



**City of Harrisburg
Planning Services**
301 E Willow St. Harrisburg, SD 57032
Phone: 767-5010 Fax: 743-2831

**PLAT OR
REPLAT
APPLICATION**

Applicant name: AMH Holdings, LLC

Date: 8/7/18

Applicant address: _____

Applicant e-mail address: dsehensch@iw.net Phone: 743-5684

Agent name: Daniel Hensch Phone: _____

Agent address: _____

Property Current Legal Description: Tract 2A and part of Tract 4A of Adrian's Addition, located in the NE¼ of 33-100-50

Property Proposed Legal Description: Tract 1 of Hensch Addition

If the purpose of this application is to replat property, the plat book and page number of the underlying plat(s) is: Book 11 Page 112

This Application form must be accompanied by:

- A non-refundable Plat Application Fee of \$300.00.
- A signed Pre-Annexation Agreement
- The signed mylar original (signed by County Treasurer & Auditor, owner, surveyor, and highway authority, if applicable) of the plat.

I hereby certify that the above information is accurate and correct and that I am authorized to submit this Plat Application.

Applicant's signature

FOR CITY USE ONLY

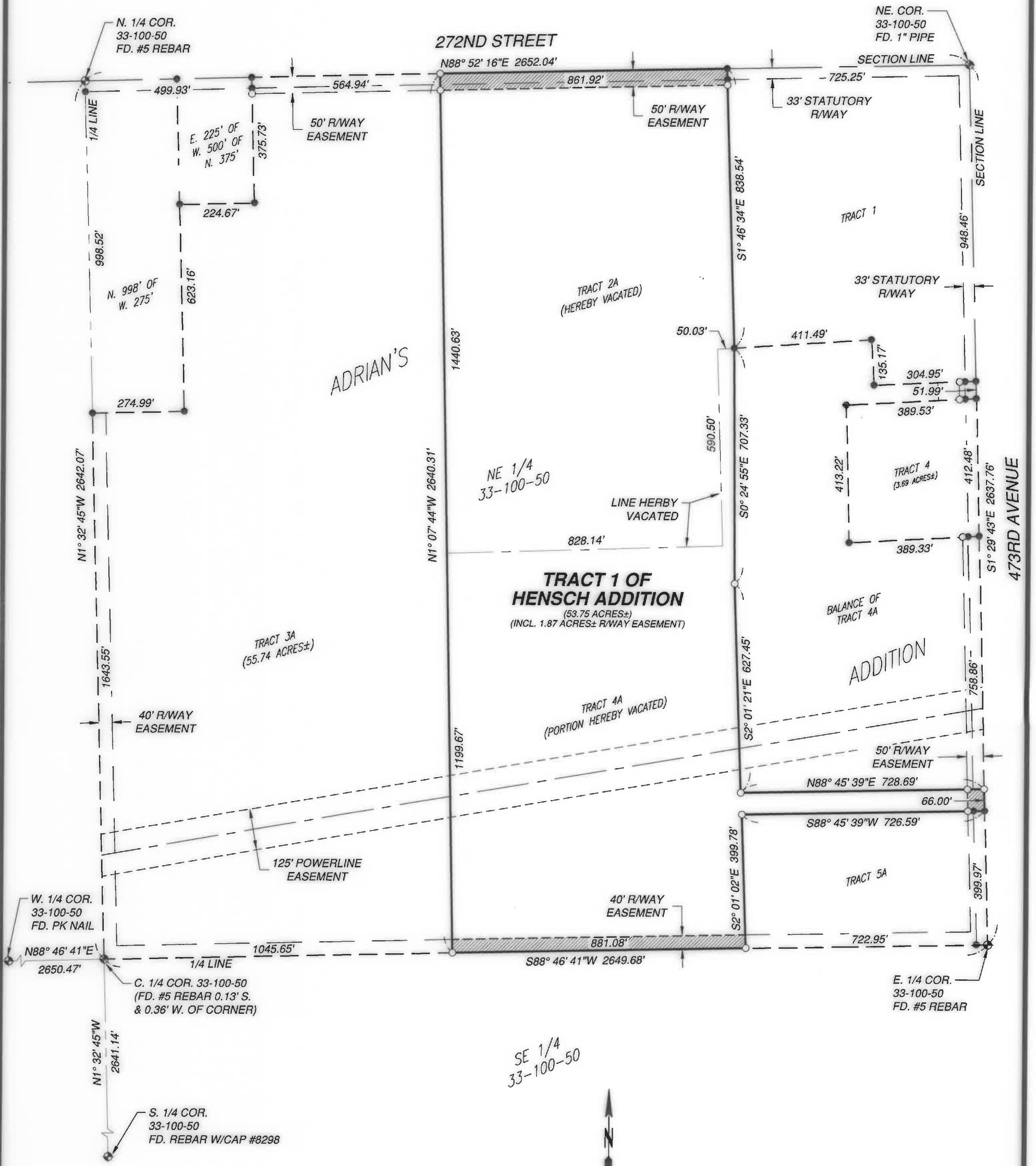
Date received: 8/7/18

Planning Commission review is needed, date of Commission meeting: 8/14/18 and date of City Council meeting 8/20/18

Date plat filed with Register of Deeds: _____

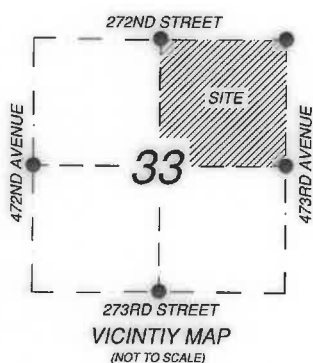
PLAT OF TRACT 1 OF HENSCH ADDITION

IN THE NORTHEAST QUARTER (NE 1/4) OF SECTION 33, TOWNSHIP 100 NORTH, RANGE 50 WEST OF THE 5TH. P.M., LINCOLN COUNTY, SOUTH DAKOTA



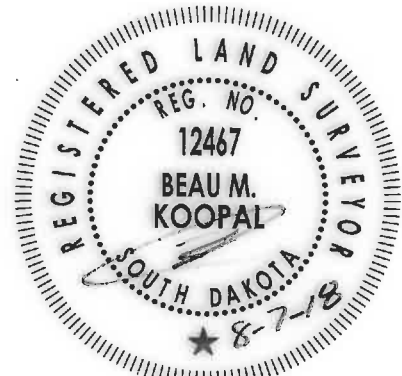
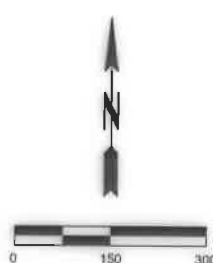
LEGEND

- PROPOSED PROPERTY LINE
- EXISTING PROPERTY LINE
- EXISTING R/WAY LINE
- FOUND SURVEY MONUMENT
- SET NO.5 REBAR W/CAP RLS NO. 12467 UNLESS NOTED
- R/WAY
- RIGHT OF WAY



SURVEYOR'S NOTES:

1. BASIS OF BEARING IS UTM 14 NORTH
2. ALL DISTANCES ARE GROUND DISTANCES.
3. THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A TITLE COMMITMENT.



PREPARED BY:



1111 N. LAKE AVENUE
 SIOUX FALLS, SD 57104
 PHONE: 605-271-5527
 EMAIL: infrastructure@edg.com

PLAT OF TRACT 1 OF HENSCH ADDITION
 IN THE NORTHEAST QUARTER (NE 1/4) OF SECTION 33, TOWNSHIP 100 NORTH,
 RANGE 50 WEST OF THE 5TH. P.M., LINCOLN COUNTY, SOUTH DAKOTA

PROJECT NO: 18153
 DATE: 07/30/2018
 DRAWN BY: BMK
 CHECKED BY: RDK
 SHEET NO: 1 OF 3

PLAT OF TRACT 1 OF HENSCH ADDITION

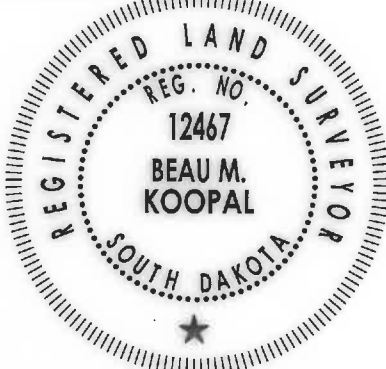
IN THE NORTHEAST QUARTER (NE 1/4) OF SECTION 33, TOWNSHIP 100 NORTH, RANGE 50 WEST
OF THE 5TH. P.M., LINCOLN COUNTY, SOUTH DAKOTA

SURVEYOR'S CERTIFICATE

I, BEAU M. KOOPAL, A REGISTERED LAND SURVEYOR OF THE STATE OF SOUTH DAKOTA, DO HEREBY CERTIFY THAT I DID ON OR BEFORE JULY 31, 2018, SURVEY TRACTS 2A & 4A OF ADRIAN'S ADDITION IN THE NORTHEAST QUARTER (NE 1/4) OF SECTION 33, TOWNSHIP 100, RANGE 50 WEST OF THE 5TH P.M., LINCOLN COUNTY, SOUTH DAKOTA, AND RE-PLATTED A PORTION INTO THAT PARCEL OF LAND DESCRIBED AS TRACT 1 OF HENSCH ADDITION IN THE NORTHEAST QUARTER (NE 1/4) OF SECTION 33, TOWNSHIP 100, RANGE 50 WEST OF THE 5TH P.M., LINCOLN COUNTY, SOUTH DAKOTA, CONTAINING 53.75 ACRES, MORE OR LESS AND IT IS IN ALL RESPECTS CORRECT.

DATED THIS 7th DAY OF August, 2018.

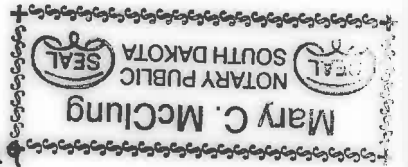

BEAU M. KOOPAL
REGISTERED LAND SURVEYOR NO. 12467



ON THIS 7 DAY OF August, 2018, BEFORE ME, THE UNDERSIGNED OFFICER, APPEARED Michael Franklin Hulshof, KNOWN TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE EXECUTED THE SAME FOR THE PURPOSES THEREIN CONTAINED.

IN WITNESS THEREOF, I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL THIS 7 DAY OF August, 2018


NOTARY PUBLIC, SOUTH DAKOTA



MY COMMISSION EXPIRES: Nov. 14, 2019

OWNER'S CERTIFICATE OF COMPLIANCE

WE DO HEREBY CERTIFY THAT WE ARE THE OWNERS OF ALL LAND INCLUDED IN THE ABOVE PLAT AND THAT SAID PLAT HAS BEEN MADE AT OUR REQUEST AND IN ACCORDANCE WITH OUR INSTRUCTIONS FOR THE PURPOSES OF PLATTING, AND THAT THE DEVELOPMENT OF THIS LAND SHALL CONFORM TO ALL EXISTING APPLICABLE ZONING, SUBDIVISION, AND EROSION AND SEDIMENT CONTROL REGULATIONS.

DEDICATION OF LAND FOR PUBLIC USE

WE HEREBY DEDICATE TO THE PUBLIC FOR PUBLIC USE FOREVER, THE STREETS, ROADS, ALLEYS, AND PARKS AND PUBLIC GROUNDS, IF ANY, AS SHOWN ON SAID PLAT, INCLUDING ALL SEWERS, CULVERTS, BRIDGES, WATER DISTRIBUTION LINES, SIDEWALKS, AND OTHER IMPROVEMENTS ON OR UNDER THE ROADS, ALLEY, PARKS AND PUBLIC GROUNDS, WHETHER SUCH IMPROVEMENTS ARE SHOWN OR NOT. WE ALSO HEREBY GRANT EASEMENTS TO RUN WITH THE LAND FOR WATER, DRAINAGE, SEWER, GAS, ELECTRIC, TELEPHONE OR OTHER PUBLIC UTILITY LINES OR SERVICE UNDER, ON OR OVER STRIPS OF LAND DESIGNATED HEREON AS EASEMENTS FOR THE PURPOSES OF CONSTRUCTING, MAINTAINING, REPAIRING AND IMPROVING SAID FACILITIES. THE OWNER, THEIR LESSEES AND ASSIGNEES SHALL, AT THEIR OWN EXPENSE, KEEP THE EASEMENT ARE IN GOOD REPAIR AND CLEAR OF OBSTRUCTIONS. NO IMPROVEMENTS OF ANY KIND MAY BE ERECTED WITH AN EASEMENT WHICH MIGHT INTERFERE IN ANY WAY WITH THE PROPER MAINTENANCE, USE, REPAIR, RECONSTRUCTION, AND PATROLLING OF THE EASEMENT. THIS COVENANT SHALL RUN WITH THE LAND.

WE HEREBY WAIVE ANY RIGHTS OF PROTEST TO ANY SPECIAL ASSESSMENT PROGRAM WHICH MAY BE INITIATED FOR THE PURPOSE OF INSTALLATION OF IMPROVEMENTS REQUIRED BY THE SUBDIVISION ORDINANCE OF THE CITY OF HARRISBURG.

WE DO HEREBY CERTIFY THAT THIS RE-PLAT WILL NOT PLACE ANY EXISTING LOT OR BUILDING IN VIOLATION OF ANY APPLICABLE ORDINANCE, CODE, REGULATION, LAW INCLUDING BUT NOT LIMITED TO ZONING, BUILDING, SUBDIVISION, AND FLOOD PREVENTION.

WE FURTHER CERTIFY THAT THIS PLATTING OF SAID DESCRIBED TRACT 1 OF HENSCH ADDITION IN THE NORTHEAST QUARTER (NE 1/4) OF SECTION 33, TOWNSHIP 100, RANGE 50 WEST OF THE 5TH P.M., LINCOLN COUNTY, SOUTH DAKOTA DOES HEREBY VACATE THE FOLLOWING PLATTING:

ALL OF TRACT 2A OF ADRIAN'S ADDITION IN THE NORTHEAST QUARTER (NE 1/4) OF SECTION 33, TOWNSHIP 100, RANGE 50 WEST OF THE 5TH P.M., LINCOLN COUNTY, SOUTH DAKOTA AND A PORTION OF TRACT 4A OF ADRIAN'S ADDITION IN THE NORTHEAST QUARTER (NE 1/4) OF SECTION 33, TOWNSHIP 100, RANGE 50 WEST OF THE 5TH P.M., LINCOLN COUNTY, SOUTH DAKOTA, AS RECORDED IN BOOK 11 OF PLATS ON PAGE 112, HEREBY VACATED, BEING SITUATED WITHIN THE DESCRIBED TRACT 1 OF HENSCH ADDITION IN THE NORTHEAST QUARTER (NE 1/4) OF SECTION 33, TOWNSHIP 100, RANGE 50 WEST OF THE 5TH P.M., LINCOLN COUNTY, SOUTH DAKOTA AS SURVEYED.

DATED THIS 7th DAY OF August, 2018.


ON BEHALF OF AMH HOLDINGS, LLC

STATE OF: South Dakota :SS
COUNTY OF: Lincoln

CITY COUNCIL CERTIFICATE

WHEREAS THERE HAS BEEN PRESENTED TO THE CITY COUNCIL OF THE CITY OF HARRISBURG, SOUTH DAKOTA, THE WITHIN PLAT OF THE ABOVE-DESCRIBED LANDS, AND IT APPEARS TO THE CITY COUNCIL THAT:

- a. THE SYSTEM OF STREETS SET FORTH THEREIN CONFORMS TO THE SYSTEM OF STREETS OF THE EXISTING PLATS OF THE CITY,
- b. ALL PROVISIONS OF THE CITY SUBDIVISION REGULATIONS HAVE BEEN COMPLIED WITH,
- c. ALL TAXES AND SPECIAL ASSESSMENTS UPON THE TRACT OR SUBDIVISION HAVE BEEN FULLY PAID, AND
- d. SUCH PLAT AND THE SURVEY THEREOF HAVE BEEN EXECUTED ACCORDING TO LAW,

NOW THEREFORE, BE IT RESOLVED THAT SAID PLAT IS HEREBY APPROVED IN ALL RESPECTS.

APPROVED THIS _____ DAY OF _____, 2018.

MAYOR
CITY OF HARRISBURG, SOUTH DAKOTA

CITY FINANCE OFFICER (ATTEST)
CITY OF HARRISBURG, SOUTH DAKOTA

FINANCE OFFICER'S CERTIFICATE

I, _____, THE DULY APPOINTED, QUALIFIED AND ACTING FINANCE OFFICER OF THE CITY OF HARRISBURG, SOUTH DAKOTA, HEREBY CERTIFY THAT THE CERTIFICATE OF APPROVAL IS TRUE AND CORRECT INCLUDING THE SIGNATURE THEREON, AND THAT ANY SPECIAL ASSESSMENTS WHICH ARE LIENS UPON THE LAND SHOWN IN THE ABOVE PLAT, AS SHOWN BY THE RECORDS IN MY OFFICE, ON THIS _____ DAY OF _____, 2018, HAVE BEEN PAID IN FULL.

CITY FINANCE OFFICER
CITY OF HARRISBURG, SOUTH DAKOTA

CITY PLANNING COMMISSION CERTIFICATE

APPROVAL OF TRACT 1 OF HENSCH ADDITION IN THE NORTHEAST QUARTER (NE 1/4) OF SECTION 33, TOWNSHIP 100, RANGE 50 WEST OF THE 5TH P.M., LINCOLN COUNTY, SOUTH DAKOTA, IS HEREBY RECOMMENDED BY THE CITY PLANNING COMMISSION ON THIS 14th DAY OF August, 2018.


PLANNING COMMISSION
CITY OF HARRISBURG

PREPARED BY:


design group, inc.

1111 N. LAKE AVENUE
SIOUX FALLS, SD 57104
PHONE: 605-271-5527
EMAIL: infrastructuredg.com

PLAT OF TRACT 1 OF HENSCH ADDITION
IN THE NORTHEAST QUARTER (NE 1/4) OF SECTION 33, TOWNSHIP 100 NORTH,
RANGE 50 WEST OF THE 5TH. P.M., LINCOLN COUNTY, SOUTH DAKOTA

PROJECT NO: 18153
DATE: 07/30/2018
DRAWN BY: BMK
CHECKED BY: RDK
SHEET NO: 2 OF 3

PLAT OF TRACT 1 OF HENSCH ADDITION

IN THE NORTHEAST QUARTER (NE 1/4) OF SECTION 33, TOWNSHIP 100 NORTH, RANGE 50 WEST
OF THE 5TH. P.M., LINCOLN COUNTY, SOUTH DAKOTA

DIRECTOR OF EQUALIZATION

I, DIRECTOR OF EQUALIZATION OF LINCOLN COUNTY, SOUTH DAKOTA, DO
HEREBY CERTIFY THAT A COPY OF THE ABOVE PLAT HAS BEEN FILED AT MY
OFFICE.

Karly Goossen
DIRECTOR OF EQUALIZATION
LINCOLN COUNTY, SOUTH DAKOTA

COUNTY TREASURER'S CERTIFICATE

I, TREASURER OF LINCOLN COUNTY, SOUTH DAKOTA, DO HEREBY CERTIFY THAT
ALL TAXES WHICH ARE LIENS UPON ANY LAND INCLUDED IN THE ABOVE (AND
THE FOREGOING) PLATS, AS SHOWN BY THE RECORDS OF MY OFFICE, HAVE
BEEN FULLY PAID.

DATED THIS 7 DAY OF August, 2018
Debra Surken
COUNTY TREASURER
LINCOLN COUNTY, SOUTH DAKOTA



ROAD AUTHORITY CERTIFICATE

WE CERTIFY THAT THE LOCATION OF THE PROPOSED ACCESS TO AN ABUTTING
SUBDIVISION STREET(S) FROM THE EXISTING PUBLIC STREET OR HIGHWAY IS HEREBY
APPROVED AND ANY CHANGE IN THE LOCATION OF SAID ACCESS STREET(S) SHALL
REQUIRE ADDITIONAL APPROVAL (PER SDCL 11-3-12.1)

Ronald Albers
ROAD AUTHORITY (AGENCY)

REGISTER OF DEEDS

FILED FOR RECORD THIS ____ DAY OF _____, 2018, AT ____
O'CLOCK ____M., AND RECORDED IN BOOK ____ OF PLATS ON PAGE ____.

REGISTER OF DEEDS
LINCOLN COUNTY, SOUTH DAKOTA

PREPARED BY:



1111 N. LAKE AVENUE
SIOUX FALLS, SD 57104
PHONE: 605-271-5527
EMAIL: infrastructure@infrastructuregroup.com

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IN THE NORTHEAST QUARTER (NE 1/4) OF SECTION 33, TOWNSHIP 100 NORTH,
RANGE 50 WEST OF THE 5TH. P.M., LINCOLN COUNTY, SOUTH DAKOTA

PROJECT NO: 18153
DATE: 07/30/2018
DRAWN BY: BMK
CHECKED BY: RDK
SHEET NO: 3 OF 3