

## Department of Transportation

Division of Planning/Engineering

Right of Way Program

700 E Broadway Avenue

Pierre, South Dakota 57501-2586

605/773-3746 FAX: 605/773-5867

March 17, 2021

Mike Behm,  
Director of Planning and Engineering  
Department of Transportation  
Pierre, South Dakota 57501

RE: March 25, 2021 Transportation Commission Agenda

Dear Mr. Behm:

The following items are recommended for Commission consideration:

### 1. Transfer – Minnehaha County

Request Transportation Commission approval to transfer by resolution to city of Sioux Falls the following property acquired for highway right-of-way:

A portion of Veterans Parkway from 57th Street to Rice Street in Sioux Falls, Minnehaha County, South Dakota, legally described as follows:

Parcel 5 – Lots H3 and H4 in the E1/2 NE1/4 of Section 24, Township 101 North, Range 49 West of the 5th P.M., lying South and West of Lot H2, Minnehaha County, South Dakota. Said Lot H3 contains 1.22 acres (52944 sq. ft.), more or less. Said Lot H4 contains 0.01 acre (305 sq. ft.), more or less. Warranty Deed – Book 515 of Deeds, Page 682. Quit Claim Deed – Fee Title – Book 516 of Deeds, Page 390. Plat – Book of Plats 69, Page 166.

This resolution will transfer a portion of Veterans Parkway towards completing the Memorandum of Understanding between the City of Sioux Falls and Department of Transportation. The highway right of way described above would be transferred to the city of Sioux Falls and the city of Sioux Falls would accept ownership, jurisdiction, operational and maintenance responsibilities of the above described right-of-way.

Sioux Falls Area DOT recommends the transfer. (See attachments)

### 2. Abandonment – Buffalo County

This resolution will abandon the temporary easements on Buffalo County Project P 0034(164)270, PCN 040A.

3. Abandonment – Butte County

This resolution will abandon the temporary easements on Butte County Project P 0042(53), PCN 042F.

4. Abandonment – Day County

This resolution will abandon the temporary easements on Day County Project NH-P 0011(80), PCN 040T.

5. Abandonment – Harding County

This resolution will abandon the temporary easements on Harding County Project P 0042(53), PCN 042F.

6. Abandonment – Marshall County

This resolution will abandon the temporary easements on Marshall County Project NH-P 0011(80), PCN 040T.

7. Abandonment – Pennington County

This resolution will abandon the temporary easements on Pennington County Project U 002-3(03).

8. Abandonment – Perkins County

This resolution will abandon the temporary easements on Perkins County Project P 0042(53), PCN 042F.

9. Abandonment – Roberts County

This resolution will abandon the temporary easements on Roberts County Project P 0010(91)358, PCN 028U.

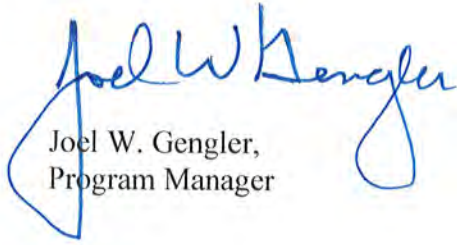
10. Condemnation – Project NH 0018(193)252, PCN 04FD, Tripp County

Request Transportation Commission resolution determining that the taking and damaging of real property interests in and to the following property is necessary for a public purpose and authorizing condemnation:

Parcels 13 and 13A – Lantern Development, LLC; Mortgage Holder – First Dakota National Bank

To date, the Department of Transportation has been unable to acquire the real property interests through negotiations for the project NH 0018(193)252, PCN 04FD, Tripp County, US 18 & 183 from West of Monroe St to 7th St in Winner grading, PCC surfacing, curb & gutter, ADA, storm sewer and lighting.. (See Attachments)

Sincerely,

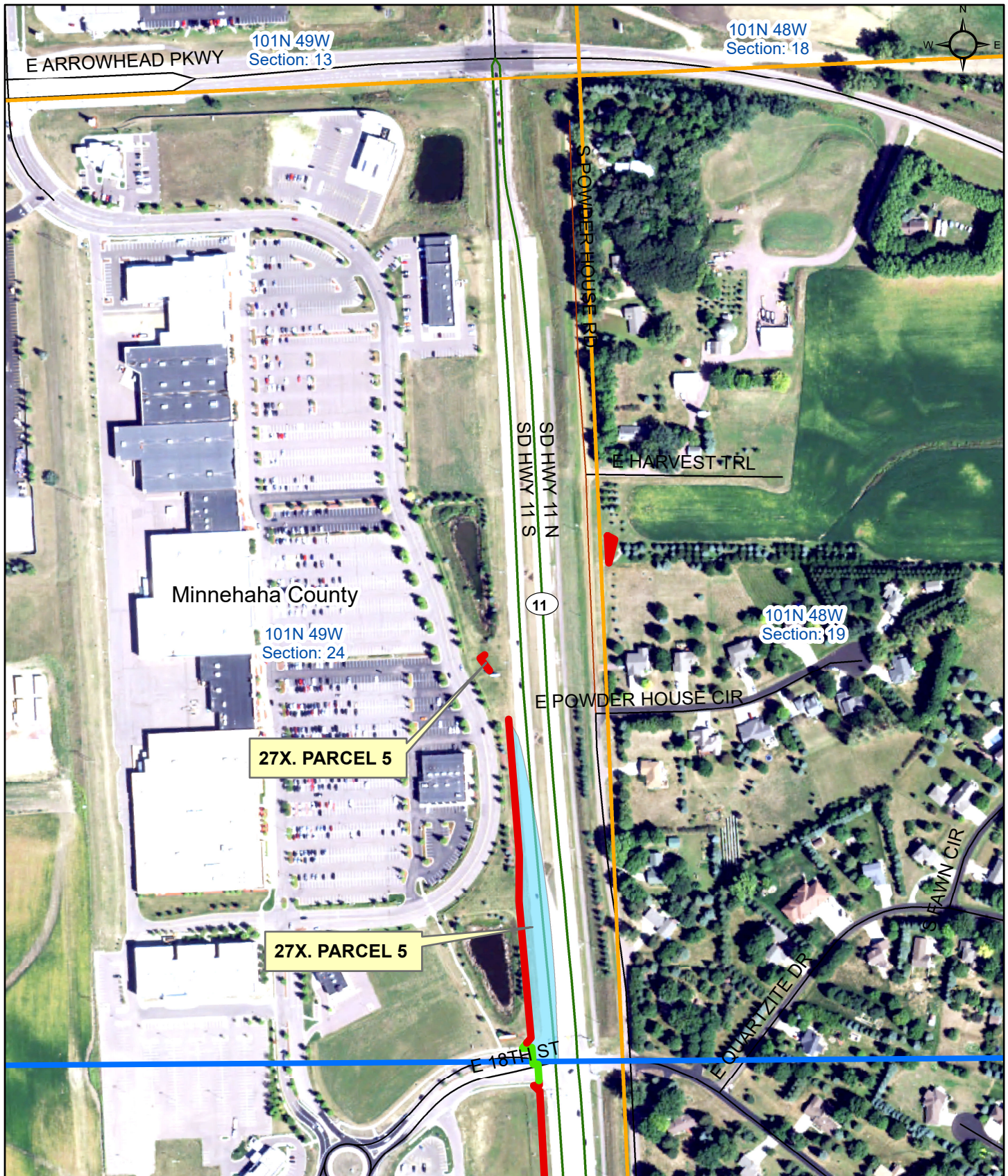


Joel W. Gengler,  
Program Manager







# Veteran's Parkway Transfer (E 26th Street to SD42) Parcel 5

**Item #1**



## Legend

- |  |                   |   |            |
|--|-------------------|---|------------|
|  | Proposed Transfer | <b>Control of Access</b>  |            |
|  | 1/4 line          |  | Prohibited |
|  |                   |  | Allowed    |

0 200 400 800 Feet



# ATTACHMENT A

STATE OF SOUTH DAKOTA	PROJECT NH 0018(193)252 P 0044(185)253	SHEET	TOTAL SHEETS
Plotting Date: 03/03/2021			

129+78-44' L  
Take Out 18"-8" RCP  
& 1-18" RCP End Section  
(Incidental Work, Grading)

129+78 L (1 Ac)  
Install 18"-26" RCP (8' & 18')  
And 2-7.5° Bends  
Skewed 6° RHF  
(Between Existing Pipe  
& 54" RCP Arch)

132+45-22' L to 132+45-52' L  
Take Out 18"-28" RCP  
(Incidental Work, Grading)

Remove Drop Inlet  
& Salvage Frame & Grate  
at the following location:  
132+45-22' L

130+26-29.17' L to 51.36' L  
Install 18"-16" RCP  
& 1 Flared End  
(Between Drop Inlet & Outlet)

130+26-29.17' R to 29.17' L  
Install 18"-58" RCP  
(Between Drop Inlets)

132+44-29' R to 132+45-22' L  
Take Out 18"-50" RCP  
(Incidental Work, Grading)

130+03.18-73.70' L to 130+04.88-134.16' L  
Install 18"-58" RCP  
(Between Drop Inlet & 54" RCP Arch Tee)

129+38.69-75.51' L to 129+39.03-87.68' L  
Install 18"-8" RCP  
(Between Drop Inlet & 54" RCP Arch Tee)

131+61.22-31.62' L to 52.25' L  
Install 18"-14" RCP  
& 1 Flared End  
(Between Drop Inlet & Outlet)

131+60.67-61.09' R  
to 131+61.22-31.62' L  
Install 18"-84" RCP (28' & 56')  
& 18" on 18" x 6" RCP Tee  
at 131+61.34-29.17' R  
(Between Drop Inlets)

135+38-61' L  
Take Out 24"-126" RCP  
(Incidental Work, Grading)

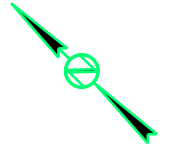
134+46  
Retain and Cleanout 42" RCP

134+84  
Retain and Cleanout 24" RCP

134+84 L  
Remove 24" RCP End Section  
for Reset

134+84 L  
Install 24"-4" RCP  
Skewed 15° RHF  
& Reset End Section

135+50-74' L (1 Ac)  
Install 24"-124" RCP  
& 2 Sloped Ends



## WINNER Sec 21 - T99N - R76W

LOT A

Lantern Development, LLC

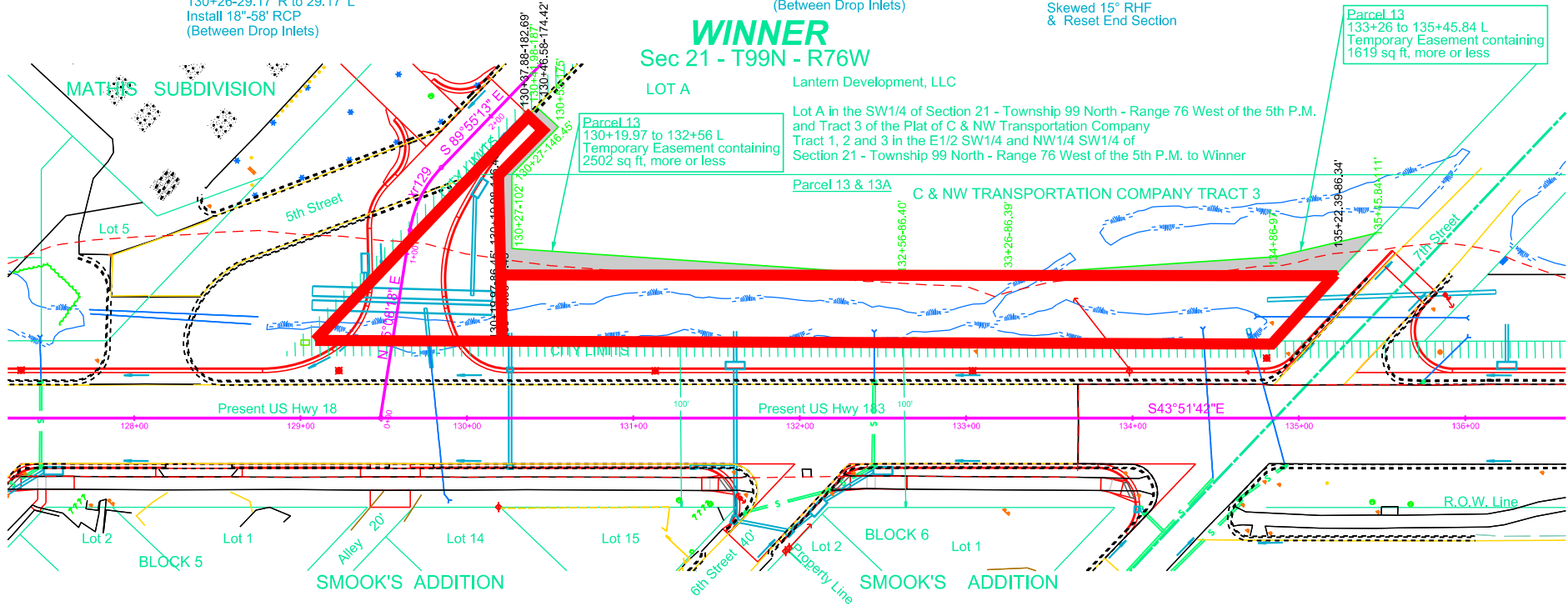
Lot A in the SW1/4 of Section 21 - Township 99 North - Range 76 West of the 5th P.M. and Tract 3 of the Plat of C & NW Transportation Company Tract 1, 2 and 3 in the E1/2 SW1/4 and NW1/4 SW1/4 of Section 21 - Township 99 North - Range 76 West of the 5th P.M. to Winner

Parcel 13  
130+19.97 to 132+56 L  
Temporary Easement containing  
2502 sq ft, more or less

Parcel 13  
133+26 to 135+45.84 L  
Temporary Easement containing  
1619 sq ft, more or less

Parcel 13 & 13A

C & NW TRANSPORTATION COMPANY TRACT 3



Install 2' x 3' Type B Drop Inlet  
with 6" Concrete Collar and  
Type B Frame & Grate  
at the following location:  
130+26.00-29.17' L

129+07.08-72.2' L to  
130+15.06-69.2' L (410 Ac)  
Install Twin 54"-92" RCP Arch  
with Controlled Density Fill  
(Spaced 8.4' C to C)  
& 3-18" on 54" Arch x 8" RCP Tee  
at 129+38.69-75.51' L,  
129+75.10-66.09' L  
and 130+03.18-73.70' L  
& 4 Flared Ends

Install 3' x 4' Type B Drop Inlet  
with 6" Concrete Collar and  
Type B Frame & Grate  
at the following locations:  
131+60.67-61.09' R  
131+93.78-68.55' R

Install 4' x 11' Type S Drop Inlet  
Base and Precast Concrete  
Type S Drop Inlet Lid  
at the following locations:  
127+13.11-53.51' R  
127+51.50-31.62' R  
129+38.91-93.18' L  
130+07.69-138.33' L  
131+61.22-31.62' L  
132+11.13-53.58' R  
132+50.00-31.62' R

E:\DWG\DWG\PROJECT\_10\_AttachmentA.dwg

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Parcel 13

## PLAT OF LOT H1 IN LOT A AND LOT H1 IN C & NW TRANSPORTATION COMPANY TRACT 3

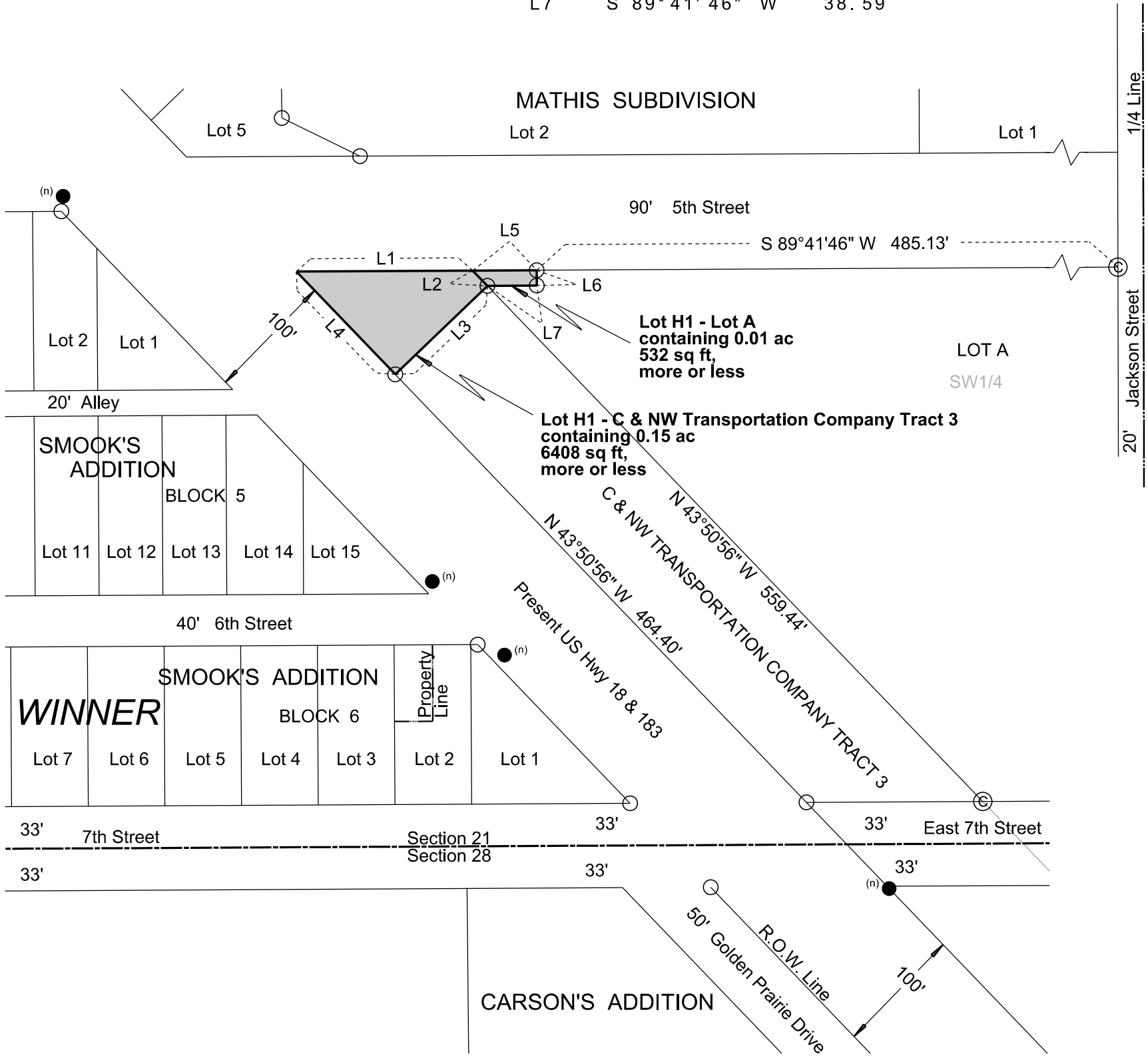
Item #10

in Lot A in the SW1/4 of Section 21 - Township 99 North - Range 76 West of the 5th P.M. and C & NW Transportation Company Tract 3  
located in the E1/2 SW1/4 and NW1/4 SW1/4 of Section 21 - Township 99 North - Range 76 West of the 5th P.M.

TRIPP COUNTY, SOUTH DAKOTA  
Showing a parcel of land to be acquired for highway purposes  
for construction of Project NH 0018(193)252  
Scale: 1 inch = 100 feet

- LEGEND**
- = found R.O.W. corner
  - = set R.O.W. corner
  - ⊙ = calculated corner
  - (n) = not used for boundary location

	Bearing	Length
L1	N 89° 41' 46" E	137.96
L2	S 43° 50' 56" E	16.56
L3	S 46° 09' 04" W	100.00
L4	N 43° 50' 56" W	111.60
L5	N 89° 41' 46" E	50.00
L6	S 00° 18' 14" E	12.00
L7	S 89° 41' 46" W	38.59



Note 1: The coordinates, bearings, distances and areas shown on this plat are based on the South Dakota State Plane Coordinate System Grid North - South Zone NAD 83(CONUS) epoch 2002.00 Geoid 09 SF = 0.9998253649

Note 2: All monumentation will be set upon project completion.

Revised Date: 06/23/2020 KLH

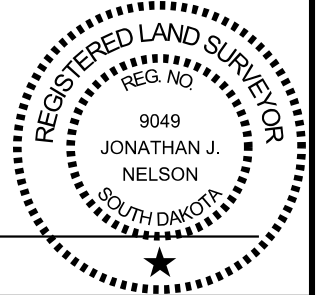
Drawn By Kimberly L. Herrman Date 03/05/2019  
Checked By Jon Nelson Date 06/23/2020

### SURVEYOR'S CERTIFICATE

I, JONATHAN J. NELSON, Registered Land Surveyor, in and for the State of South Dakota, do hereby certify that as ordered by the South Dakota Department of Transportation the parcel of land as shown on this plat has been surveyed at my direction and under my control, and such parcel of land shall be hereafter known by the lot number designated herein. The location and dimensions of the parcel are shown on this plat.

In witness whereof, I have set my hand and seal this \_\_\_\_\_ day of \_\_\_\_\_ A.D., 20 \_\_\_\_.

Registered Land Surveyor  
Registration No. 9049



### OFFICE OF REGISTER OF DEEDS

State of South Dakota

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

Filed for record the \_\_\_\_\_ day of \_\_\_\_\_, A.D., 20\_\_\_\_, at \_\_\_\_\_ M., and recorded in Books of Plats \_\_\_\_\_ on Page \_\_\_\_\_ therein.

**04FD**

Register of Deeds

by

Deputy

Parcel 13A

Item #10

## PLAT OF LOT PE1

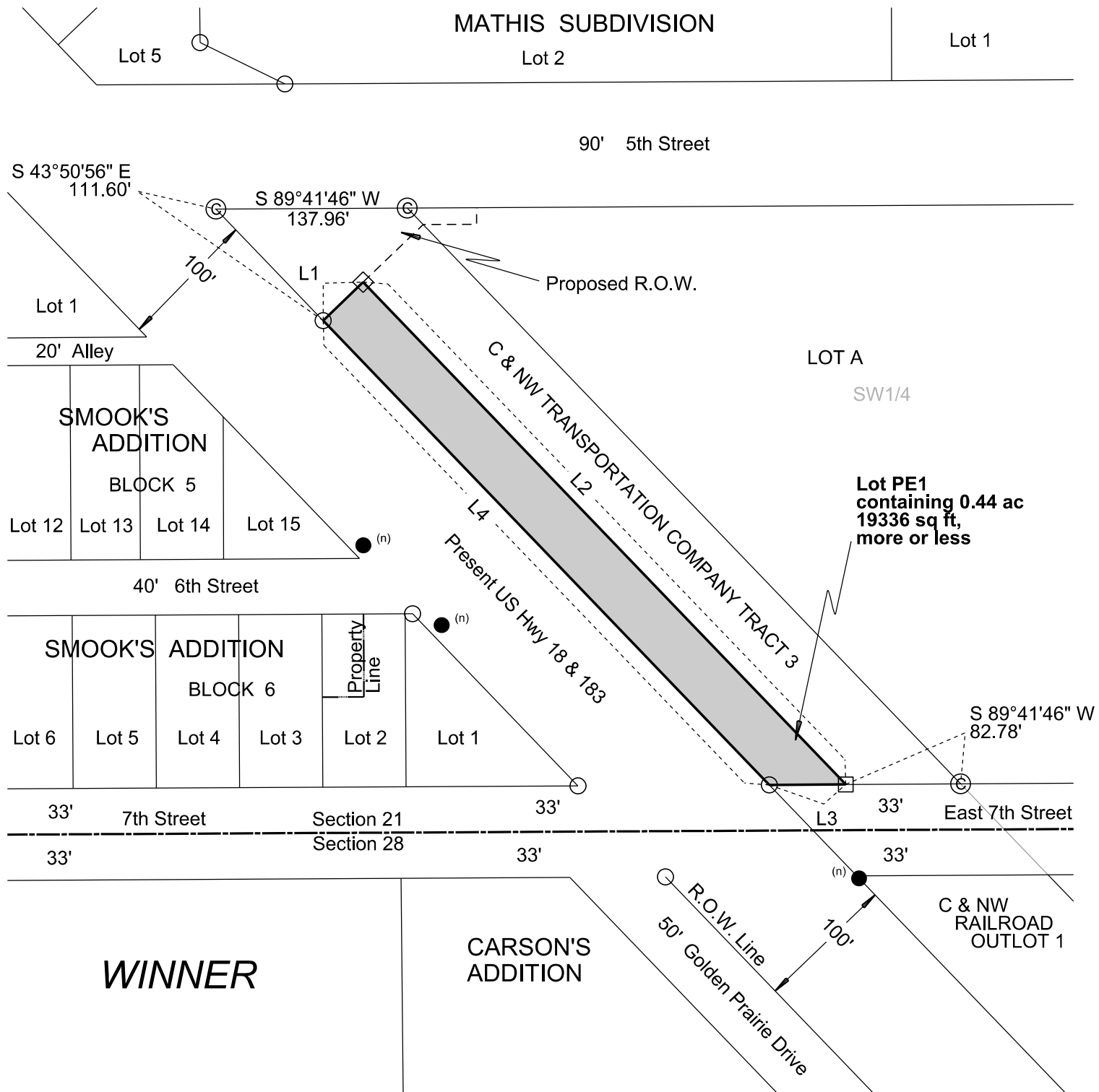
in C & NW Transportation Company Tract 3 located in the E1/2 SW1/4 and NW1/4 SW1/4 of  
Section 21 - Township 99 North - Range 76 West of the 5th P.M.

TRIPP COUNTY, SOUTH DAKOTA

Showing a permanent easement to be acquired for drainage  
Scale: 1 inch = 100 feet

- LEGEND**
- ▨ = existing right of way
  - = found R.O.W. corner
  - = set R.O.W. corner
  - ▲ = found P.L.S.S. corner
  - △ = set P.L.S.S. corner
  - ⊙ = calculated corner
  - = found property corner
  - = set property corner
  - (n) = not used for boundary location

	Bearing		Length	
L1	N	46° 09' 04"	E	40.00
L2	S	43° 50' 56"	E	502.42
L3	S	89° 41' 46"	W	55.19
L4	N	43° 50' 56"	W	464.40



Note 1: The coordinates, bearings, distances and areas shown on this plat are based on the South Dakota State Plane Coordinate System Grid North - South Zone NAD 83(CONUS) epoch 2002.00 Geoid 09 SF = 0.9998253649

Note 2: All monumentation will be set upon project completion.

Revised Date: 03/17/2021 KLH

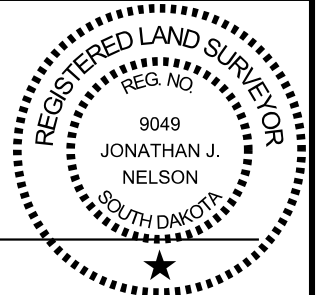
Drawn By Kimberly L. Herrman Date 03/24/2020  
Checked By Jon Nelson Date 03/17/2021

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**04FD**

NH 0018(193)252

Register of Deeds

by

Deputy

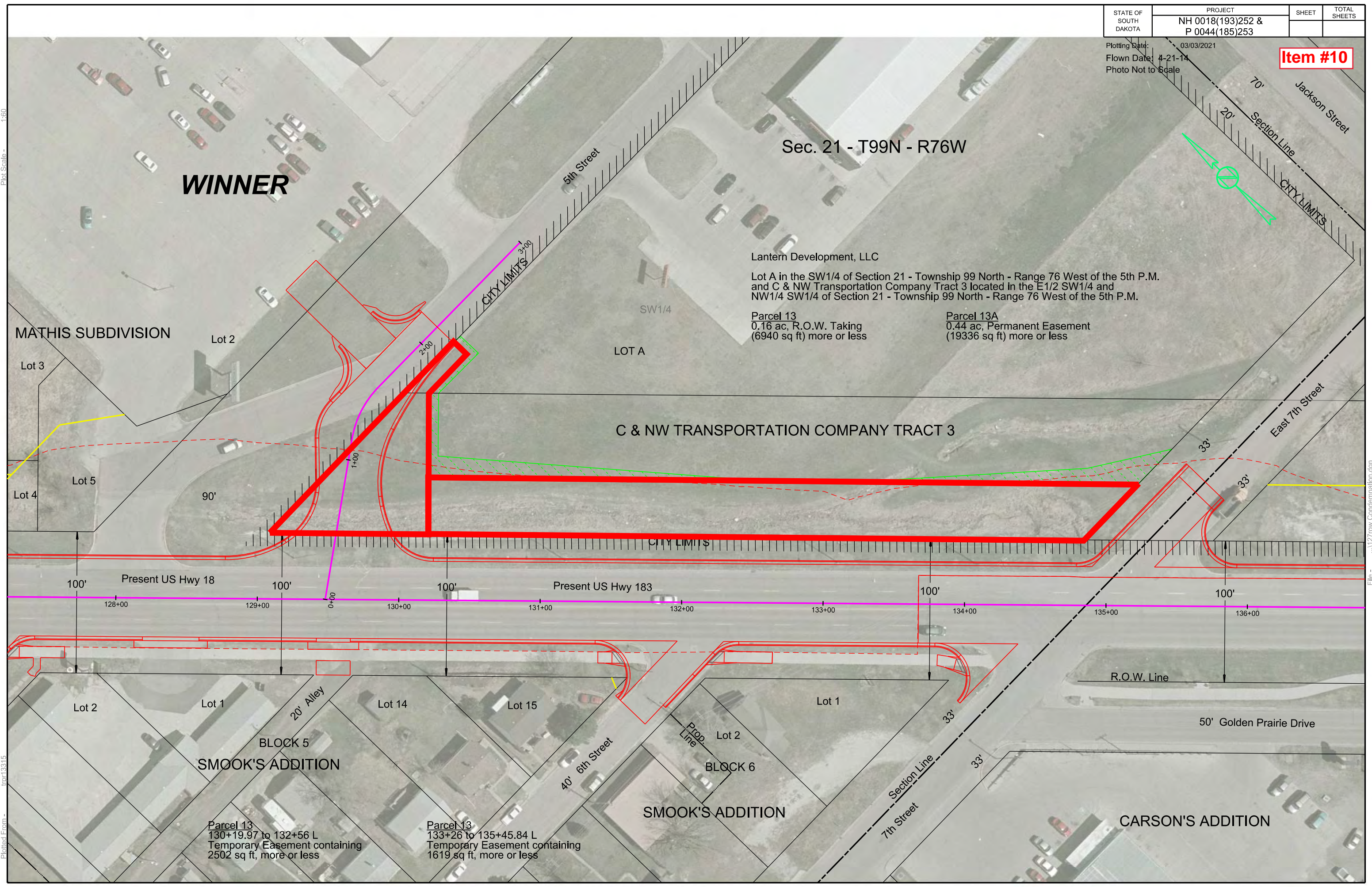
129p3



Plotting Date: 03/03/2021  
 Flown Date: 4-21-14  
 Photo Not to Scale

**Item #10**

Plot Scale - 1:60



Sec. 21 - T99N - R76W

Lantern Development, LLC

Lot A in the SW1/4 of Section 21 - Township 99 North - Range 76 West of the 5th P.M. and C & NW Transportation Company Tract 3 located in the E1/2 SW1/4 and NW1/4 SW1/4 of Section 21 - Township 99 North - Range 76 West of the 5th P.M.

Parcel 13  
 0.16 ac, R.O.W. Taking  
 (6940 sq ft) more or less

Parcel 13A  
 0.44 ac, Permanent Easement  
 (19336 sq ft) more or less

C & NW TRANSPORTATION COMPANY TRACT 3

**WINNER**

MATHIS SUBDIVISION

SMOOK'S ADDITION

SMOOK'S ADDITION

CARSON'S ADDITION

Parcel 13  
 130+19.97 to 132+56 L  
 Temporary Easement containing  
 2502 sq ft, more or less

Parcel 13  
 133+26 to 135+45.84 L  
 Temporary Easement containing  
 1619 sq ft, more or less

File - ...1127row Condemnation.dgn

Plotted From - lrp13315