

CITY OF MITCHELL
CITY PLANNING COMMISSION AGENDA
COUNCIL CHAMBERS, CITY HALL, 612 N. MAIN ST
SEPTEMBER 14, 2020; 12:00 PM (NOON)

1. CALL TO ORDER:
2. ROLL CALL:
3. Declaration Of Conflicts Of Interests
4. APPROVE AGENDA:
5. Approval Of Minutes: August 24, 2020 Meeting

Documents:

[PLANNINGCOMMINUTES8242020.PDF](#)

6. Schedule Next Meeting: September 28, 2020

7. Conditional Use Permit: Tami Young, 522 N Duff

Randy & Tami Young have applied for a conditional use permit to operate a family residential childcare center at 522 N Duff St, Lot 4, Block 13, Rowley's 2nd Addition, City of Mitchell, Davison County, South Dakota. The property is zoned R4 High Density Residential District.

Documents:

[YOUNGAPP.PDF](#)
[YOUNGNOH.PDF](#)
[YOUNGNEIGHBORS.PDF](#)
[AERIAL522NDUFF.PDF](#)

8. Discussion And Recommendation Of The Vacation Of Remainder Of Vacate F Avenue

Documents:

[PETITONVACTILBERG.PDF](#)
[NOHTILBERGVAC.PDF](#)
[VACINFORMATIONTILBERG.PDF](#)
[TILBERGVACMAP.PDF](#)
[AERIALGTVAC2020.PDF](#)

9. Plat: A Plat Of Lots 6, 7, 8, 9, 10, 11, And 12, Block 2, MLC Addition, A Subdivision Of Lots 4B, Block 4, Morningview Addition To The City Of Mitchell, Davison County, South Dakota

Documents:

[PLATMLC6-12PLAT.PDF](#)
[AERIALMLC6-12PLAT.PDF](#)

10. Plat: A Plat Of Lift Station Tract 1, A Subdivision Of Irregular Tract No. 3 In The SW

1/4 Of Section 32, T 104 N, R 60 W Of 5th P.M., Davison County, South Dakota

Documents:

[PLATDAILEYLIFTSTATION.PDF](#)
[AERIALLIFTSTATIONPLAT.PNG.PDF](#)

- 11. Plat: A Plat Of Lot 35 Of Maui Farms Second Addition, A Subdivision Of The SE 1/4 Of Section 31, T 104 N, R 60 W Of The 5th P.M., City Of Mitchell, Davison County, South Dakota**

Documents:

[PLATLOT35MAUI.PDF](#)
[AERIALLOT35MAUI.PDF](#)

- 12. Plat: A Plat Of Lots 2A And 3, Of L. Robinson's First Addition, A Subdivision Of The Southerly 936 Feet Of The Easterly 932.2 Feet Of The SE 1/4 Of Section 24, T 104 N, R 61 W Of The 5th P.M., Davison County, South Dakota**

Documents:

[PLATROBINSON.PDF](#)
[3-ROBINSON-GIS.PDF](#)

- 13. OTHER BUSINESS:**

- 14. PUBLIC INPUT:** If You Need To Address The City Planning Commission On An Item That Was Not On The Agenda, Excluding Personnel Items, Please Come Forward To The Podium And State Your Name And Your Concern. Presentations Are Limited To Three Minutes. Items Will Be Considered But No Action Will Be Taken At This Time.

- 15. ADJOURNMENT:**

"The City of Mitchell invites all interested parties to give oral or written comments. If special accommodations are required, please notify the Public Works Department at 605-995-8433 at least 24 hour prior to the scheduled meeting."

**CITY OF MITCHELL
CITY PLANNING COMMISSION MINUTES
AUGUST 24, 2020**

NOT APPROVED

Chairman Larson called August 24, 2020 City Planning Commission meeting to order at 12:00 pm (Noon) in the Council Chambers, City Hall, 612 N. Main Street.

Members Present: Larson, Osterloo, Genzlinger, Jirsa, Vaux and Allen

Members Absent: Molumby and Penney

Staff Present: Putnam, Schroeder, Hegg, Croce, Sandoval, Ellwein, London, and Mayor Everson

Declaration of Conflicts of Interest: None

Approval of Agenda: Motion by Jirsa, seconded by Genzlinger to approve the agenda as presented. All members present voting aye, motion carried.

Approval of Minutes: Motion by Genzlinger, seconded by Osterloo to approve the minutes of the August 10, 2020 Meeting. All members present voting aye, motion carried.

Schedule Next Meeting: Motion by Jirsa, seconded by Osterloo to schedule the next meeting for September 14, 2020. All members present voting aye, motion carried.

Variance: Steven Ahlers, 126 W 15th Ave, Tabled from Last Meeting

Steven Ahlers has requested the property described as the W 56 feet of Outlot #7A, SW ¼ of Section 15, T 103 N, R 60 W, City of Mitchell, Davison County, South Dakota (126 W 15th) from R2 Single Family Residential District to HB Highway Oriented Business District and he requesting a front yard variance of 20 feet vs 25 feet under the R2, the HB District requires 30 feet, and a backyard variance of 15 feet the R2 district requires 25 feet, the HB District setback is 0. He wishes to construct a storage garage that may be used for personal and commercial use. Public notice and neighbor notification had been completed. The commission considered the neighborhood input. The planning commission has recommended rezoning the property to HB and the council has passed 1st Reading of the rezoning ordinance. Therefore, the only variance that is applicable is the 30' front yard. Mr. Ahlers was present to address issues raised by the commission previously. He will install gutters and a concrete sidewalk along the building. The remainder of the site will be grass. The drainage will be directed to the street. There will be no vehicle traffic on the site. Mr. Kaemingk and he have agreed on a barrier separating the properties. Motion by Jirsa, seconded by Osterloo to recommend approval of the variance with the stipulation the drainage be monitored and does not interfere with the sidewalk passage. Roll Call Vote: Jirsa yes, Osterloo yes, Larson yes, Vaux no, Genzlinger no, Molumby absent, Penney absent. Motion carries 3 to 2.

Variance: Juan Contreras, 901 E 4th Ave

Juan Contreras has applied for an oversize variance of 2,296 square feet vs. 2,000 feet as required to construct a detached garage located at 901 E 4th Ave, legally described as Lots 9 & 10, Block 13, F.M. Greene Addition, City of Mitchell, Davison County, South Dakota. Mr. Contreras was available to answer questions of the commission. A public notice has been provided to the legal notice and letters to the neighbors were sent. The commission reviewed the written comments. Hegg explained the code and the previous variance that allowed on the lot. Mr. Contreras responded to Mr. Biggerstaff, a neighbor at 916 E. 3rd Ave, questions about the project. Mr. Biggerstaff expressed concerns the effect on the neighborhood. Hegg said once the new structure attaches to the existing structure then an oversize variance needs to be approved. The applicant is aware of the 22 foot height limitation. Motion by Jirsa, seconded by Osterloo recommend approval of the variance: Roll Call Vote: Vaux yes, Osterloo yes, Jirsa yes, Larson yes, Genzlinger no, Molumby absent, Penney absent. Motion carries 4 yes 1 no 2 absent.

Plat: Lots 1-5, Kirkegaard Addition in the Southeast Quarter of the Southwest Quarter of the Southeast Quarter (SE1/4SW1/4SE1/4) of Section 3, T 103 N, R 60 W of the 5th P.M., Davison County, South Dakota. This plat is back for review because it was requested to provide clarity on the plat that the access be identified as a private access (road) and not a public road. The county has approved the plat and noted the change on the plat. Motion by Genzlinger, seconded by Osterloo to approve the plat. All members present voting aye, motion carried.

Plat: A Plat of Lot 31 of Maui Farms Second Addition, A Subdivision of the SE ¼ of Section 31, T 104 N, R 60 W of the 5th P.M., City of Mitchell, Davison County, South Dakota. This appears to follow the master plan. Motion by Jirsa, seconded by Osterloo to approve the plat. All members present voting aye, motion carried.

Plat: A Plat of Lots 13A and 13B, Block 7, H.C. Applegate's Addition to the City of Mitchell, Davison County, South Dakota. The property is zoned TWC. The owner wishes to construct a detached garage with separate ownership. Motion by Genzlinger, seconded by Vaux to approve the plat. All members present voting aye, motion carried.

Plat: A Plat of Tract 1 of Wendelboe First Addition in the NE ¼ of Section 15, T 102 N, R 60 W of the 5th P.M., Davison County, South Dakota. This is outside the city's zoning jurisdiction, but within 3 miles of the city limits. Mark Jenniges, Davison County, said county ordinances require platting before a permit can be issued. Motion by Osterloo, seconded by Jirsa to approve the plat. All members present voting aye, motion carried.

Public Input: none

Chairman Larson adjourned the meeting at 12:40 pm.

APPLICATION FOR CONDITIONAL USE PERMIT

TO: THE MITCHELL PLANNING COMMISSION AND THE BOARD OF
ADJUSTMENT THE CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA.

The undersigned applicant(s) Randy & Tami Young are hereby making an application for a conditional use permit pursuant to the provisions of the City of Mitchell Zoning Code as amended.

This Application is for the following described real property:

Lot 4, Block 13, Rowley's 2nd Addition, City of Mitchell, Davison County, South Dakota
(522 N Duff St)

Applicant(s) Randy & Tami Young of the above-described real estate, request(s) to operate a childcare center in her home. The said real property is zoned (R4) High Density Residential District.

The names and addresses of the current property owners within one hundred and forty feet (140') of the applicant's property (excluding streets and alleys) will be notified upon the filing of this application.

Applicant(s) request that dates be set for public hearings before the Mitchell Planning Commission and the Board of Adjustment. Furthermore, the applicant requests the City of Mitchell to publish the appropriate notice(s) in accordance with the City of Mitchell's Ordinances.

Dated this 24 of August, 2020.



APPLICANT



OWNER

NOTICE OF HEARING

To: City Planning Commission, City of Mitchell Board of Adjustment and the General Public,

You are hereby notified that Randy & Tami Young have applied for a conditional use permit to operate a family residential childcare center at 522 N Duff St, Lot 4, Block 13, Rowley's 2nd Addition, City of Mitchell, Davison County, South Dakota. The property is zoned R4 High Density Residential District.

The City Planning Commission will be conducting a hearing on this application on Monday, September 14, 2020 at 12:00 pm (noon) and the Board of Adjustment will be holding a hearing on Monday, September 21, 2020 at 6:00 pm, all meetings will be in the Council Chambers, City Hall, 612 N. Main St, Mitchell, SD. All interested parties may attend the hearings.

Dated at Mitchell, South Dakota, this the 27th day of August, 2020.

Michelle Bathke

Finance Officer

Publish Twice September 2 & 9, 2020

Approximate Costs:

RANDY YOUNG
522 N DUFF
MITCHELL SD 57301

JULIE PAYNE
523 N DUFF
MITCHELL SD 57301

MID DAKOTA PROPERTIES LLC
407 N MAIN
MITCHELL SD 57301

FAITH MENNING
222 W 6TH
MITCHELL SD 57301

JESSICA CROSS
218 W 6TH
MITCHELL SD 57301

DOUGLAS & KIMBERLY JANZING
601 N ROWLEY
MITCHELL SD 57301

DETERMAN FAMILY LLC
PO BOX 193
MITCHELL SD 57301

LINDSAY NEWKIRK
609 N ROWLEY
MITCHELL SD 57301

SHAUN HILL
608 N DUFF
MITCHELL SD 57301

BRENDA STUNES
46258 W SHORE PL
HARTFORD SD 57033

MARGARET SPENSLEY
7511 CREEKWOOD DR
MOBILE AL 36695

SHANE & TAMI SNYDER
503 N DUFF
MITCHELL SD 57301

KIMBERLY BUTLER
700 E 5TH AVE
MITCHELL SD 57301

ELLIS RENTALS LLC
1523 S MILLER ST
MITCHELL SD 57301

HAMILTON ENTERPRISES EAST LLC
PO BOX 1706
WILLISTON ND 58802

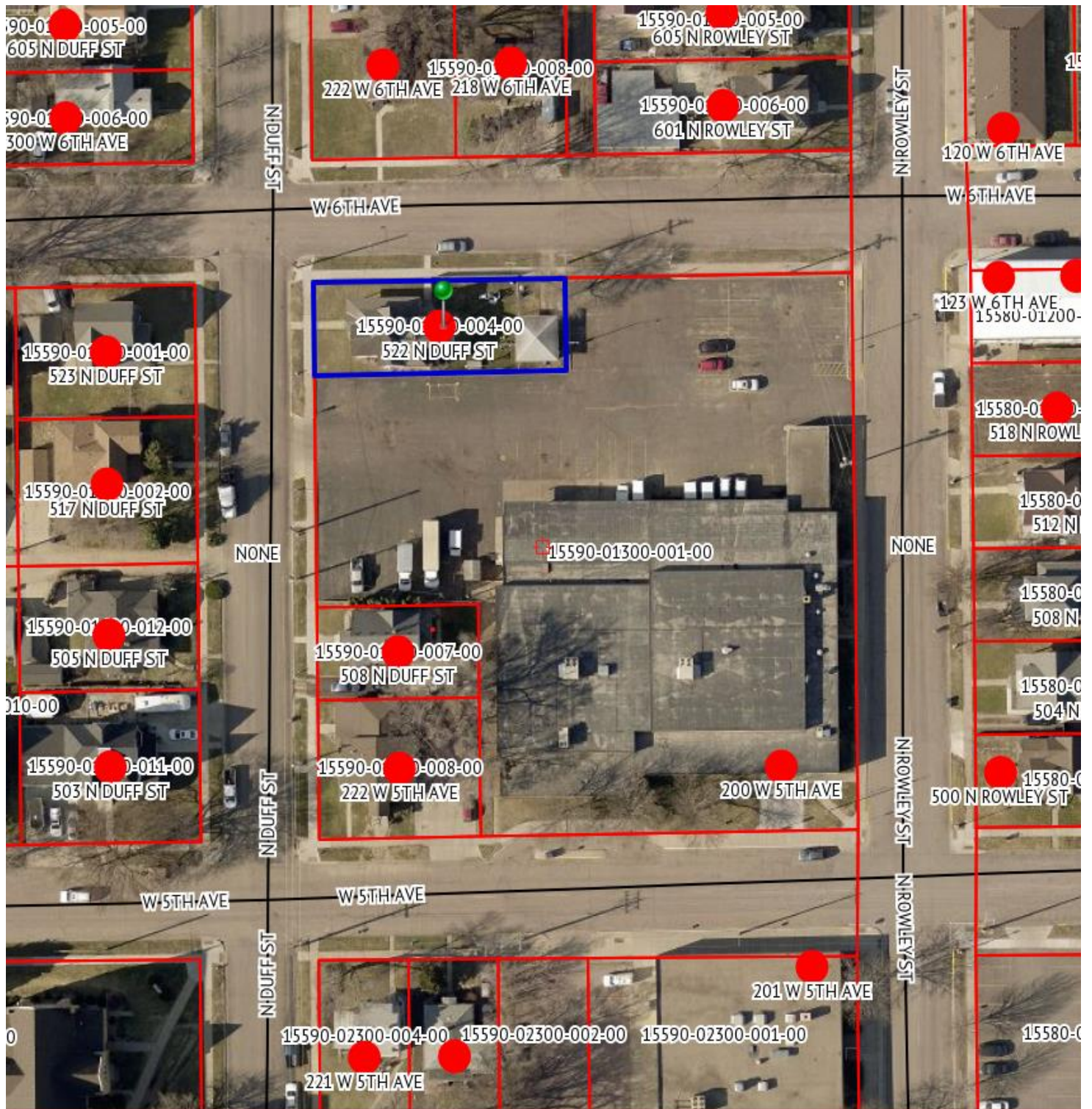
CASEY ROBIDEAU
305 W 6TH AVE
MITCHELL SD 57301

CASEY ROBIDEAU
307 W 6TH AVE
MITCHELL SD 57301

MARGARET TOBIN
41140 265TH ST
ETHAN SD 57334

DARIN KROGMAN
TAMRA HAIAR
204 E 4TH ST
FULTON SD 57340

CB RENTALS LLC
417 E SWITCH GRASS TRAIL
BRANDON SD 57005



PETITION TO VACATE
TO THE CITY COUNCIL OF THE CITY OF MITCHELL, SOUTH DAKOTA

The undersigned; Gregory R. & Marjorie J. Tilberg, being the record owners of the following real property situated abutting the City Limits of the City of Mitchell, Davison County, South Dakota, to wit:

Lots 7 to 12 and vacated Ave F Adjacent Lot 7, Block 19, Van Eps 1st Addition, City of Mitchell, Davison County, South Dakota

Does hereby petition to the City Council to vacate the property described as; a strip of land 20 feet wide by 158 feet east and west along the north edge of said vacated "F" Avenue also known as "Fir" Avenue.

By: *Greg Tilberg* 8-26-2020
Petitioner Date

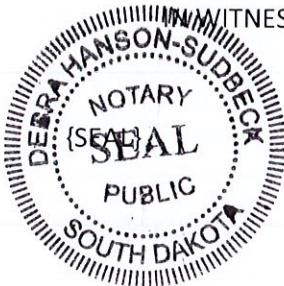
By: *Marge Tilberg* 8-26-2020
Petitioner Date

State of South Dakota }

County of Davison }

On this day before me, the undersigned, a Notary Public, within and for the State of South Dakota and County aforesaid, personally appeared *Greg Tilberg and Marge Tilberg* known to be the person(s) who executed the foregoing Petition to Vacate, and acknowledged to me that he/she executed the same.

IN WITNESS MY HAND AND SEAL THIS 26th DAY OF August, 2020.



Debra Hanson-Sudbeck

Notary Public

My Commission Expires: 6-26-2021

NOTICE OF HEARING

TO: CITY COUNCIL OF THE CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA AND THE GENERAL PUBLIC.

YOU ARE HEREBY NOTIFIED that Gregory R. & Marjorie Tilberg, owners of Lots 7 to 12 and vacated Ave F Adjacent to Lot 7, Block 19, Van Eps 1st Addition, City of Mitchell, Davison County, South Dakota have petitioned the City Council of the City of Mitchell, Davison County, South Dakota to vacate the portion of the street right-of-way legally described as;

A strip of land 20 feet wide by 158 feet east and west along the north edge of said vacated "F" Avenue, also known as "Fir" Avenue, and

The petitioners are the sole owners of the real property abutting the aforementioned street right-of way.

You are hereby notified that a public hearing will be held by the City Council on September 21, 2020 at 6:00 p.m., in the City Council Chambers, City Hall, 612 N. Main St, Mitchell, SD to consider the petition and resolution vacating the said right-of-way. All interested parties may attend and be heard at the public hearing.

Dated this the 27th day of August, 2020

Michelle Bathke
Finance Officer

Published twice: September 2 & 9, 2020

Approximate Cost:

Street and South Rowley Street; and

WHEREAS, in writing up said resolution of vacation, a typographical error was made in describing the property to be vacated as a prolongation of the alley north and south through Block 20 and 21, and it should have been described as a prolongation of the alley north and south through Blocks 19 and 22, as shown by the attached plat; and

WHEREAS, said resolution does not truly reflect the action of the Council and should be corrected so as to reflect and show the action taken by the Council;

NOW, THEREFORE, BE IT RESOLVED, that the last paragraph of said resolution be corrected to read as follows:

" BE IT FURTHER RESOLVED by the Council of the City of Mitchell, Davison County, South Dakota, that that part of West "F" Avenue between South Main Street and South Rowley Street, except a strip of land 20 feet by 158 feet east and west along the north edge of said street, and a strip of land 16 feet wide north and south across said street, and being a prolongation of the alley north and south through Blocks Nineteen (19) and Twenty-two (22), be and the same is hereby vacated."

AND BE IT FURTHER RESOLVED, that the City Auditor is hereby instructed to make such correction in the original Resolution and all copies made thereof.

Passed and approved this 6th day of April, 1959.

MARTIN OSTERHAUS
MAYOR

ATTEST:

MARGARET GALES
CITY AUDITOR

(SEAL)

State of South Dakota)
County of Davison) SS

I hereby certify that I have carefully examined the within instrument and compared the same with the original now on file in my office and that it is a true and correct copy of the same.

Dated this 19th day of May 1959

(City Auditor's Seal)

Margaret Gales
City Auditor

Filed for record this 20th day of May, 1959 at 10:15 o'clock A.M. and recorded in Book 23 Miscellaneous Records, Pages 64-65

Fee \$ 3.20

Harold E. Hansen
Register of Deeds

1	2	3
4	5	6

200

601

10	1	2	3
9	8	7	6

600

100

1	2	3
4	5	6

601

10	1	2	3
9	8	7	6

600

100

3	4	5
6	7	8

601

5	6	7
8	9	10

600

ELM

AVENUE

EAST

1	2	3
4	5	6

201

701

1	2	3
4	5	6

101

701

12	11	10
9	8	7

101

1	2	3
4	5	6

701

15	14	13
12	11	10

700

1

200

2

100

1

701

2

100

1

701

15	14	13
12	11	10

700

AVENUE

AVENUE

EAST

1	2	3	4	5
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201

901

14	13	12	11	10
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101

901

1	2	3	4	5
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101

901

6

101

901

900

900

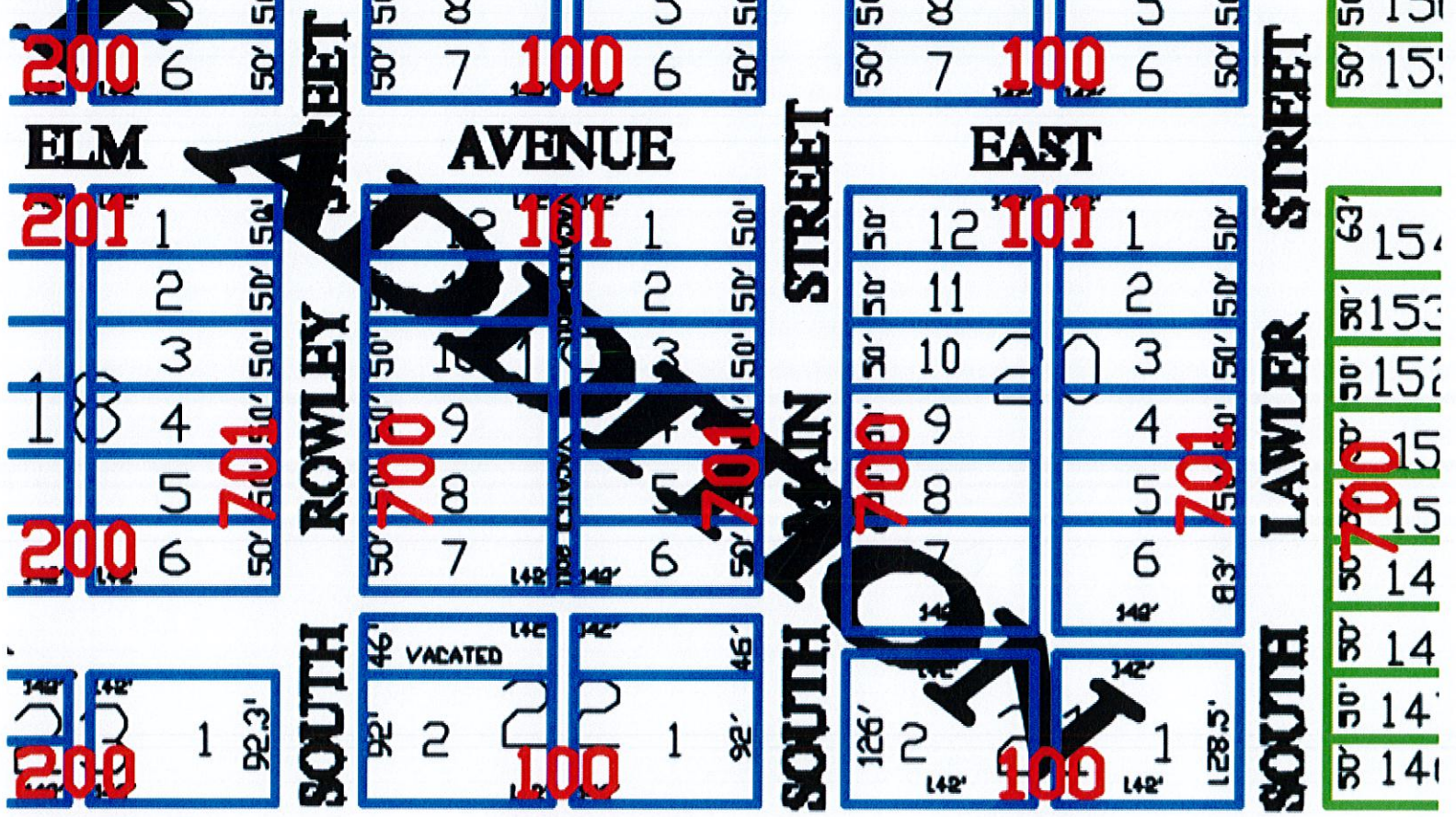
BY STREET

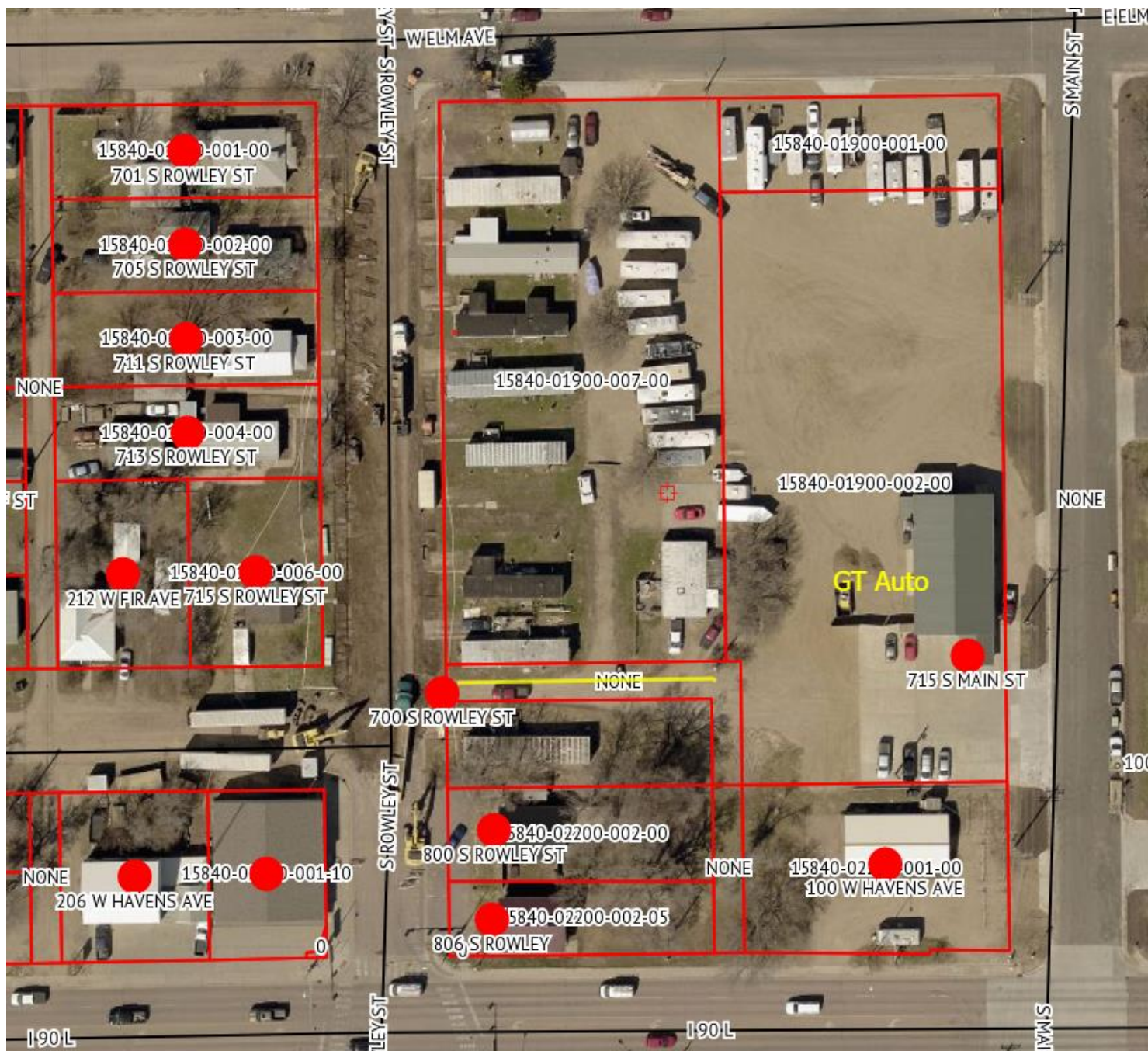
BY STREET

IN STREET

ER STREET

ER STREET







1 Inch = 100 Feet

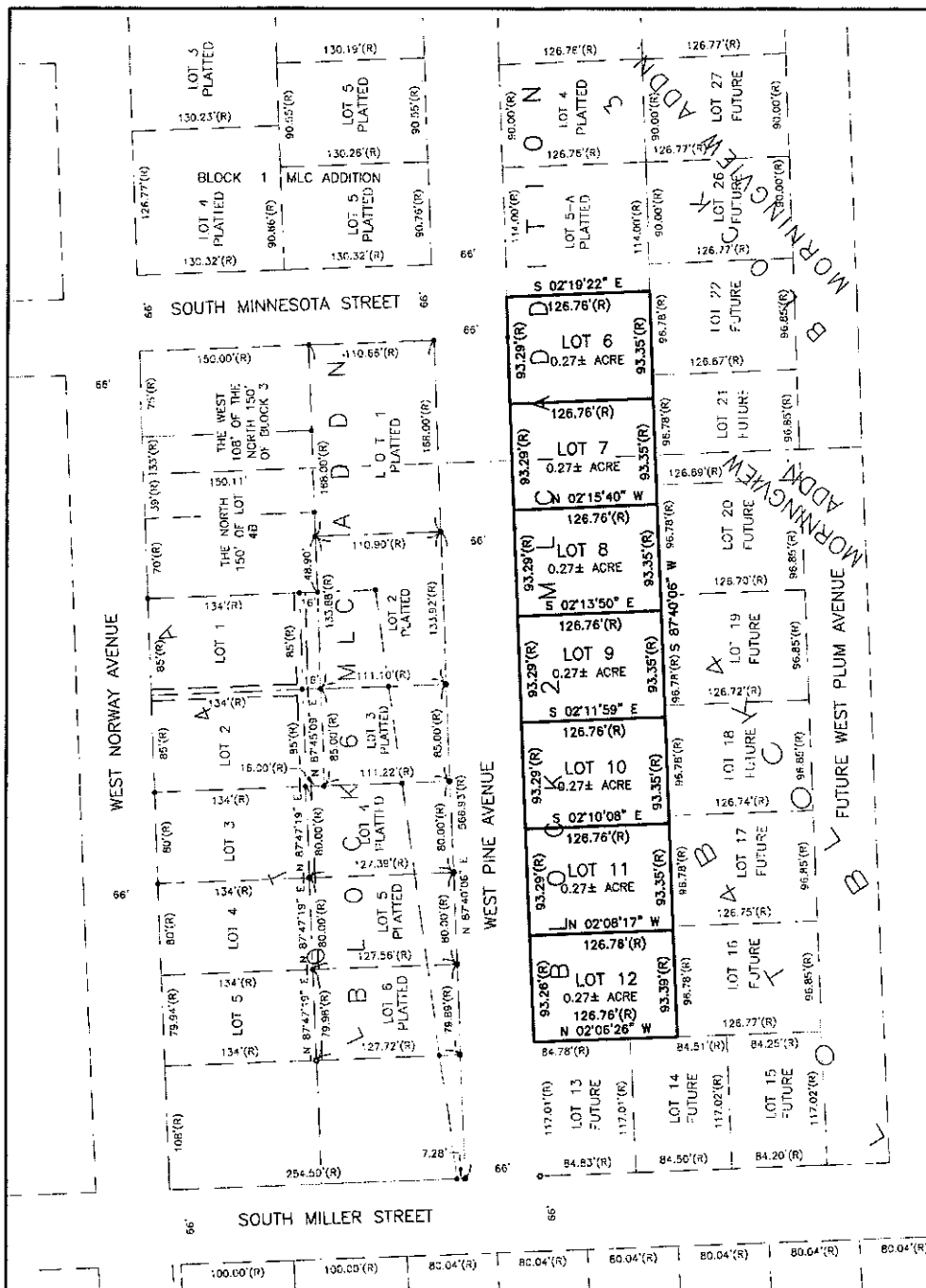
LEGEND

- = FOUND IRON MONUMENT
- = SET 5/8" X 18" REBAR WITH PLASTIC CAP NO. 8702
- 100' (R) = RECORD BEARING OR DISTANCE
- 100' = MEASURED BEARING OR DISTANCE
- ⊠ = SET NAIL
- ▲ = SET SURVEY SPIKE
- 4.00 CH (P) = PLATTED DISTANCE IN CHAINS
- = FOUND NAIL
- ◇ = SET 3/8" X 12" SPIKE W/ WASHER P.W.-8702
- WM = WITNESS MONUMENT

PREPARED BY: PAUL J. REILAND, R.L.S.
 3100 NORTH SANBORN BLVD. - P.O. BOX 308
 MITCHELL, SOUTH DAKOTA 57301
 PHONE: (605) 996-7761

COORDINATE SYSTEM IS SOUTH DAKOTA SOUTH
 ZONE, STATE PLANE - NORTH AMERICAN
 DATUM 1983 - GEOID 12B.

NOTE:
 THIS SURVEY WAS PERFORMED WITHOUT
 THE BENEFIT OF A TITLE REPORT OR TITLE
 COMMITMENT. EASEMENTS OF RECORD WERE
 NOT RESEARCHED AND ARE NOT SHOWN
 UNLESS OTHERWISE NOTED.



A PLAT OF LOTS 6, 7, 8, 9, 10, 11 AND 12, BLOCK 2, MLC ADDITION, A
 SUBDIVISION OF LOT 4B, BLOCK 4, MORNINGVIEW ADDITION TO THE CITY OF
 MITCHELL, DAVISON COUNTY, SOUTH DAKOTA

SURVEYOR'S CERTIFICATE

I, Paul J. Reiland, the undersigned, do hereby certify that I am a Registered Land Surveyor in and for the State of South Dakota. At the request of Robert W. Mueller, and under his direction for purposes indicated therein, I did on or prior to September 2, 2020, survey those parcels of land described as follows: LOTS 6, 7, 8, 9, 10, 11 and 12, BLOCK 2, MLC ADDITION, A SUBDIVISION OF LOT 4B, BLOCK 4, MORNINGVIEW ADDITION TO THE CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA.

In my professional opinion and to the best of my knowledge, information and belief, the within and foregoing plat is true and correct.

Dated this _____ day of _____, 2020.

Registered Land Surveyor #SD6702



SPN

& Associates

Engineers, Planners and Surveyors

3100 North Sanborn Blvd. - P.O. Box 308 Mitchell, South Dakota 57301
 Phone: (605) 996-7761 Fax: (605) 996-0015

2100 North Sanborn Blvd. - P.O. Box 398 Mitchell, South Dakota 57301
Phone: (605) 996-7761 Fax: (605) 996-0015



**A PLAT OF LOTS 6, 7, 8, 9, 10, 11 AND 12, BLOCK 2, MLC ADDITION, A
SUBDIVISION OF LOT 4B, BLOCK 4, MORNINGVIEW ADDITION TO THE CITY OF
MITCHELL, DAVISON COUNTY, SOUTH DAKOTA**

CERTIFICATE OF COUNTY TREASURER

The undersigned does hereby certify that all taxes which would, if not paid, be liens upon any of the land included in the within and foregoing plat, as shown by the records of this office, have been fully paid.

Treasurer/Deputy Treasurer of Davison County

Date

DIRECTOR OF EQUALIZATION

The undersigned does hereby certify that a copy of the plat of LOTS 6, 7, 8, 9, 10, 11 AND 12, BLOCK 2, MLC ADDITION, A SUBDIVISION OF LOT 4B, BLOCK 4, MORNINGVIEW ADDITION TO THE CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA, has been received by me and is filed in this office.

Director of Equalization/Deputy Director of Equalization of Davison County

Date

REGISTER OF DEEDS

STATE OF SOUTH DAKOTA)
)SS
COUNTY OF DAVISON)

FILED for record this _____ day of _____, 2020, at _____, and recorded in Book _____ of Plats on Page
_____ therein and recorded on Microfilm Number _____.

Register of Deeds, Davison County

By _____
Deputy

SPN

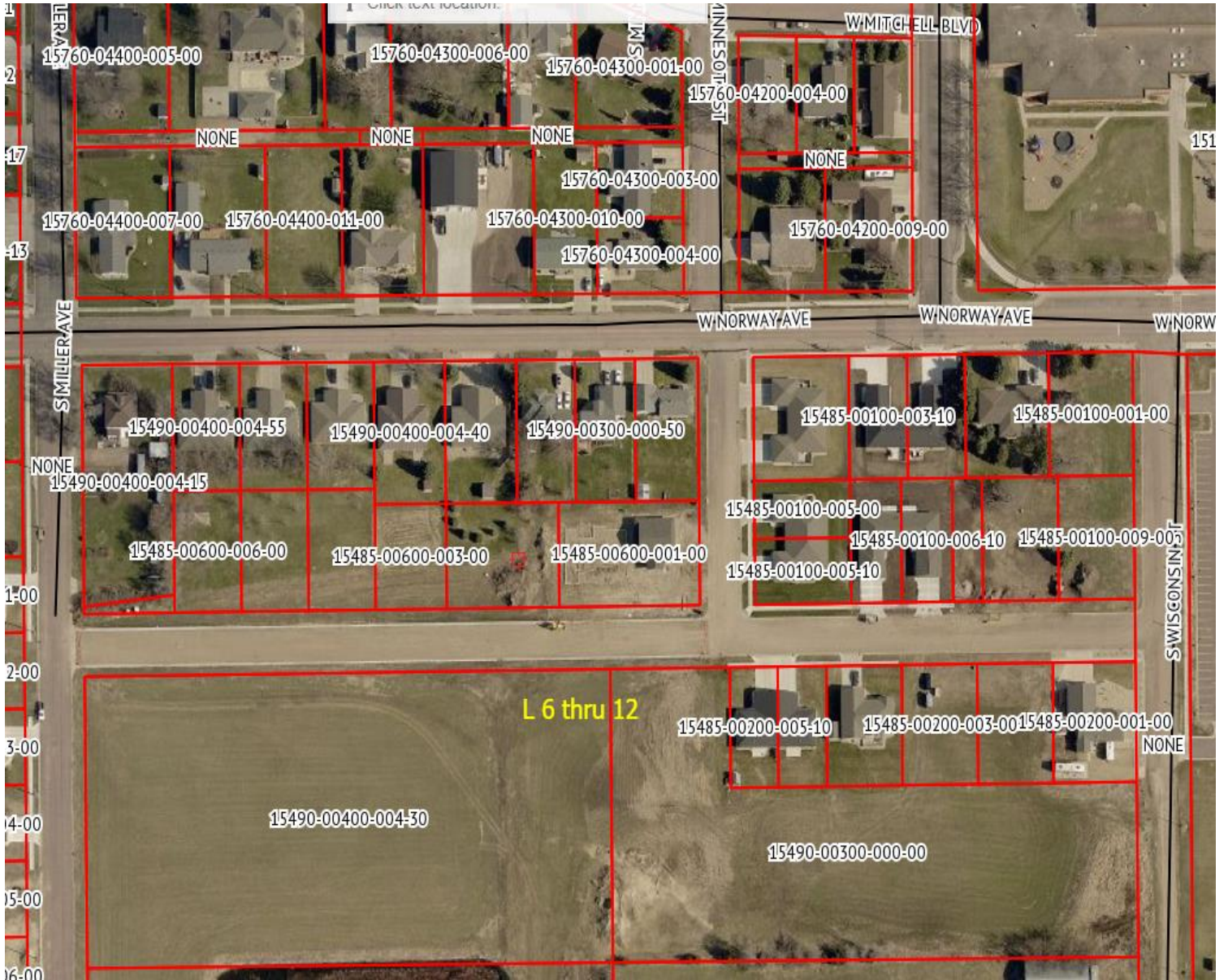
& Associates

Engineers, Planners and Surveyors

2100 North Sanborn Blvd. - P.O. Box 398 Mitchell, South Dakota 57301

Phone: (605) 996-7761 Fax: (605) 996-0015







1 Inch = 100 Feet

LEGEND

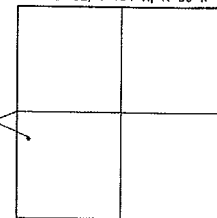
- = FOUND IRON MONUMENT
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- = FOUND NAIL
- ◇ = SET 3/8" X 12" SPIKE W/WASHER P.R.-6702
- WM = WITNESS MONUMENT

PREPARED BY: PAUL J. REILAND, R.L.S.
2100 NORTH SANBORN BLVD. - P.O. BOX 398
MITCHELL, SOUTH DAKOTA 57301
PHONE: (605) 996-7761

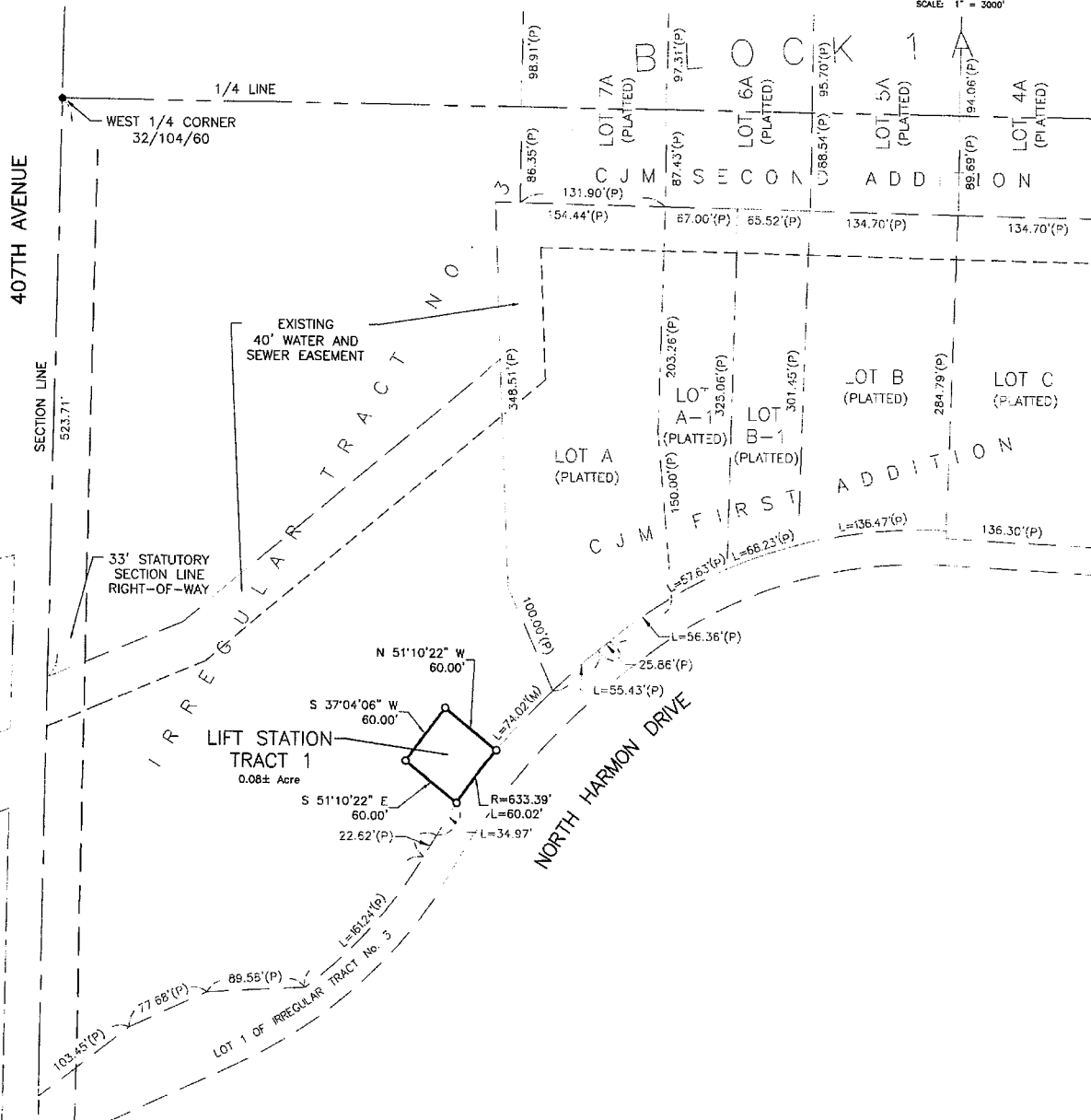
COORDINATE SYSTEM IS SOUTH DAKOTA SOUTH
ZONE, STATE PLANE - NORTH AMERICAN
DATUM 1983 - GEOID 12B.

NOTE:
THIS SURVEY WAS PERFORMED WITHOUT
THE BENEFIT OF A TITLE REPORT OR TITLE
COMMITMENT. EASEMENTS OF RECORD WERE
NOT RESEARCHED AND ARE NOT SHOWN
UNLESS OTHERWISE NOTED.

N 32°38'43" W
648.98'



LOCATION MAP
SCALE 1" = 3000'



A PLAT OF LIFT STATION TRACT 1, A SUBDIVISION OF IRREGULAR TRACT NO. 3 IN THE SW 1/4 OF SECTION 32, T 104 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA

SURVEYOR'S CERTIFICATE

I, Paul J. Reiland, the undersigned, do hereby certify that I am a Registered Land Surveyor in and for the State of South Dakota. At the request of CJM Consulting, Inc., a South Dakota corporation, as owner, and under its direction for purposes indicated therein, I did on or prior to August 3, 2020, survey those parcels of land described as follows: LIFT STATION TRACT 1, A SUBDIVISION OF IRREGULAR TRACT NO. 3 IN THE SW 1/4 OF SECTION 32, T 104 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA.

In my professional opinion and to the best of my knowledge, information and belief, the within and foregoing plat is true and correct.

Dated this _____ day of _____, 2020.

Registered Land Surveyor #SD6702

SPN

& Associates
Engineers, Planners and Surveyors
2100 North Sanborn Blvd. - P.O. Box 398 Mitchell, South Dakota 57301
Phone: (605) 996-7761 Fax: (605) 996-0015



A PLAT OF LIFT STATION TRACT 1, A SUBDIVISION OF IRREGULAR TRACT NO. 3 IN THE SW 1/4 OF SECTION 32, T 104 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA

OWNER'S CERTIFICATE, DEDICATION AND AGREEMENT OF PROTECTION OF WATER

KNOW ALL MEN BY THESE PRESENTS that I, the undersigned, hereby certify that CJM Consulting, Inc., a South Dakota corporation, is the absolute and unqualified owner of all of the land included in the within and foregoing plat; the plat is of a parcel of ground located in IRREGULAR TRACT NO. 3 IN THE SW 1/4 OF SECTION 32, T 104 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA; that the plat has been made at the request of CJM Consulting, Inc., a South Dakota corporation, and under its direction for the purposes indicated therein; which said property as so surveyed and platted shall hereafter be known as LIFT STATION TRACT 1, A SUBDIVISION OF IRREGULAR TRACT NO. 3 IN THE SW 1/4 OF SECTION 32, T 104 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA, as shown by this plat; and CJM Consulting, Inc., a South Dakota corporation, hereby dedicates to the public, for public use forever as such, the streets and alleys, if any, as shown and marked on said plat; and that development of the land included within the boundaries of said Lift Station Tract 1 shall conform to all existing applicable zoning, subdivision, and erosion and sediment control regulations; further that there now exists North Harmon Drive. Pursuant to SDCL 11-3-8.1 and 11-3-8.2 the developer of the property described within this plat shall be responsible for protecting any waters of the state located adjacent to or within such platted area from pollution from sewage from such subdivision and shall, in prosecution of such protections conform to and follow all regulations of the South Dakota Department of Environment and Natural Resources relating to the same. Additionally, the developer of the property described within this plat shall be liable for any pollution that occurs from failure to execute such protections or follow such regulations, exception being those lots in subdivisions that show documentation that wastewater drainage shall be connected to a municipal system.

IN WITNESS WHEREOF, I have hereunto set my hand this _____ day of _____, 2020.

Charles J. Mauszycki, Jr., Vice President of CJM Consulting, Inc.,
a South Dakota corporation

CORPORATION ACKNOWLEDGMENT

STATE OF SOUTH DAKOTA)
)SS
COUNTY OF DAVISON)

On this, the _____ day of _____, 2020, before me, _____, the undersigned officer, personally appeared Charles J. Mauszycki, Jr., of CJM Consulting, Inc., a South Dakota corporation, and that he, as such Vice President, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as Vice President.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Notary Public, South Dakota
My Commission Expires: _____

RESOLUTION OF CITY PLANNING COMMISSION

WHEREAS, the plat of LIFT STATION TRACT 1, A SUBDIVISION OF IRREGULAR TRACT NO. 3 IN THE SW 1/4 OF SECTION 32, T 104 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA, prepared by Paul J. Reiland, duly licensed Land Surveyor in and for the State of South Dakota, heretofore filed in the office of the City Finance Officer of Mitchell, South Dakota, has been submitted to the City Planning Commission of the said City of Mitchell, South Dakota; and

WHEREAS, the City Planning Commission, in regular meeting assembled, had duly considered said plat and finds as a fact that said plat is in conformity and does not conflict with the Master Plan for the City of Mitchell, South Dakota, heretofore adopted by this Commission;

NOW THEREFORE, be it resolved by the City Planning Commission of Mitchell, South Dakota, that the plat of LIFT STATION TRACT 1, A SUBDIVISION OF IRREGULAR TRACT NO. 3 IN THE SW 1/4 OF SECTION 32, T 104 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA, prepared by Paul J. Reiland, a Land Surveyor, be and the same is hereby approved and its adoption by the City Council of the City of Mitchell, South Dakota, is hereby recommended.

The undersigned does hereby certify that the foregoing resolution was passed by the City Planning Commission of Mitchell, South Dakota, at a meeting thereof held on the _____ day of _____, 2020.

Chairperson/Vice Chairperson of the City Planning Commission: _____

RESOLUTION OF CITY COUNCIL

WHEREAS, it appears that the City Planning Commission of the City of Mitchell, South Dakota, did duly consider and did recommend the approval and adoption of the hereinafter described plat, at its meeting held on the _____ day of _____, 2020; and

WHEREAS, it appears from an examination of the plat of LIFT STATION TRACT 1, A SUBDIVISION OF IRREGULAR TRACT NO. 3 IN THE SW 1/4 OF SECTION 32, T 104 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA, as prepared by Paul J. Reiland, a duly licensed Land Surveyor in and for the State of South Dakota, that said plat is in accordance with the system of streets and alleys set forth in the Master Plan adopted by the City Planning Commission of the City of Mitchell, South Dakota, and that such plat has been prepared according to law;

THEREFORE, be it resolved by the City Council of Mitchell, South Dakota, that the plat of LIFT STATION TRACT 1, A SUBDIVISION OF IRREGULAR TRACT NO. 3 IN THE SW 1/4 OF SECTION 32, T 104 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA, prepared by Paul J. Reiland, be and the same is hereby approved and the description set forth therein and the accompanying surveyor's certificate shall prevail.

The undersigned does hereby certify that the foregoing resolution was passed by the City of Mitchell, South Dakota, at a meeting held on the _____ day of _____, 2020.

Finance Officer/Deputy Finance Officer: _____

SPN

& Associates

Engineers, Planners and Surveyors

2100 North Sanborn Blvd. - P.O. Box 398 Mitchell, South Dakota 57301
Phone: (605) 996-7761 Fax: (605) 996-0015



A PLAT OF LIFT STATION TRACT 1, A SUBDIVISION OF IRREGULAR TRACT NO. 3 IN THE SW 1/4 OF SECTION 32, T 104 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA

RESOLUTION OF COUNTY PLANNING COMMISSION

WHEREAS, the plat of LIFT STATION TRACT 1, A SUBDIVISION OF IRREGULAR TRACT NO. 3 IN THE SW 1/4 OF SECTION 32, T 104 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA, prepared by Paul J. Reiland, duly licensed Land Surveyor in and for the State of South Dakota, heretofore filed in the office of the County Auditor of Davison County, South Dakota, has been submitted to the County Planning Commission of the said County of Davison, South Dakota; and

WHEREAS, the County Planning Commission, in regular meeting assembled, had duly considered said plat and finds as a fact that said plat is in conformity and does not conflict with the Master Plan for the County of Davison, South Dakota, heretofore adopted by this Commission;

NOW THEREFORE, be it resolved by the County Planning Commission of Davison County, South Dakota, that the plat of LIFT STATION TRACT 1, A SUBDIVISION OF IRREGULAR TRACT NO. 3 IN THE SW 1/4 OF SECTION 32, T 104 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA, prepared by Paul J. Reiland, a Land Surveyor, be and the same is hereby approved and its adoption by the Board of Commissioners of the County of Davison, South Dakota, is hereby recommended.

The undersigned hereby certifies that the foregoing resolution was passed by the County Planning Commission of Davison County, South Dakota, at a meeting thereof held on the _____ day of _____, 2020.

Chairperson/Vice-Chairperson of Davison County Planning Commission

RESOLUTION BY BOARD OF COUNTY COMMISSIONERS

Be it resolved by the Board of County Commissioners of Davison County, South Dakota, that the plat of LIFT STATION TRACT 1, A SUBDIVISION OF IRREGULAR TRACT NO. 3 IN THE SW 1/4 OF SECTION 32, T 104 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA, which has been submitted for examination pursuant to law, is hereby approved and the County Auditor is hereby authorized and directed to endorse on such plat a copy of this Resolution and certify the same.

Chairperson/Vice-Chairperson, Board of County Commissioners of Davison County

AUDITOR'S CERTIFICATE

I do hereby certify that the above resolution was adopted by the Board of County Commissioners of Davison County, South Dakota, at a regular meeting held on _____, 2020, approving the above named plat.

Auditor/Deputy Auditor, Davison County

CERTIFICATE OF HIGHWAY AUTHORITY

The location(s) of the existing approach(es) is/are hereby approved. Any change in the location(s) of the existing approach(es) shall require additional approval.

By: _____
Highway Authority

Title: _____

Date: _____

SPN

& Associates

Engineers, Planners and Surveyors

2100 North Sanborn Blvd. - P.O. Box 398

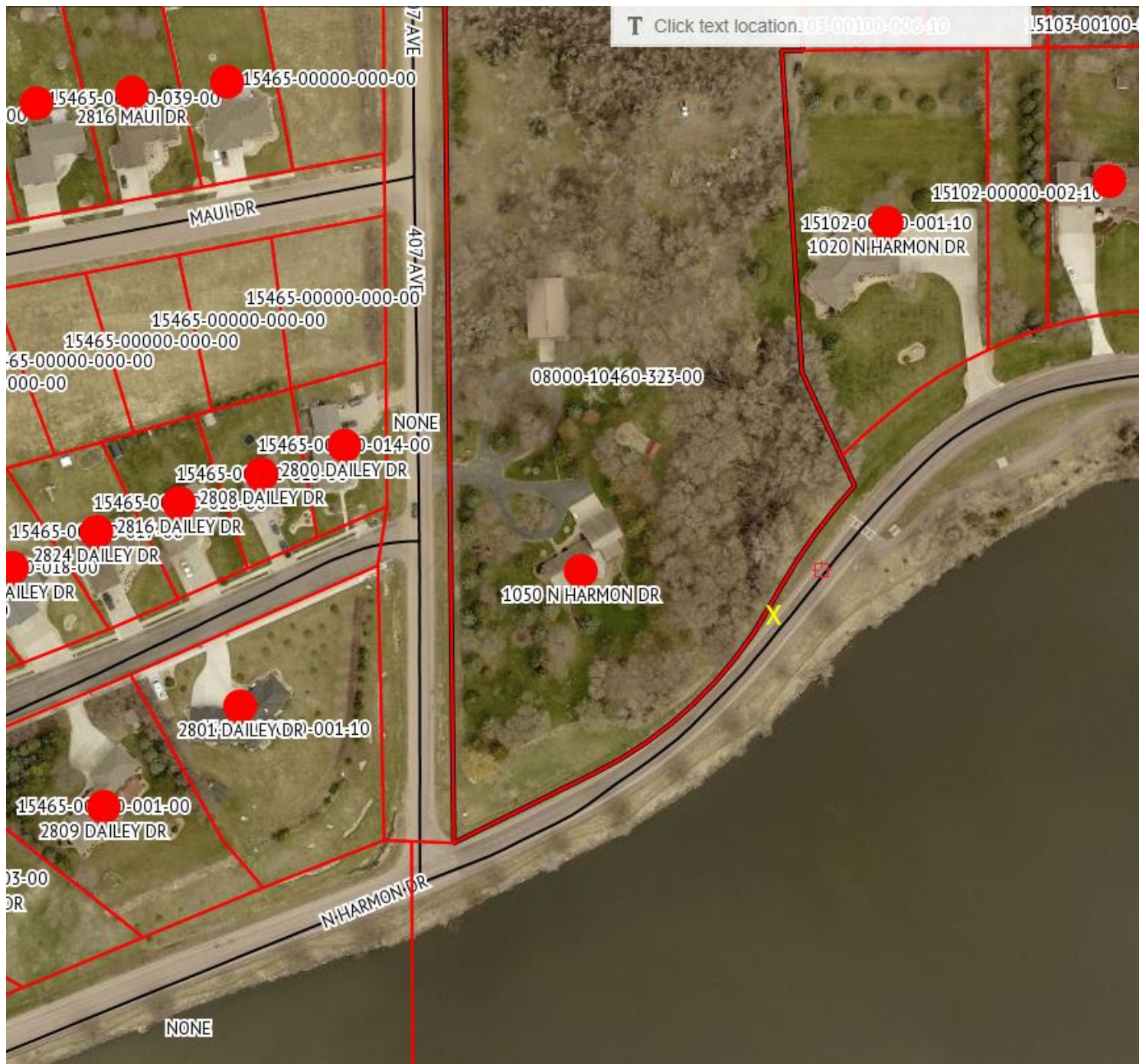
Mitchell, South Dakota 57301

Phone: (605) 996-7761

Fax: (605) 996-0015









GRAPHIC SCALE



(IN FEET)
1 inch = 100 ft.

LEGEND

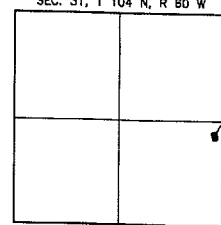
- - FOUND IRON MONUMENT
- - SET 5/8" X 10" REBAR WITH PLASTIC CAP NO. 6702
- 100' (P) - PLATTED BEARING OR DISTANCE
- 100' - MEASURED BEARING OR DISTANCE
- - SET NAIL
- ▲ - SET SURVEY SPIKE
- 4.00 CH (P) - PLATTED DISTANCE IN CHAINS
- - FOUND NAIL
- ◇ - SET 3/8" X 12" SPIKE W/ WASHER PIN-6702
- WM - WITNESS MONUMENT

Easements within Lot 35:

Sides and Rear = 5' Utility and Drainage Easements
Along Maui Drive = 10' Utility Easement

Lots labeled as Platted or Future are as of 08/25/2020
which is the date this drawing was created

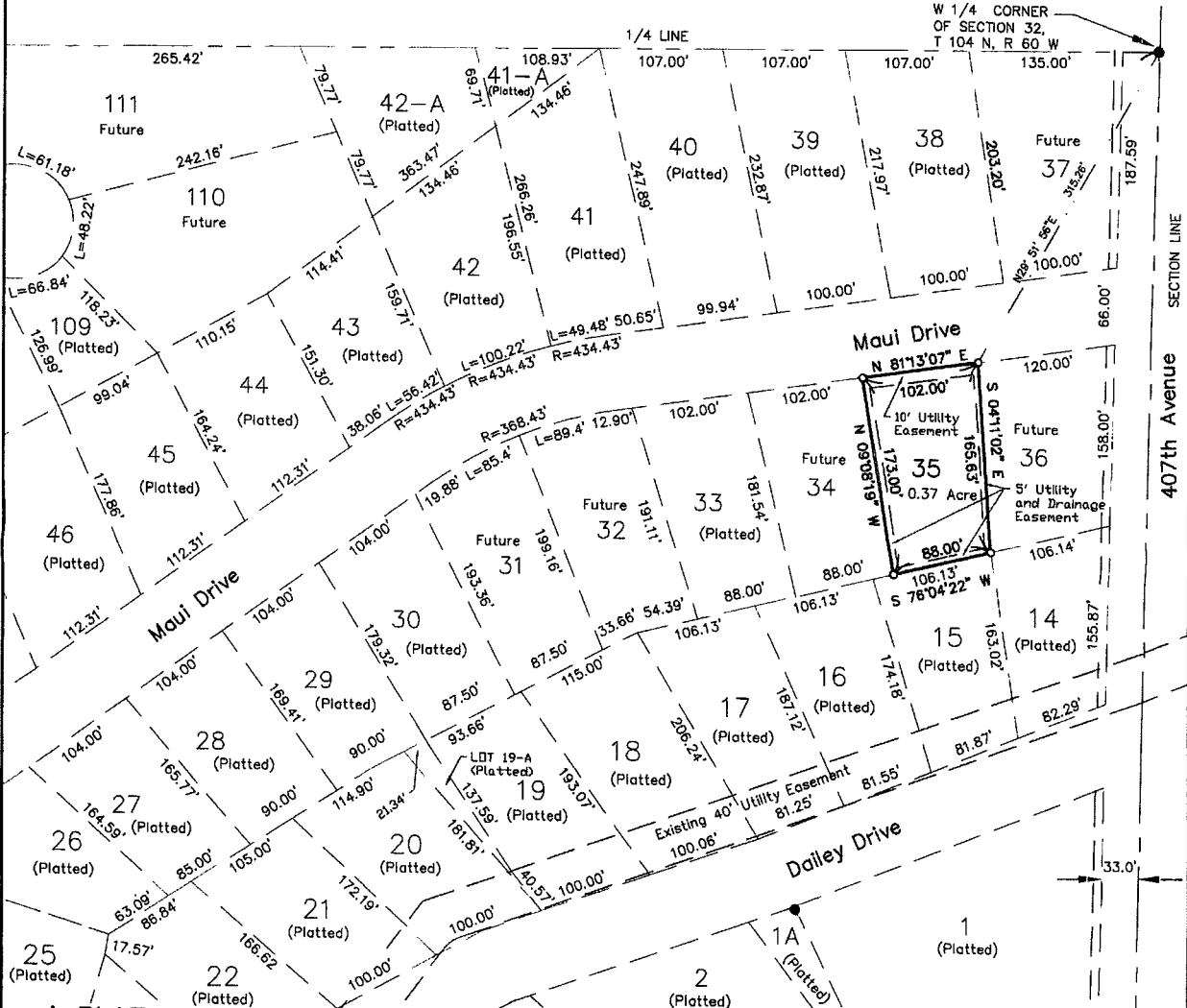
NOTE: THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE REPORT OR TITLE COMMITMENT. EASEMENTS OF RECORD WERE NOT RESEARCHED AND ARE NOT SHOWN UNLESS OTHERWISE NOTED.



LOCATION MAP
SCALE: 1" = 300'

PREPARED BY: PAUL J. REILAND, R.L.S.
2100 NORTH SANBORN BLVD. - P.O. BOX 398
MITCHELL, SOUTH DAKOTA 57301
PHONE: (605) 996-7761

BEARINGS ARE BASED ON AN ASSUMED COORDINATE SYSTEM USING GPS GRID BEARINGS/GROUND DISTANCES



A PLAT OF LOT 35 OF MAUI FARMS SECOND ADDITION, A SUBDIVISION OF THE SE 1/4 OF SECTION 31, T 104 N, R 60 W OF THE 5th P.M., CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA

SURVEYOR'S CERTIFICATE

I, Paul J. Reiland, the undersigned, do hereby certify that I am a Registered Land Surveyor in and for the State of South Dakota. At the request of Maui Farms Inc., a South Dakota corporation, as owner, and under its direction for purposes indicated therein, I did on or prior to August 27, 2020, survey those parcels of land described as follows: LOT 35 OF MAUI FARMS SECOND ADDITION, A SUBDIVISION OF THE SE 1/4 OF SECTION 31, T 104 N, R 60 W OF THE 5TH P.M., CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA.

In my professional opinion and to the best of my knowledge, information and belief, the within and foregoing plat is true and correct.

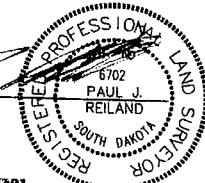
Dated this 2ND day of SEPTEMBER 2020.

Registered Land Surveyor #SD6702

SPN

& Associates
Engineers, Planners and Surveyors

2100 North Sanborn Blvd. - P.O. Box 398 Mitchell, South Dakota 57301
Phone: (605) 996-7761 Fax: (605) 996-0015



A PLAT OF LOT 35 OF MAUI FARMS SECOND ADDITION, A SUBDIVISION OF THE
SE 1/4 OF SECTION 31, T 104 N, R 60 W OF THE 5th P.M., CITY OF
MITCHELL, DAVISON COUNTY, SOUTH DAKOTA

OWNER'S CERTIFICATE, DEDICATION AND AGREEMENT OF PROTECTION OF WATER

KNOW ALL MEN BY THESE PRESENTS that I, the undersigned, hereby certify that Maui Farms Inc., a South Dakota corporation, is the absolute and unqualified owner of all of the land included in the within and foregoing plat; the plat is of a parcel of ground located in the SE 1/4 OF SECTION 31, T 104 N, R 60 W OF THE 5TH P.M., CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA; that the plat has been made at the request of Maui Farms Inc., a South Dakota corporation, and under its direction for the purposes indicated therein; which said property as so surveyed and platted shall hereafter be known as LOT 35 OF MAUI FARMS SECOND ADDITION, A SUBDIVISION OF THE SE 1/4 OF SECTION 31, T 104 N, R 60 W OF THE 5TH P.M., CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA, as shown by this plat; and Maui Farms Inc., a South Dakota corporation, hereby dedicates to the public, for public use forever as such, the streets and alleys, if any, as shown and marked on said plat; and that development of the land included within the boundaries of said Lot 35 shall conform to all existing applicable zoning, subdivision, and erosion and sediment control regulations; further that there now exists Maui Drive. Pursuant to SDCL 11-3-8.1 and 11-3-8.2 the developer of the property described within this plat shall be responsible for protecting any waters of the state located adjacent to or within such platted area from pollution from sewage from such subdivision and shall, in prosecution of such protections conform to and follow all regulations of the South Dakota Department of Environment and Natural Resources relating to the same. Additionally, the developer of the property described within this plat shall be liable for any pollution that occurs from failure to execute such protections or follow such regulations, exception being those lots in subdivisions that show documentation that wastewater drainage shall be connected to a municipal system.

IN WITNESS WHEREOF, I have hereunto set my hand this _____ day of _____, 2020.

Charles J. Mauszycki, Jr., Vice President of Maul Farms, Inc.,
a South Dakota corporation

CORPORATION ACKNOWLEDGMENT

STATE OF SOUTH DAKOTA))
COUNTY OF DAVISON))SS

On this, the _____ day of _____, 2020, before me, _____, the undersigned officer, personally appeared Charles J. Mauszycki, Jr., of Maui Farms Inc., a South Dakota corporation, and that he, as such Vice President, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as Vice President.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Notary Public, South Dakota
My Commission Expires: _____

RESOLUTION OF CITY PLANNING COMMISSION

WHEREAS, the plat of LOT 35 OF MAUI FARMS SECOND ADDITION, A SUBDIVISION OF THE SE 1/4 OF SECTION 31, T 104 N, R 60 W OF THE 5TH P.M., CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA, prepared by Paul J. Reiland, duly licensed Land Surveyor in and for the State of South Dakota, heretofore filed in the office of the City Finance Officer of Mitchell, South Dakota, has been submitted to the City Planning Commission of the said City of Mitchell, South Dakota; and

NOW THEREFORE, be it resolved by the City Planning Commission of Mitchell, South Dakota, that said plat is in conformity and does not conflict with the Master Plan for the City of Mitchell, South Dakota, heretofore adopted by this Commission;

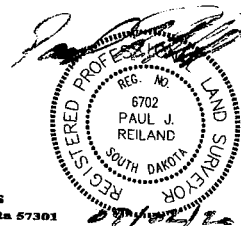
NOW THEREFORE, be it resolved by the City Planning Commission of Mitchell, South Dakota, that the plat of LOT 35 OF MAUI FARMS SECOND ADDITION, A SUBDIVISION OF THE SE 1/4 OF SECTION 31, T 104 N, R 60 W OF THE 5TH P.M., CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA, prepared by Paul J. Reiland, a Land Surveyor, be and the same is hereby approved and its adoption by the City Council of the City of Mitchell, South Dakota, is hereby recommended.

The undersigned hereby certifies that the foregoing resolution was passed by the City Planning Commission of Mitchell, South Dakota, at a meeting thereof held on the _____ day of _____, 2020.

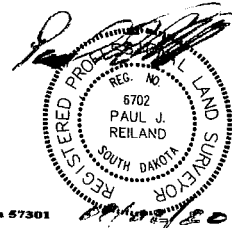
Chairperson/Vice Chairperson of the City Planning Commission

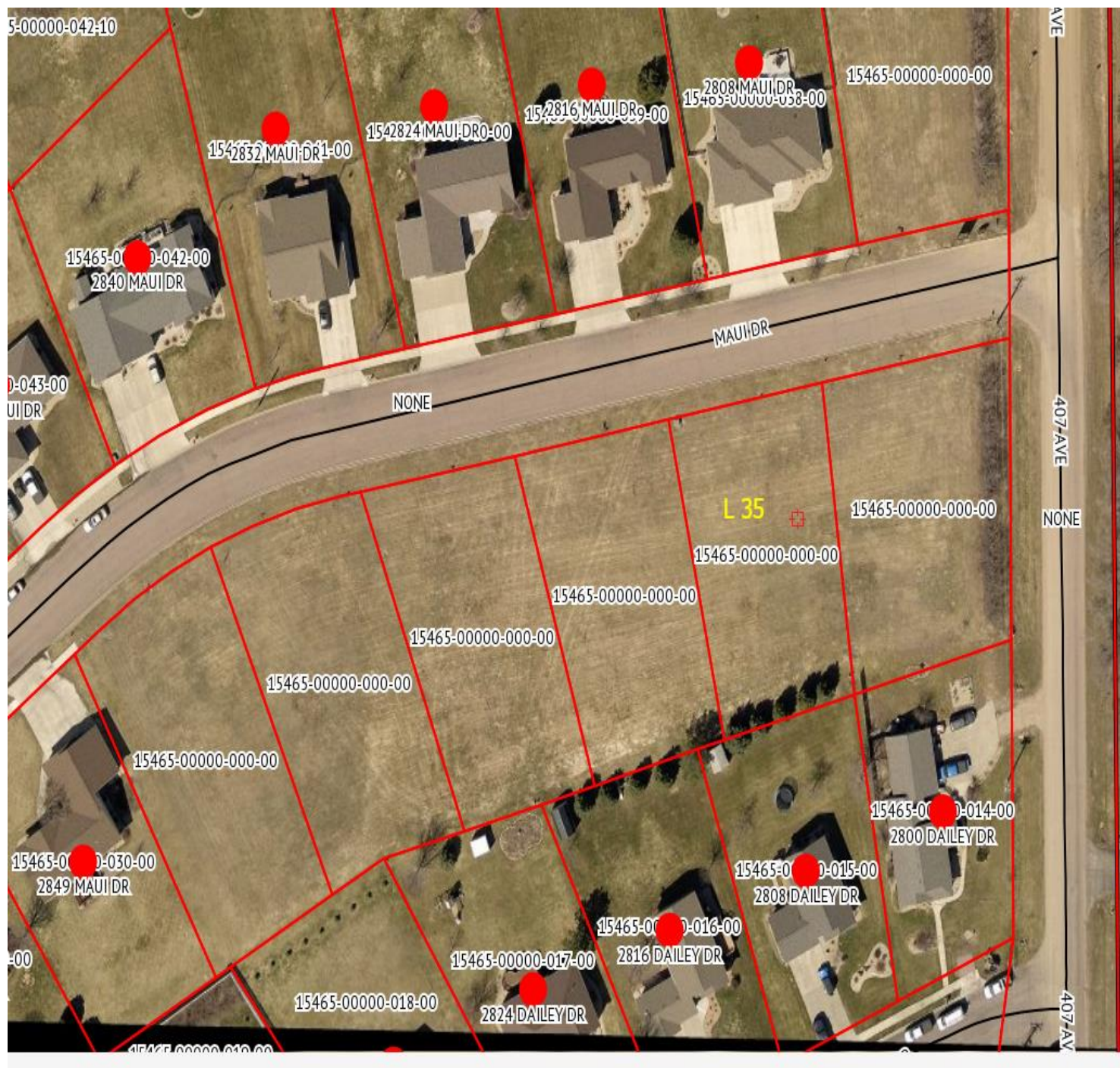
SPN

& Associates
Engineers, Planners and Surveyors
 2100 North Sanborn Blvd. - P.O. Box 398 Mitchell, South Dakota 57301
 Phone: (605) 996-7761 Fax: (605) 996-0015



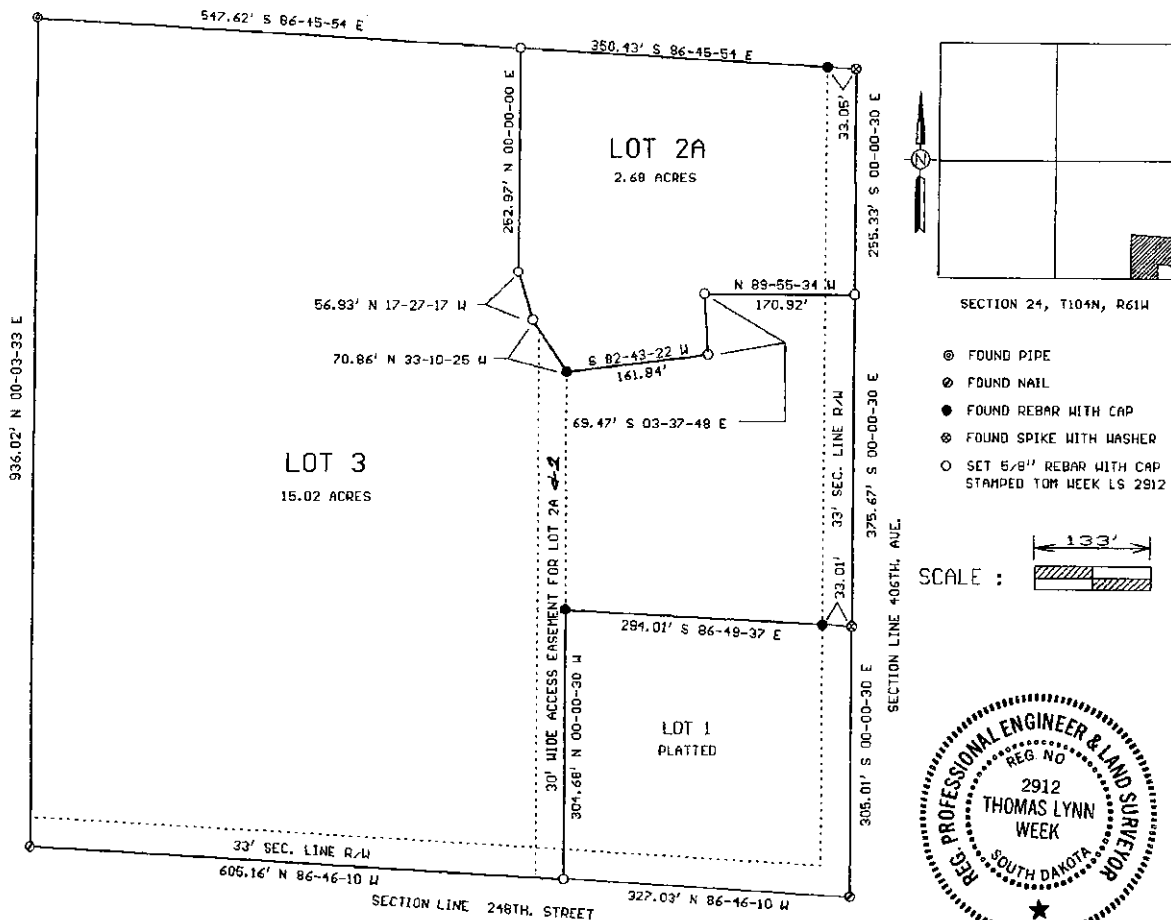
2100 North Sanborn Blvd. - P.O. Box 398 Mitchell, South Dakota 57301
Phone: (605) 996-7761 Fax: (605) 996-0015





PLAT OF LOTS 2A AND 3, OF L. ROBINSON'S FIRST ADDITION, A SUBDIVISION OF THE SOUTHERLY 936 FEET OF THE EASTERLY 932.2 FEET OF THE SE1/4 OF SECTION 24, T104N, R61W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA.

THIS PLAT VACATES PREVIOUSLY PLATTED LOT 2 OF L. ROBINSON'S FIRST ADDITION, A SUBDIVISION OF THE SOUTHERLY 936 FEET OF THE EASTERLY 932.2 FEET OF THE SE1/4 OF SECTION 24, T104N, R61W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA. FILED FOR RECORD ON MAY 21, 2002 AND RECORDED IN BOOK 1B OF PLATS ON PAGE 50.



SURVEYORS CERTIFICATE

I, THOMAS LYNN WEEK, REGISTERED LAND SURVEYOR IN YANKTON, SOUTH DAKOTA, HAVE AT THE DIRECTION OF THE OWNERS, MADE A SURVEY OF LOTS 2A AND 3, OF L. ROBINSON'S FIRST ADDITION, A SUBDIVISION OF THE SOUTHERLY 936 FEET OF THE EASTERLY 932.2 FEET OF THE SE1/4 OF SECTION 24, T104N, R61W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA. SAID SURVEY AND PLAT ARE TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

DATED THIS 4TH. DAY OF SEPTEMBER, 2020.

THOMAS LYNN WEEK
REGISTERED LAND SURVEYOR
REG. NO. 2912

CERTIFICATE OF STREET AUTHORITY

EXISTING ACCESS TO LOTS 2A AND LOT 3 IS APPROVED. ANY ADDITIONAL ACCESS WILL REQUIRE ADDITIONAL APPROVAL.

DATED THIS ____ DAY OF ____, 2020.

COUNTY/TOWNSHIP HIGHWAY REPRESENTATIVE

PLAT OF LOTS 2A AND 3, OF L. ROBINSON'S FIRST ADDITION, A SUBDIVISION OF THE SOUTHERLY 936 FEET OF THE EASTERLY 932.2 FEET OF THE SE1/4 OF SECTION 24, T104N, R61W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA.

OWNER'S CERTIFICATE AND AGREEMENT OF PROTECTION OF WATER

I, MARK ROBINSON, DO HEREBY CERTIFY, THAT I AM THE ABSOLUTE AND UNQUALIFIED OWNER OF THE PREVIOUSLY PLATTED LOT 2 OF L. ROBINSON'S FIRST ADDITION, A SUBDIVISION OF THE SOUTHERLY 936 FEET OF THE EASTERLY 932.2 FEET OF THE SE1/4 OF SECTION 24, T104N, R61W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA; AND I, MIKE ROBINSON, AS TREASURER OF ROBINSON HOUSEMOVING, INC., A SOUTH DAKOTA CORPORATION, DO HEREBY CERTIFY, THAT ROBINSON HOUSEMOVING, INC., A SOUTH DAKOTA CORPORATION, IS THE ABSOLUTE AND UNQUALIFIED OWNER OF THE SOUTHERLY 936 FEET OF THE EASTERLY 932.2 FEET OF THE SE1/4 OF SECTION 24, T104N, R61W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA, EXCEPT FOR LOTS 1 AND 2 THEREOF. TOGETHER WE ARE THE OWNERS OF LOTS 2A AND 3, OF L. ROBINSON'S FIRST ADDITION, A SUBDIVISION OF THE SOUTHERLY 936 FEET OF THE EASTERLY 932.2 FEET OF THE SE1/4 OF SECTION 24, T104N, R61W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA. THAT THE ABOVE SURVEY AND PLAT WERE MADE AT OUR REQUEST AND UNDER OUR DIRECTION FOR THE PURPOSE OF LOCATING, MARKING AND PLATTING THE SAME, AND THAT SAID PROPERTY IS FREE FROM ALL ENCUMBRANCES. THE DEVELOPMENT OF THIS LAND INCLUDED IN THE BOUNDARIES OF LOTS 2A AND 3, SHALL CONFORM TO ALL EXISTING APPLICABLE ZONING SUBDIVISION AND EROSION AND SEDIMENT CONTROL REGULATIONS. PURSUANT TO SDCL 11-3-8.1 AND 11-3-8.2 THE DEVELOPER OF THIS PROPERTY DESCRIBED WITHIN THIS PLAT SHALL BE RESPONSIBLE FOR PROTECTING ANY WATERS OF THE STATE LOCATED ADJACENT TO OR WITHIN SUCH PLATTED AREA FROM POLLUTION FROM SEWAGE FROM SUCH ADDITION. AND SHALL IN PROSECUTION OF SUCH PROTECTION CONFORM TO AND FOLLOW ALL REGULATIONS OF THE SOUTH DAKOTA DEPARTMENT OF ENVIRONMENT AND NATURAL RESOURCES RELATING TO THE SAME. ADDITIONALLY THE DEVELOPER OF THIS PROPERTY DESCRIBED WITHIN THIS PLAT SHALL BE LIABLE FOR ANY POLLUTION THAT OCCURS FROM FAILURE TO EXECUTE SUCH PROTECTIONS OR FOLLOW SUCH REGULATIONS, EXCEPTION BEING THOSE LOTS IN SUBDIVISIONS THAT SHOW DOCUMENTATIONS THAT WASTE WATER DRAINAGE SHALL BE CONNECTED TO A MUNICIPAL SYSTEM. THERE IS SEC. LINE R/W ON THE EAST AND SOUTH SIDES OF LOTS 2A AND 3.

DATED THIS 9th DAY OF September, 2020.

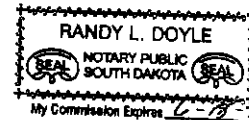
Mark Robinson
MARK ROBINSON

STATE OF South Dakota
COUNTY OF Daivison

ON THIS 9th DAY OF September, 2020, BEFORE ME THE UNDERSIGNED OFFICER, PERSONALLY APPEARED MARK ROBINSON, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE WITHIN INSTRUMENT AND WHO ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES THEREIN CONTAINED. IN WITNESS WHEREOF I HEREUNTO SET MY HAND AND OFFICIAL SEAL.

MY COMMISSION EXPIRES 6-18-2026

Randy L. Doyle
NOTARY PUBLIC



DATED THIS 9 DAY OF Sept, 2020.

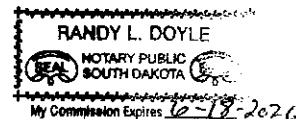
Mike Robinson
MIKE ROBINSON, TREASURER,
ROBINSON HOUSEMOVING, INC.
A SOUTH DAKOTA CORPORATION.

STATE OF South Dakota
COUNTY OF Daivison

ON THIS 9th DAY OF September, 2020, BEFORE ME THE UNDERSIGNED OFFICER, PERSONALLY APPEARED MIKE ROBINSON, WHO ACKNOWLEDGED HIMSELF TO BE THE TREASURER OF ROBINSON HOUSEMOVING, INC., A SOUTH DAKOTA CORPORATION, AND THAT HE, AS SUCH TREASURER BEING AUTHORIZED SO TO DO, EXECUTED THE SAME FOR THE PURPOSES THEREIN CONTAINED, BY SIGNING THE NAME OF THE CORPORATION BY HIMSELF AS TREASURER. IN WITNESS WHEREOF I HEREUNTO SET MY HAND AND OFFICIAL SEAL.

MY COMMISSION EXPIRES 6-18-2026

Randy L. Doyle
NOTARY PUBLIC



RESOLUTION OF COUNTY PLANNING COMMISSION

BE IT RESOLVED BY THE DAVISON COUNTY, SOUTH DAKOTA, PLANNING COMMISSION THAT THE ABOVE PLAT REPRESENTING LOTS 2A AND 3, OF L. ROBINSON'S FIRST ADDITION, A SUBDIVISION OF THE SOUTHERLY 936 FEET OF THE EASTERLY 932.2 FEET OF THE SE1/4 OF SECTION 24, T104N, R61W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA, AND FINDS AS A FACT THAT SAID PLAT IS IN CONFORMITY AND DOES NOT CONFLICT WITH THE MASTER PLAN FOR DAVISON COUNTY, AND THE SAME IS HEREBY APPROVED AND ITS ADOPTION BY THE BOARD OF COMMISSIONERS OF DAVISON COUNTY, SOUTH DAKOTA IS RECOMMENDED.

THE FOREGOING RESOLUTION WAS PASSED BY THE COUNTY PLANNING COMMISSION OF DAVISON COUNTY, SOUTH DAKOTA, AT A MEETING THEREOF HELD ON THE _____ DAY OF _____, 2020.

CHAIRMAN/VICE CHAIRMAN, PLANNING COMMISSION

PLAT OF LOTS 2A AND 3, OF L. ROBINSON'S FIRST ADDITION, A SUBDIVISION OF THE SOUTHERLY 936 FEET OF THE EASTERLY 932.2 FEET OF THE SE1/4 OF SECTION 24, T104N, R61W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA.

RESOLUTION OF APPROVAL

WHEREAS, IT APPEARS THAT THE OWNERS THEREOF HAVE CAUSED A PLAT TO BE MADE OF THE FOLLOWING REAL PROPERTY: LOTS 2A AND 3, OF L. ROBINSON'S FIRST ADDITION, A SUBDIVISION OF THE SOUTHERLY 936 FEET OF THE EASTERLY 932.2 FEET OF THE SE1/4 OF SECTION 24, T104N, R61W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA AND HAVE SUBMITTED SUCH PLAT TO THE COUNTY COMMISSION OF DAVISON COUNTY, SOUTH DAKOTA FOR APPROVAL. NOW THEREFORE BE IT RESOLVED, THAT SUCH PLAT HAS BEEN EXECUTED ACCORDING TO THE LAW AND SAME IS HEREBY APPROVED. THE COUNTY AUDITOR IS HEREBY AUTHORIZED AND DIRECTED TO ENDORSE ON SUCH PLAT A COPY OF THIS RESOLUTION AND CERTIFY THE SAME.

I, _____, COUNTY AUDITOR/DEPUTY AUDITOR OF DAVISON COUNTY, SOUTH DAKOTA, DO HEREBY CERTIFY THAT THE WITHIN AND FOREGOING IS A TRUE COPY OF THE RESOLUTION PASSED BY THE BOARD OF COUNTY COMMISSIONERS OF DAVISON COUNTY, SOUTH DAKOTA, ON THIS _____ DAY OF _____, 2020.

COUNTY AUDITOR/DEPUTY AUDITOR

CHAIRMAN/VICE CHAIRMAN OF THE BOARD OF COUNTY COMMISSIONERS

RESOLUTION OF CITY PLANNING COMMISSION

WHEREAS, THE PLAT OF LOTS 2A AND 3, OF L. ROBINSON'S FIRST ADDITION, A SUBDIVISION OF THE SOUTHERLY 936 FEET OF THE EASTERLY 932.2 FEET OF THE SE1/4 OF SECTION 24, T104N, R61W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA, PREPARED BY THOMAS LYNN WEEK, DULY LICENSED LAND SURVEYOR IN AND FOR THE STATE OF SOUTH DAKOTA, HERETOFORE FILED IN THE OFFICE OF CITY FINANCE OFFICER OF MITCHELL, SOUTH DAKOTA, HAS BEEN SUBMITTED TO THE CITY PLANNING COMMISSION OF THE SAID CITY OF MITCHELL, SOUTH DAKOTA; AND WHEREAS, THE CITY PLANNING COMMISSION, IN REGULAR MEETING ASSEMBLED, HAD DULY CONSIDERED SAID PLAT AND FINDS AS A FACT THAT SAID PLAT IS IN CONFORMITY AND DOES NOT CONFLICT WITH THE MASTER PLAN FOR THE CITY OF MITCHELL, SOUTH DAKOTA, HERETOFORE ADOPTED BY THIS COMMISSION; NOW THEREFORE, BE IT RESOLVED BY THE CITY PLANNING COMMISSION OF MITCHELL, SOUTH DAKOTA, THAT THE PLAT OF LOTS 2A AND 3, OF L. ROBINSON'S FIRST ADDITION, A SUBDIVISION OF THE SOUTHERLY 936 FEET OF THE EASTERLY 932.2 FEET OF THE SE1/4 OF SECTION 24, T104N, R61W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA, PREPARED BY THOMAS LYNN WEEK, A LAND SURVEYOR, BE AND THE SAME IS HEREBY APPROVED AND ITS ADOPTION BY THE CITY COUNCIL OF THE CITY OF MITCHELL, SOUTH DAKOTA, IS HEREBY RECOMMENDED.

I, _____, CHAIRMAN OF THE CITY PLANNING COMMISSION FOR THE CITY OF MITCHELL, SOUTH DAKOTA, DO HEREBY CERTIFY THAT THE FOREGOING RESOLUTION WAS PASSED BY THE CITY PLANNING COMMISSION OF MITCHELL, SOUTH DAKOTA, AT A MEETING THEREOF HELD ON THE _____ DAY OF _____, 2020.

CITY PLANNING COMMISSION BY: _____

RESOLUTION OF CITY COUNCIL

WHEREAS, IT APPEARS THAT THE CITY PLANNING COMMISSION OF THE CITY OF MITCHELL, SOUTH DAKOTA, DID DULY CONSIDER AND DID RECOMMEND THE APPROVAL AND ADOPTION OF THE HEREINAFTER DESCRIBED PLAT, AT ITS MEETING HELD ON THE _____ DAY OF _____, 2020; AND WHEREAS, IT APPEARS FROM AN EXAMINATION OF THE PLAT OF LOTS 2A AND 3, OF L. ROBINSON'S FIRST ADDITION, A SUBDIVISION OF THE SOUTHERLY 936 FEET OF THE EASTERLY 932.2 FEET OF THE SE1/4 OF SECTION 24, T104N, R61W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA, AS PREPARED BY THOMAS LYNN WEEK, A DULY LICENSED LAND SURVEYOR IN AND FOR THE STATE OF SOUTH DAKOTA, THAT SAID PLAT IS IN ACCORDANCE WITH THE SYSTEM OF STREETS AND ALLEYS SET FORTH IN THE MASTER PLAN ADOPTED BY THE CITY PLANNING COMMISSION OF THE CITY OF MITCHELL, SOUTH DAKOTA, AND THAT SUCH PLAT HAS BEEN PREPARED ACCORDING TO LAW;

THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF MITCHELL, SOUTH DAKOTA, THAT THE PLAT OF LOTS 2A AND 3, OF L. ROBINSON'S FIRST ADDITION, A SUBDIVISION OF THE SOUTHERLY 936 FEET OF THE EASTERLY 932.2 FEET OF THE SE1/4 OF SECTION 24, T104N, R61W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA, PREPARED BY THOMAS LYNN WEEK, A LAND SURVEYOR, BE AND THE SAME IS HEREBY APPROVED AND THE DESCRIPTION SET FORTH HEREIN AND THE ACCOMPANYING SURVEYOR'S CERTIFICATE SHALL PREVAIL.

I, _____, FINANCE OFFICER OF THE CITY OF MITCHELL, SOUTH DAKOTA, HEREBY CERTIFY THAT THE FOREGOING RESOLUTION WAS PASSED BY THE CITY OF MITCHELL, SOUTH DAKOTA, AT A MEETING HELD ON THE _____ DAY OF _____, 2020.

FINANCE OFFICER BY: _____

PLAT OF LOTS 2A AND 3, OF L. ROBINSON'S FIRST ADDITION, A SUBDIVISION OF THE SOUTHERLY 936 FEET OF THE EASTERLY 932.2 FEET OF THE SE1/4 OF SECTION 24, T104N, R61W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA.

TREASURER CERTIFICATE

THE UNDERSIGNED, COUNTY TREASURER\DEPUTY TREASURER OF DAVISON COUNTY, SOUTH DAKOTA, HEREBY CERTIFIES THAT ALL TAXES WHICH ARE LIENS UPON ANY LAND INCLUDED IN THE ABOVE PLAT, AS SHOWN BY THE RECORDS OF THIS OFFICE, HAVE BEEN PAID. DATED THIS ____ DAY OF _____, 2020.

TREASURER/DEPUTY TREASURER DAVISON COUNTY, S.D.

DIRECTOR OF EQUALIZATION CERTIFICATE

THE UNDERSIGNED, COUNTY DIRECTOR OF EQUALIZATION/DEPUTY DIRECTOR OF DAVISON COUNTY, SOUTH DAKOTA, HEREBY CERTIFIES THAT HE/SHE HAS RECEIVED A COPY OF THE FOREGOING PLAT. DATED THIS ____ DAY OF _____, 2020.

DIRECTOR OF EQUALIZATION/DEPUTY DIRECTOR OF
EQUALIZATION, DAVISON COUNTY, S.D.

REGISTER OF DEEDS CERTIFICATE

THE UNDERSIGNED, REGISTER OF DEEDS\DEPUTY REGISTER OF DEEDS, DAVISON COUNTY, SOUTH DAKOTA, HEREBY CERTIFIES THAT THE ORIGINAL PLAT WAS FILED FOR RECORD THIS ____ DAY OF _____, 2020, ____ O'CLOCK ____ M., AND DULY RECORDED IN BOOK _____, PAGE _____.

PREPARED BY TOM WEEK
407 REGAL DRIVE
YANKTON, SOUTH DAKOTA 57078
605-665-8333

REGISTER OF DEEDS/DEPUTY REGISTER OF DEEDS, DAVISON COUNTY, S.D.

PERRY

Will need variance at Oct meeting
due to new property lines.

Lot 2A-Mark Robinson
Garage Addition
Replatted Lot 2 into 2A
no variance required for
garage addition.

Robinson Housemoving Inc

**Lot 2A
2.68 Acres**

24

BADGER

60' x 120' Shed
Will need platted prior
to building permit issued

406 AVE

19

**Lot 3
+/- 15.02 Acres**

248 ST

Lot 1-Anita Robinson

25

30

