



# City of Brookings

Brookings City & County  
Government Center, 520  
Third Street  
Brookings, SD 57006  
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## Legislation Text

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**File #:** PC 20-019, **Version:** 1

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Final Plat of Lot 6A, Block 12, Folsom's Addition

### **Summary:**

The applicant is seeking Final Plat approval to combine two (2) existing lots into one (1) for the purpose of future commercial development.

### **Background:**

The property has three (3) street frontages abutting 2<sup>nd</sup> Street South, 1<sup>st</sup> Avenue South, and Division Avenue. The land was rezoned to Business, B-3 Heavy District on October 8, 2019. The owner would like to redevelop the site and the lots need to be combined in order to proceed with development. The B-3 District does not have a minimum lot size or frontage requirement.

### **Findings of Fact:**

1. The Final Plat meets the requirements of the Subdivision Regulations and Zoning Ordinance.

### **Staff Recommendation:**

Staff recommends approval of the Final Plat with the following contingency:

1. All necessary easements shall be shown on the Final Plat prior to recording.

### **Attachments:**

Notice

Aerial Map

Final Plat

BMU Map & Comments