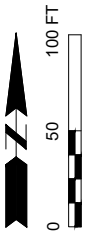


PRELIMINARY PLAT
LOT 1 IN BLOCK 1 AND LOTS 1, 2, AND 3 IN BLOCK 2 OF RESERVE FOURTH ADDITION
AN ADDITION TO THE CITY OF BROOKINGS, BROOKINGS COUNTY, SOUTH DAKOTA



HORIZONTAL DATUM:
- NAD 83
- PROJECTION: SOUTH DAKOTA STATE PLANE
COORDINATES NORTH ZONE

VERTICAL DATUM:
- NAVD 88
- GEOID 09

BASIS OF BEARING: GEODETIC NORTH

ALL DIMENSIONS SHOWN ARE IN
TERMS OF U.S. SURVEY FEET

LEGEND

- MONUMENT (FOUND)
- - - 1600 - - - EXISTING CONTOURS
- - - EXISTING PROPERTY LINE
- - - PROPOSED PROPERTY LINE
- - - PROPOSED BUILDING SETBACK LINE
- W - EXISTING WATER LINE
- S - EXISTING SANITARY LINE
- UGE - EXISTING UNDERGROUND ELECTRIC
- UGF - EXISTING FIBER OPTIC LINE
- UGT - EXISTING TELEPHONE LINE
- ⊙ EXISTING SANITARY MANHOLE
- ⊙ EXISTING STORM MANHOLE
- - - ZONING BOUNDARY
- W - NEW WATER LINE
- ⊙ NEW WATER VALVE
- ⊙ NEW FIRE HYDRANT
- S - NEW SANITARY SEWER LINE
- ⊙ NEW SANITARY MANHOLE
- ST - NEW STORM SEWER LINE
- ⊙ NEW DROP INLET

OWNER INFORMATION

CD PROPERTIES LLC
302 32ND AVE. S.
BROOKINGS, SD 57006

LEGAL DESCRIPTIONS

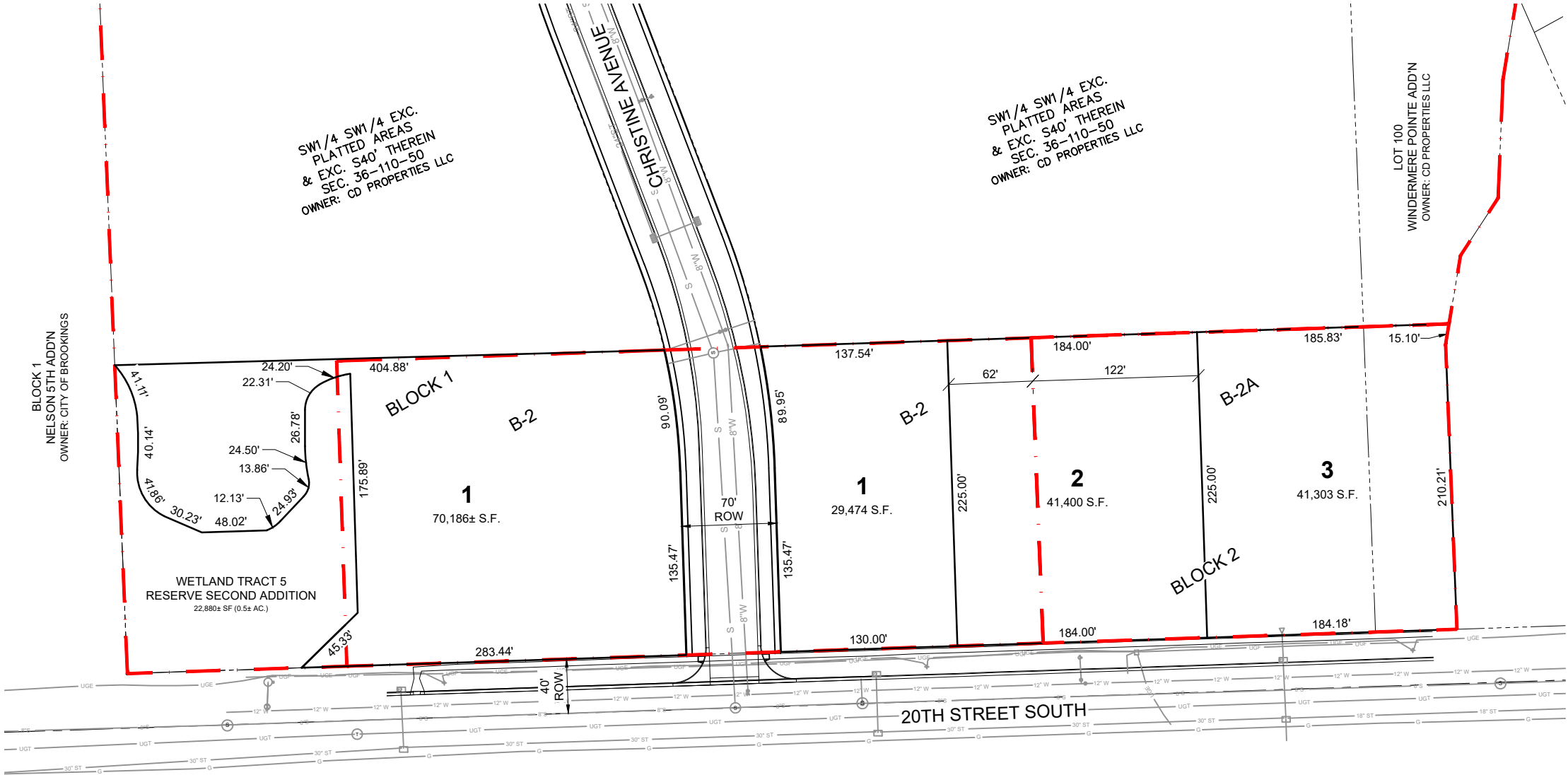
SW1/4 SW1/4 EXCEPT ALL PLATTED AREAS THEREOF, AND EXCEPT THE SOUTH FORTY FEET (S40') OF THE SW1/4 SW1/4 THEREOF, OF SECTION 36-T110N-R50W OF THE 5TH P.M., IN THE CITY OF BROOKINGS, BROOKINGS COUNTY, SOUTH DAKOTA.

FLOOD ZONE DESIGNATION

NAT'L FLOOD INSURANCE PROGRAM
MAP PANEL NO. 46011C0445C
DATE: JULY 16, 2008
ZONE "X" OUTSIDE 0.2% ANNUAL CHANCE FLOODPLAIN

ZONING REGULATIONS

ZONED B2 BUSINESS DISTRICT AND B-2A
BUSINESS /OFFICE DISTRICT



RESERVE ADDITION
PRELIMINARY PLAT

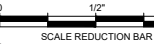
PROJECT / SHEET TITLE :

BROOKINGS SOUTH DAKOTA

DESCRIPTION

REV / DATE

JOB No.: 22027-01
DATE: JULY 2021
ENG / ARCH: JDB
DESIGNER: JDB
TECHNICIAN: JLU



SHEET No. :