

# 25-61

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

Brookings County Commission  
December 16, 2025, County Commission meeting

December 3, 2025: The Brookings County Planning and Zoning Commission recommends approval of plat 2025plat026 with a unanimous vote of 9-ayes and 0-nays at their December 2, 2025, meeting.

Brookings County Planning Commission  
December 2, 2025 – 7:00 PM meeting

## 2025plat026 – December 2, 2025

Prepared by Richard Haugen

Applicant/Owner: Robert D. Groom, 20078 457<sup>th</sup> Ave, Arlington, SD 57212  
Site: 20079 457<sup>th</sup> Ave, Arlington, SD 57212

Legal Description: Plat of "Tract 1 of Groom Addition an Addition in the Southeast Quarter of Section 28, Township 112 North, Range 52 West of the 5<sup>th</sup> Principal Meridan, Brookings County, South Dakota."

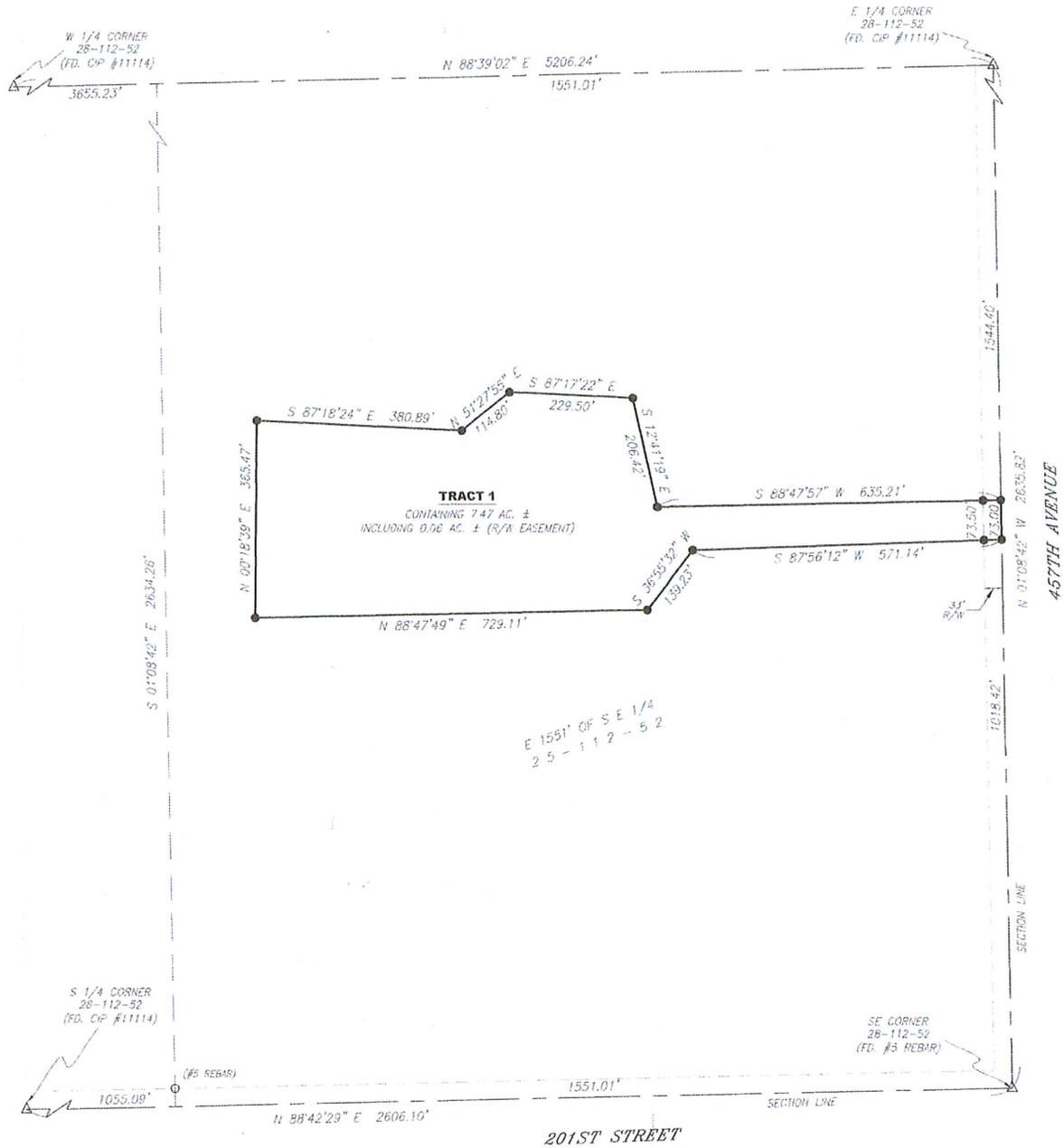
2025plat026: Robert D. Groom is platting of a 7.47-acre existing building site from the 93 acres they own. The building site consists of a shelter belt of mature trees, house, barn and other outbuildings.

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

2025plat026  
Staff Report  
December 2, 2025

# PLAT OF TRACT 1 OF GROON ADDITION

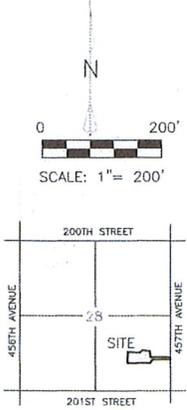
AN ADDITION IN THE SOUTHEAST QUARTER OF SECTION 28, TOWNSHIP 112 NORTH,  
RANGE 52 WEST OF THE 5TH PRINCIPAL MERIDIAN, BROOKINGS COUNTY, SOUTH DAKOTA.



### LEGEND:

- SET 5/8" REBAR W/CAP #9592
- FD. MONUMENT
- △ SECTION CORNER (AS NOTED)
- (R) RECORD INFORMATION
- AC. ACRES
- S.F. SQUARE FEET
- U.E. UTILITY EASEMENT
- A.E. ACCESS EASEMENT
- D.E. DRAINAGE EASEMENT
- R/W RIGHT-OF-WAY
- N.T.S. NOT TO SCALE
- EASEMENT LINE
- PREVIOUSLY PLATTED PROPERTY LINE
- SECTION LINE
- PLATTED PARCEL

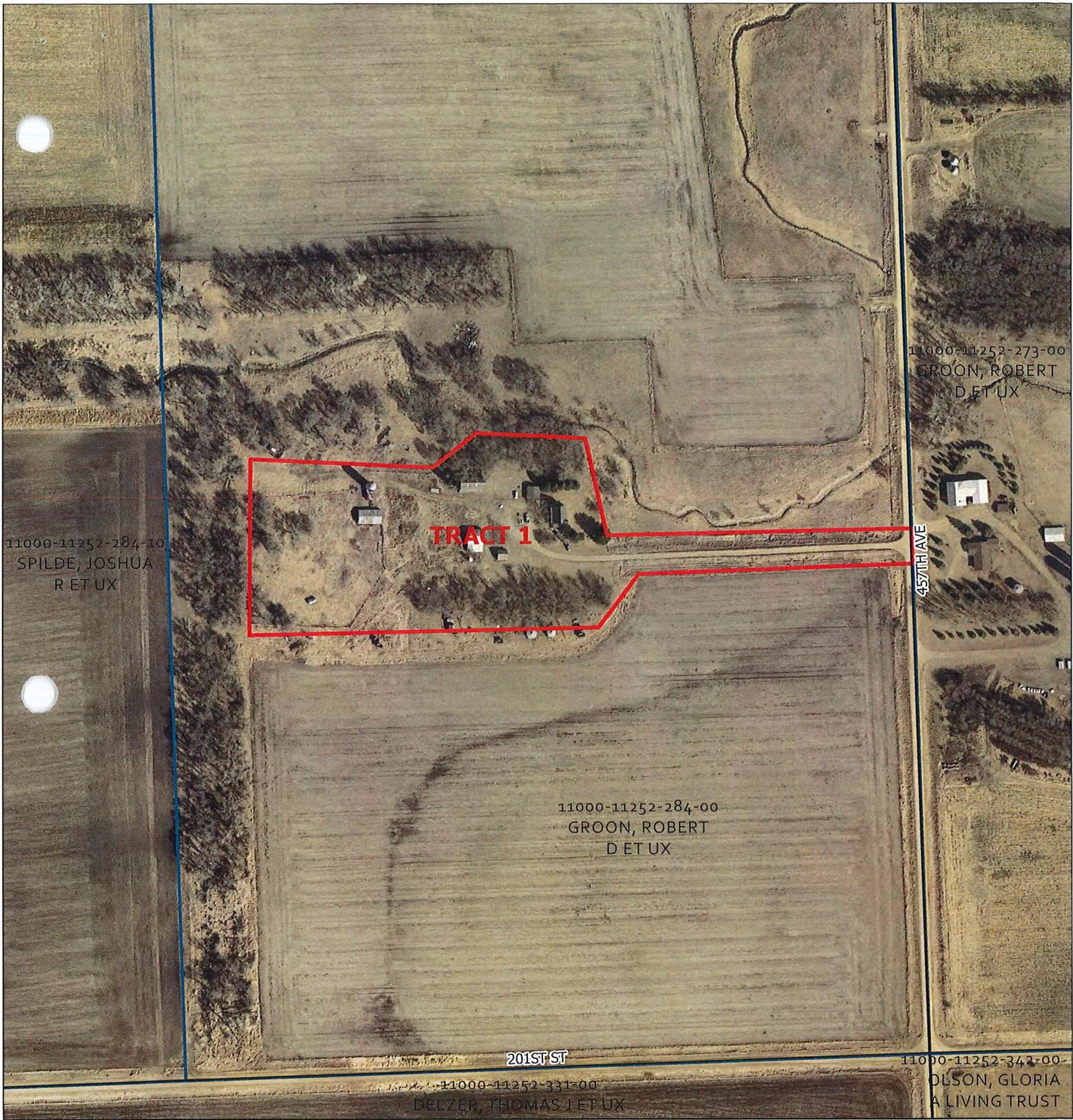
NOTES:  
BASIS OF BEARINGS IS UTM-ZONE 14  
THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A TITLE COMMITMENT.  
EASEMENTS OF RECORD WERE NOT RESEARCHED AND ARE NOT SHOWN ON THE PLAT.



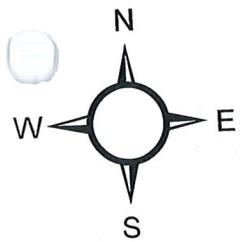
AREA MAP H.T.S.  
SECTION 28, T112N, R52W  
5TH P.M.



PREPARED BY:  
Meyer Land Surveying, LLC  
45246 Hwy 44  
Parker, SD 57053  
Phone: (605) 310-9401

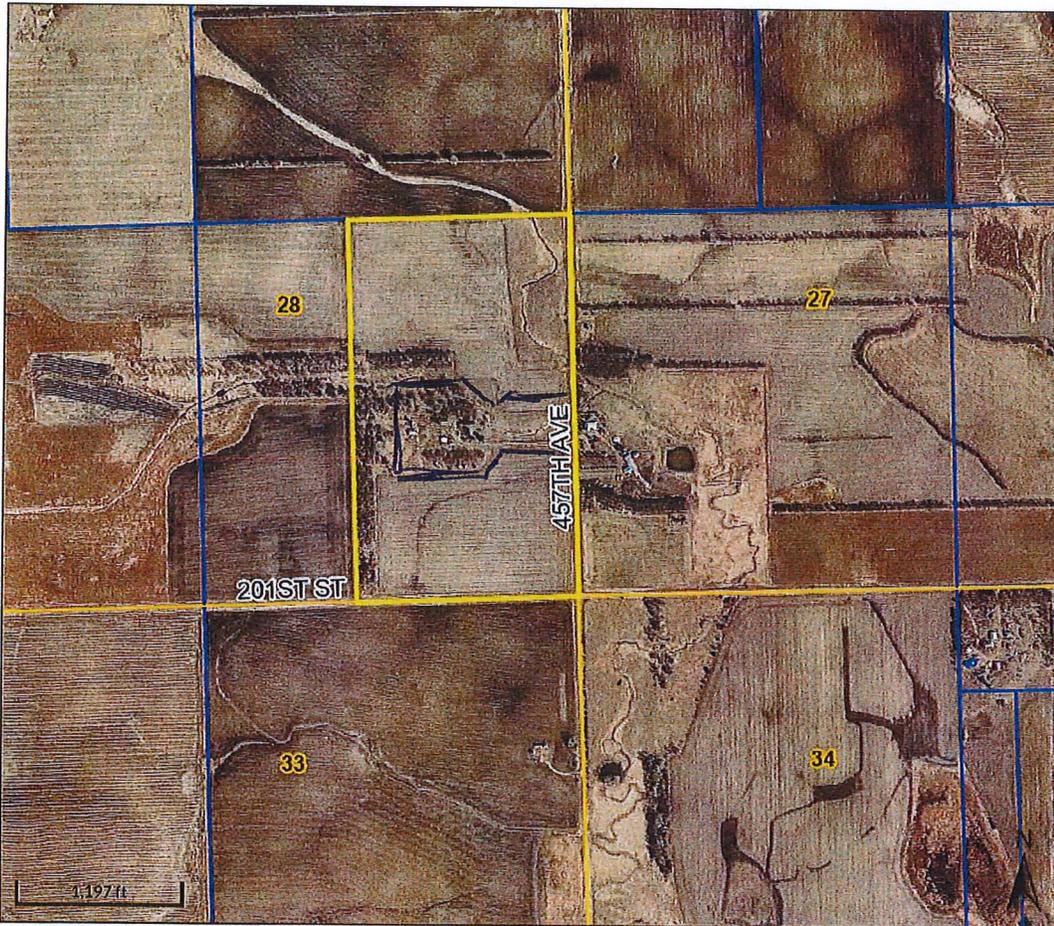


# Groon Addition Tract 1





2025 plat 026  
Brookings County, SD



Overview



Legend

- Township Boundary
- Sections
- Parcels
- Roads
- County Roads
- Gravel Roads
- Paved Roads

Parcel ID	110001125228400	Alternate ID	n/a	Owner Address	GROON, ROBERT D ET UX
Sec/Twp/Rng	28-112-52	Class	AGA		20078 457TH AVE
Property Address	20079 457TH AVE	Acreage	93.8		ARLINGTON SD 57212
	ARLINGTON				
District	1109				
Brief Tax Description	E 1551' OF SE 1/4 SEC 28-112-52 93.8 ACRES				
	<b>(Note: Not to be used on legal documents)</b>				

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Developed by SCHNEIDER  
GEOSPATIAL