

**CITY OF FLANDREAU  
1005 W. Elm Avenue  
Flandreau, SD 57028-1404**

July 1, 2024

**MEMBERS OF THE PLANNING & ZONING COMMISSION:**

The Planning & Zoning Commission will meet in session on **Monday, July 1, 2024 at 5:30 p.m.** at the City Office.

The following items are on the agenda:

- Final Plat of Lot 8A and Lot 9A in Block 5 of Wilson's Addition to the City of Flandreau, Moody County, South Dakota

If you are unable to attend, please notify me at 997-2492.

Cohl Turnquist  
City Administrator

**Distribution:**

Brian Bergjord, Chairman  
Bart Sample, Member  
Mike Witte, Member  
David Lillibridge, Member  
Danny Rose, Member

Cc:

# PLAT OF LOT 8A AND LOT 9A IN BLOCK 5 OF WILSON'S ADDITION

TO THE CITY OF FLANDREAU, MOODY COUNTY, SOUTH DAKOTA.

### SURVEYOR'S CERTIFICATE

I, Jeffery C. Schievelbein, of Midwest Land Surveying, Inc., a Registered Land Surveyor in the State of South Dakota, do hereby state that I did, on or before this date, survey the East 10 Feet of Lot 7, all of Lots 8, 9 and 10, and the West 12.5 Feet of Lot 11, all in Block 5 of Wilson's Addition to the City of Flandreau, Moody County, South Dakota, and did re-plot the same into Lot 8A and Lot 9A in Block 5 of Wilson's Addition to the City of Flandreau, Moody County, South Dakota, as shown on the foregoing PLAT.

The same shall be known and described as LOT 8A AND LOT 9A IN BLOCK 5 OF WILSON'S ADDITION TO THE CITY OF FLANDREAU, MOODY COUNTY, SOUTH DAKOTA.

I further certify that the above PLAT correctly represents the same, is true and correct and that it was made at the request of the owners.

Dated this \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.



Jeffery C. Schievelbein, Registered Land Surveyor No. 10141

### CITY COUNCIL RESOLUTION

WHEREAS, Dustin Headrick, Kent R. Headrick, and Theresa M. Headrick, owners of the hereinafter described real property has submitted to the governing board a proposed plat of LOT 8A AND LOT 9A IN BLOCK 5 OF WILSON'S ADDITION TO THE CITY OF FLANDREAU, MOODY COUNTY, SOUTH DAKOTA, and the City Council of said City having Examined the proposed plat and it appearing that all municipal taxes and special assessments, if any, upon said plat and survey, have been executed according to law, and that the system of streets set forth therein conforms to the system of streets in the existing plats of the City of Flandreau and that approval for access to the abutting streets is hereby authorized.

NOW THEREFORE, BE IT RESOLVED that said plat and survey be and are hereby in all things accepted and approved.

Dated this \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

ATTEST:

\_\_\_\_\_  
Finance Officer, City of Flandreau, South Dakota

### CITY FINANCE OFFICER'S CERTIFICATE

I, \_\_\_\_\_, being the duly appointed, qualified and acting Finance Officer of the City of Flandreau, South Dakota, do hereby certify that I have compared the copy of the foregoing Resolution No. \_\_\_\_\_ with the original thereof as contained in the minutes of said City Council for the meeting of said Council as held on the \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, and that the foregoing is a true and correct copy of said resolution and that the same has not been modified and that more than twenty (20) days have elapsed since the publication of said resolution.

\_\_\_\_\_  
Finance Officer, City of Flandreau, South Dakota

### DIRECTOR OF EQUALIZATION

I, the Director of Equalization of Moody County, South Dakota, do hereby certify that a copy of the above plat has been filed in my office.

\_\_\_\_\_  
Director of Equalization  
Moody County, South Dakota

### COUNTY TREASURER'S CERTIFICATE

I, Treasurer of Moody County, South Dakota, hereby certify that all taxes which are liens upon any land shown in the above (and the foregoing) plat as shown by records of my office, have been fully paid.

\_\_\_\_\_  
Treasurer  
Moody County, South Dakota

### REGISTER OF DEEDS

Filed for record this \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_ at \_\_\_\_\_ O'Clock,

\_\_\_\_ M., and recorded in Plat Document# \_\_\_\_\_ Envelope# \_\_\_\_\_.

\_\_\_\_\_  
Register of Deeds  
Moody County, South Dakota

### OWNER'S CERTIFICATE

We, the undersigned, do hereby certify that we are the owners of the land included in the attached plat and that said plat has been made at our request and in accordance with our instructions for the purposes of transfer, and that the development of this land shall conform to all existing applicable zoning, subdivision and erosion and sediment control regulations.

We hereby dedicate to the public for public use forever, the streets, roads, alleys, 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 streets, roads, alleys, 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, cable television, or other public utility lines or services, under, on or over those strips of land designated hereon as easements.

Dated this \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

\_\_\_\_\_  
Dustin Headrick

State of \_\_\_\_\_

County of \_\_\_\_\_

On this the \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, before me, the undersigned officer, personally appeared Dustin Headrick, known to me or satisfactorily proven to be the person whose name is subscribed to the within instrument and acknowledged that they executed the same for the purposes therein contained.

In witness whereof I hereunto set my hand and official seal.

Notary Public - State of \_\_\_\_\_  
My Commission Expires: \_\_\_\_\_

Dated this \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

\_\_\_\_\_  
Kent R. Headrick

\_\_\_\_\_  
Theresa M. Headrick

State of \_\_\_\_\_

County of \_\_\_\_\_

On this the \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, before me, the undersigned officer, personally appeared Kent R. Headrick and Theresa M. Headrick, known to me or satisfactorily proven to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same for the purposes therein contained.

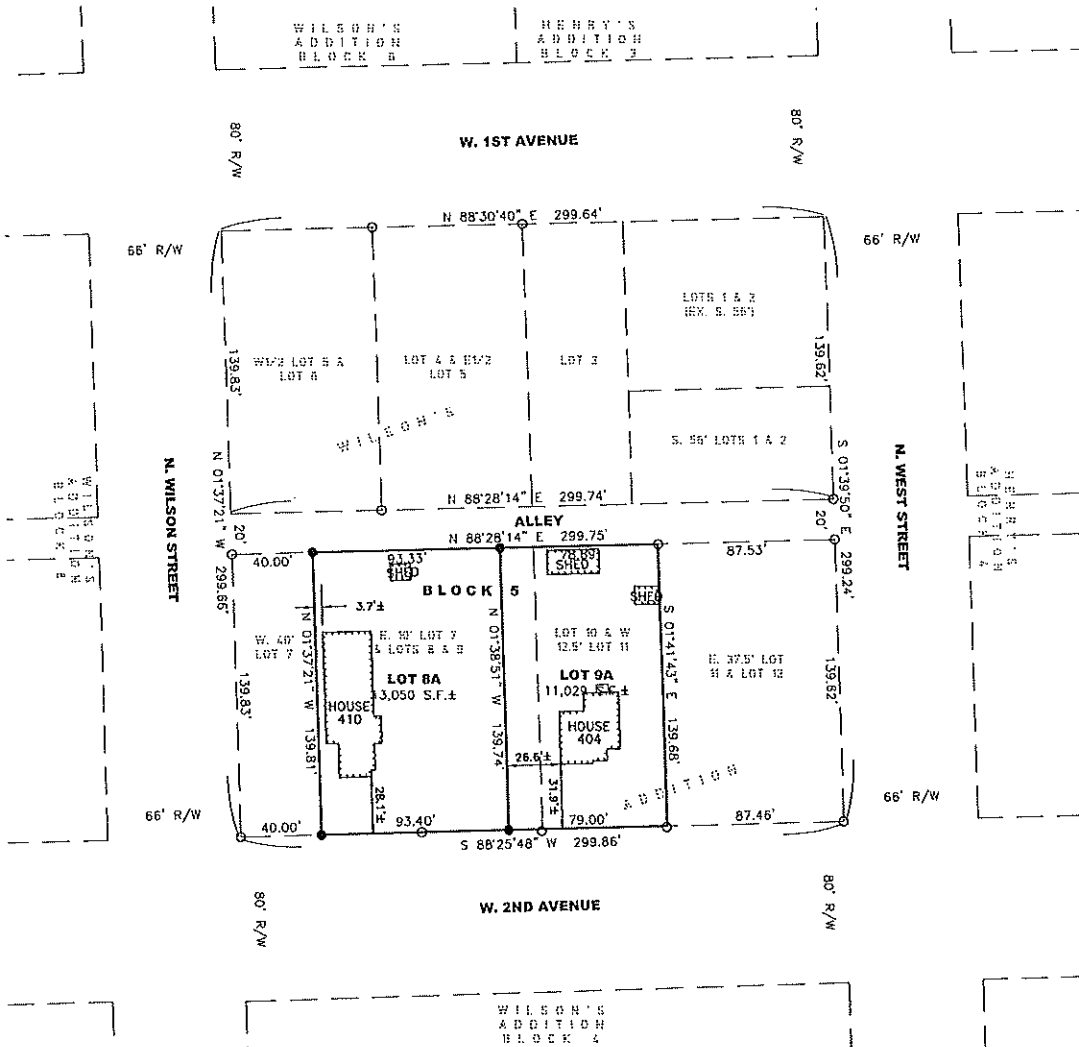
In witness whereof I hereunto set my hand and official seal.

Notary Public - State of \_\_\_\_\_  
My Commission Expires: \_\_\_\_\_



# EXHIBIT - LOT 8A AND LOT 9A IN BLOCK 5 OF WILSON'S ADDITION

TO THE CITY OF FLANDREAU, MOODY COUNTY, SOUTH DAKOTA.

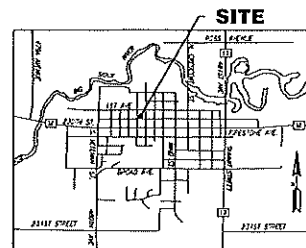


### LEGEND:

- SET 5/8" REBAR W/CAP #10141
- FD. MONUMENT
- △ SECTION CORNER
- (R) RECORD INFORMATION
- AC. ACRES
- A.E. ACCESS EASEMENT
- R/W RIGHT-OF-WAY
- N.T.S. NOT TO SCALE
- FD. FOUND
- RIGHT OF WAY LINE
- - - PREVIOUSLY PLATTED

### NOTES:

BASIS OF BEARINGS IS UTM-ZONE 14  
 THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A TITLE COMMITMENT.  
 EASEMENTS OF RECORD WERE NOT RESEARCHED AND ARE NOT SHOWN ON THE PLAT.



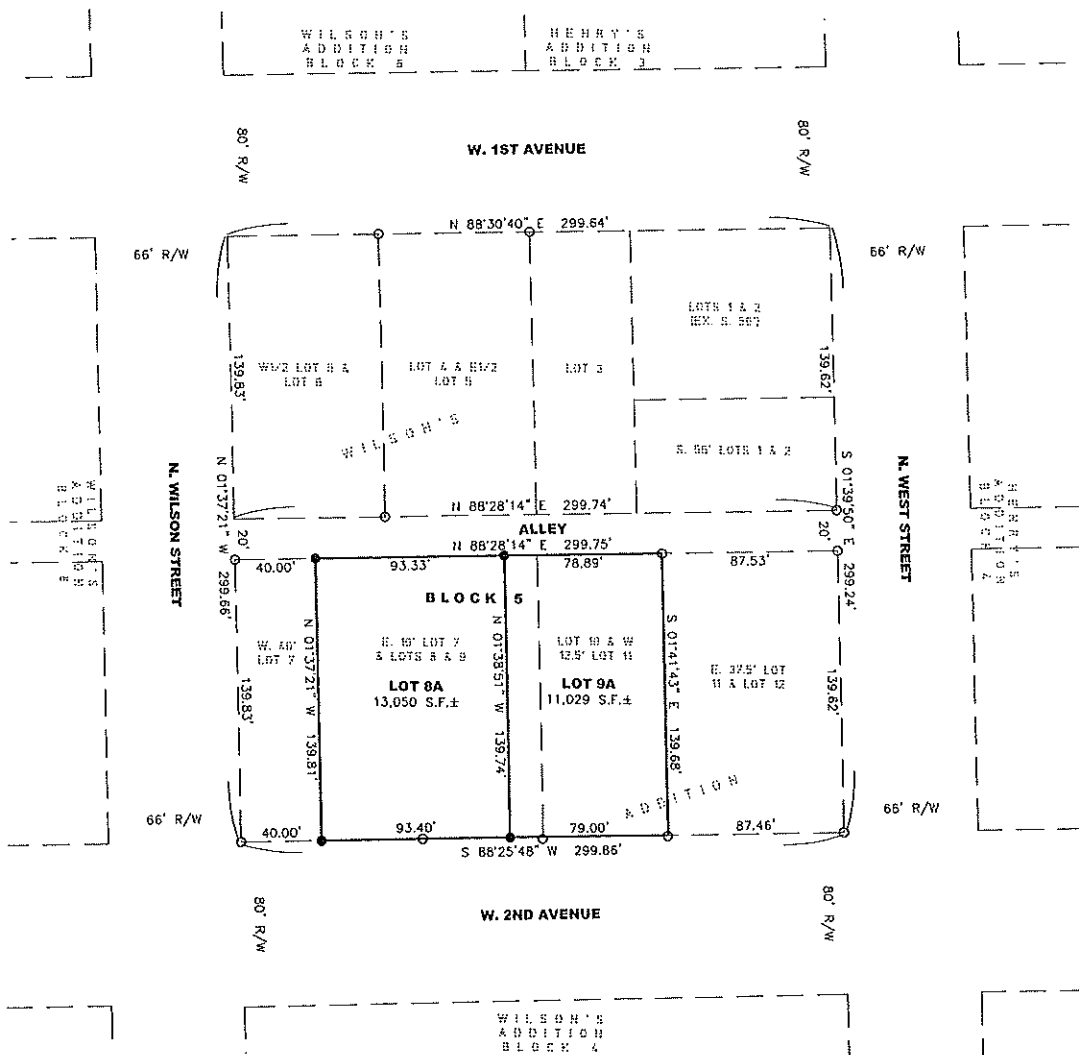
VICINITY MAP N.T.S.  
 CITY OF FLANDREAU



211 E. 14th street, Sioux Falls, SD 57104 | Phono: (605) 339-8901

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TO THE CITY OF FLANDREAU, MOODY COUNTY, SOUTH DAKOTA.

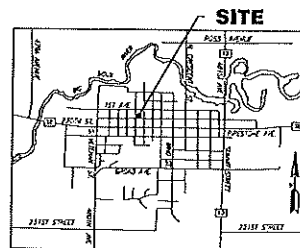


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