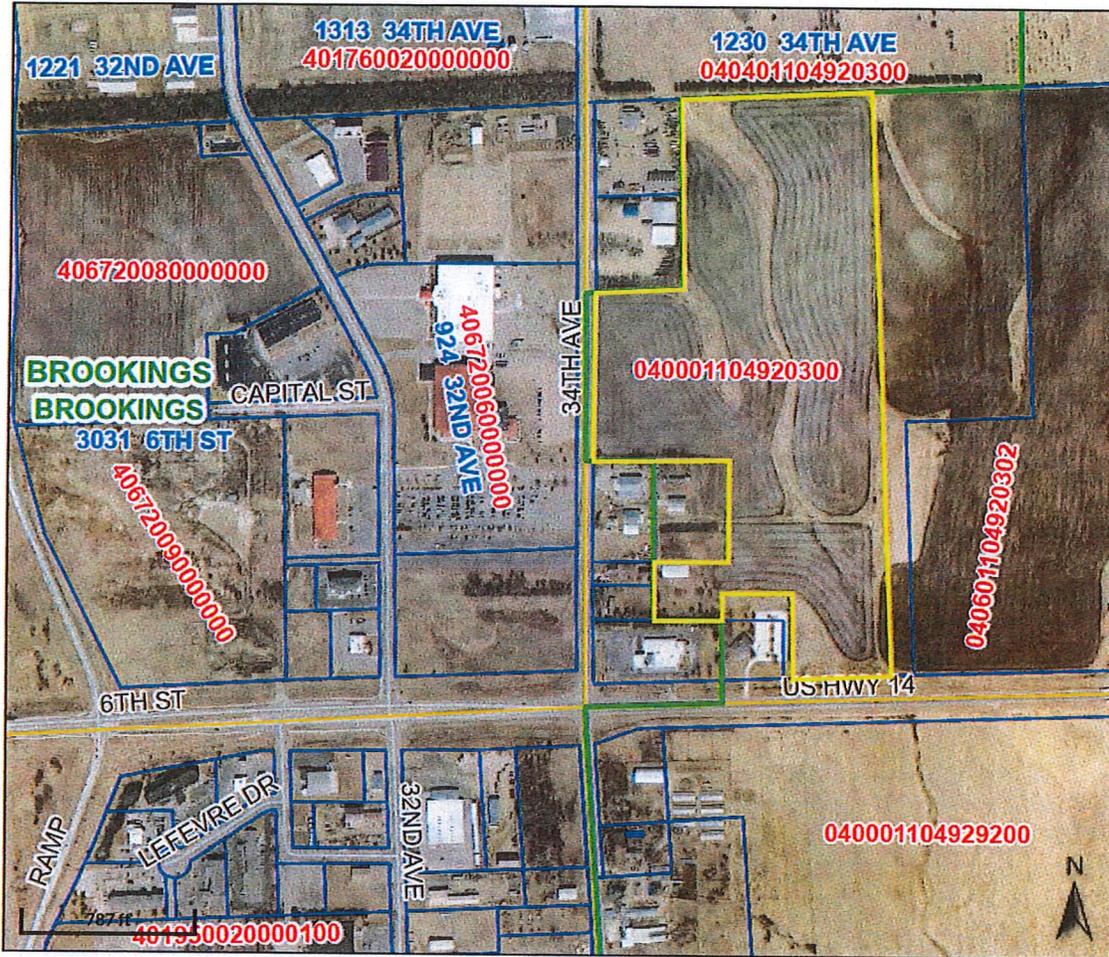
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 GEOSPATIAL

2024 plat 024

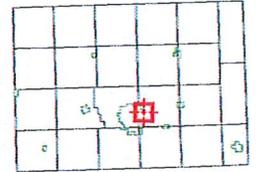


BeaconTM

Brookings County, SD



Overview



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