

## ***Memorandum #08-88***

**To:** Al Viereck, Interim City Manager  
**From:** Dave Mingo, AICP Community Development Director  
**Subject:** Planning Commission Action #08-10 / Resolution #08-20  
**Date:** April 22, 2008

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### **PLAT REVIEW**

**ACTION NUMBER: 08-10**

**E.T.J. MEMBER ACTION REQUIRED: No**

**APPLICANT / OWNER:** Ronald Thon

**ADDRESS / LOCATION:** South side of the 3400 Block of West 8<sup>th</sup> Street. Please reference the attached map.

**PROPERTY DESCRIPTION:** A Plat of Lots 1 through 10, 12A, 12B, 13A, 13B, and 14, Thon's Addition Located in the Southeast Quarter (SE ¼) of the Northwest Quarter (NW ¼), Section 15, T93N, R56W of the 5<sup>th</sup> P.M., Yankton County, South Dakota.

**ZONING DISTRICT:** County jurisdiction.

**PREVIOUS ACTION:** Approved original boundary plat in 2006 and ROW plat in 2007.

**COMMENTS:** The proposed plat does not impact the extension of the city's street grid system. The ROW dedications are not necessary for the extension of the city's grid system. However, the owner has the option of dedicating additional ROW and easements to serve as local streets if they so choose.

County zoning regulations will be implemented as a part of the county review of the plat.

Staff recommends approval of the proposed plat.

#### **HEARING SCHEDULE:**

April 14, 2008:	The Planning Commission reviews the plat and makes a recommendation to the City Commission.
April 28, 2008:	The City Commission reviews the plat and makes a final decision.

**Planning Commission results:** The Planning Commission recommended approval of the proposed plat.

**RESOLUTION #08-20**

WHEREAS, it appears from an examination of the plat of Lots 1 through 10, 12A, 12B, 13A, 13B, and 14, Thon's Addition Located in the Southeast Quarter (SE ¼) of the Northwest Quarter (NW ¼), Section 15, T93N, R56W of the 5<sup>th</sup> P.M., Yankton County, South Dakota, prepared by Brett R. Kennedy a registered land surveyor of Eisenbraun and Associates in the State of South Dakota, and

WHEREAS, such plat has been prepared according to law and is consistent with the City's overall Comprehensive Development Plan.

NOW, THEREFORE BE IT RESOLVED by the Board of City Commissioners of the City of Yankton, South Dakota, that the plat for the above described property is hereby approved.

Adopted:

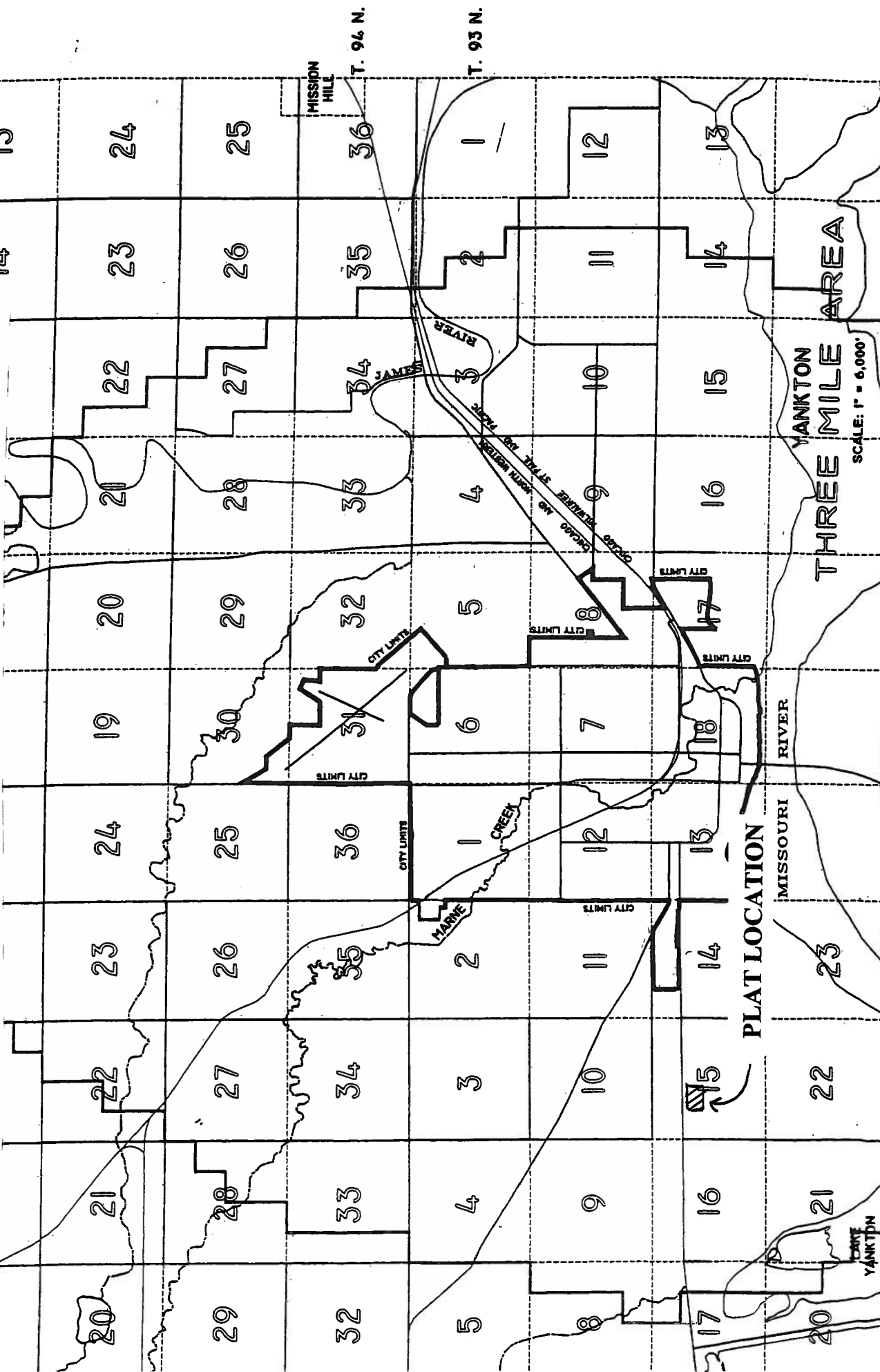
\_\_\_\_\_  
C.N. Gross, Mayor

ATTEST:

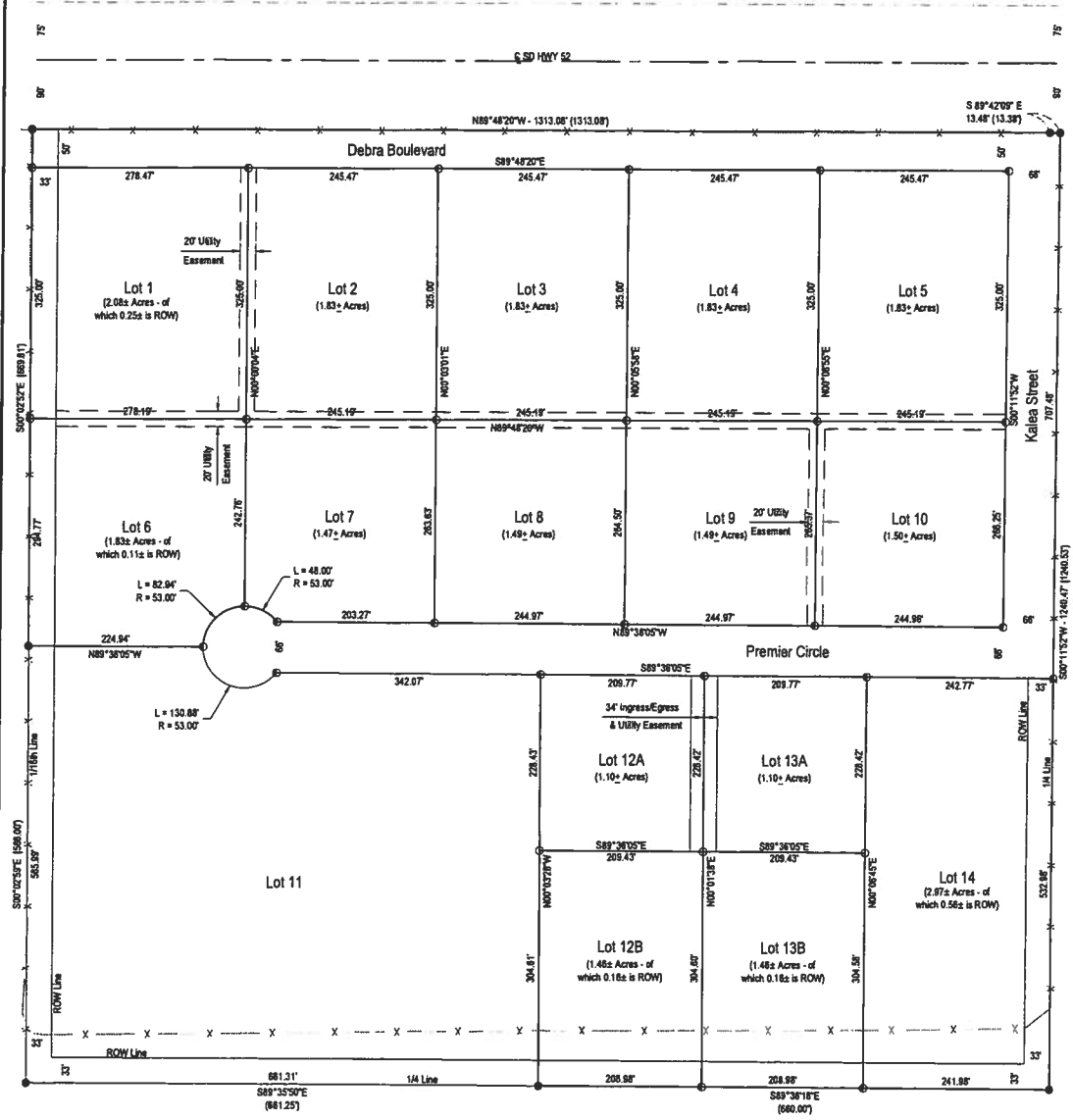
\_\_\_\_\_  
Ann Clough, Deputy Finance Officer

# PLAT LOCATION MAP

Lots 1 through 10, 12A, 12B, 13A, 13B, and 14, Thon's Addition and the Southeast Quarter (SE 1/4) of the Northwest Quarter (NW 1/4), Section 15, T93N, R56W of the 5th P.M.,  
Yankton County, South Dakota



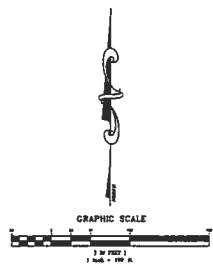
A PLAT OF LOTS 1 THROUGH 10, 12A, 12B, 13A, 13B AND 14, THON'S ADDITION  
 LOCATED IN THE SOUTHEAST QUARTER (SE1/4) OF THE NORTHWEST QUARTER (NW1/4),  
 SECTION 15, T 93 N, R 56 W OF THE 5TH P.M., YANKTON COUNTY, SOUTH DAKOTA.



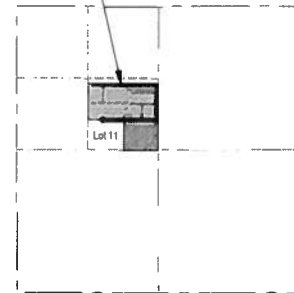
**LEGEND**

- Set 5/8" x 18" Rebar w/Cap  
Stamped "KENNEDY LS 5350"
- ⊙ Found 5/8" Rebar w/Cap  
Stamped "KENNEDY LS 5350"
- Found Rebar w/Cap  
Stamped "J. Brandt R.L.S. 5349"
- X Existing Fenceline
- (681.25) Record Distance

**BASIS OF BEARINGS**  
 Bearings Are Assumed



**Thon's Addition**



**LOCATION MAP**

Not to Scale  
 SECTION 15  
 T 93 N, R 56 W