June 18, 2020

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

RE: June 25, 2020 Transportation Commission Agenda

Dear Mr. Behm:

The following items are recommended for Commission consideration:

1. Request Transportation Commission approval to abandon by resolution the following permanent easement:

   Lot 6 in Block 1 of First Ashland Park Addition to Huron, Beadle County, South Dakota. As recorded on March 1, 2018 as document number 109095, in Beadle County, South Dakota. (Parcel 5A)

   The above permanent easement for a Beadle County Project P 0037(128)125, PCN 0271, Highway traffic sign/signal light will be relocated to Lot 7 in Block 1 of First Ashland Park Addition to Huron (Parcel 4B). The Huron Area DOT has deemed the Parcel 5A permanent easement no longer necessary for use in construction or maintenance of highways or for highway purposes. (See attachment).

2. Abandonment - Pennington County:

   Request Transportation Commission approval to abandon by resolution the following property acquired for highway right-of-way:

   Lot A in a portion of Lot H-2 of Lots 17, 18, 19 and 20 and a portion of Lot H-3 of Lots 21, 22, 23 and 24 in Block 1 of Green Acres Addition to the City of Rapid City, Pennington County, South Dakota, containing 0.12 acre.

   Lot A1 in a portion of Lot H-1 of Lots 10, 11, 12, 13, 14, 15 and 16 and a portion of Lot H-2 of Lot 9 and a portion of the north half vacated alley in Block 2 of Green Acres Addition to the City of Rapid City, Pennington County, South Dakota, containing 0.16 acre.
Lot A in a portion of Lot H-3 of Lots 3, 4, 5 and 6 in Block 2 of Green Acres Addition to the City of Rapid City and vacation of a portion of W. Chicago Street, Pennington County, South Dakota, containing 0.14 acre.

Lot A1 in a portion of Lot H-1 of Lots 11, 12, 13, 14, 15 and 16 and a portion of Lot H-2 of Lots 9 and 10 and vacation of a portion of 16’ wide alley in Block 1 of Green Acres Addition to the City of Rapid City, Pennington County, South Dakota, containing 0.08 acre.

The above property is no longer needed for highway purposes and abandonment is recommended by DOT Rapid City Region and Area. (see attachments)

3. Abandonment - Pennington County:

Request Transportation Commission approval to abandon by resolution the following property acquired for highway right-of-way:

Lot A in Lot H1 in the NE1/4 SW1/4 of Section 9, Township 1 South, Range 7 East of the B.H.M., Pennington County, South Dakota. (contains 0.96 acre)

The above property is no longer needed for highway purposes and abandonment is recommended by DOT Rapid City Area. (see attachments)

4. Condemnation – Project IM 0293(106)76, PCN 03RA, Minnehaha 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:

Parcel 37 – Charles J. Gustafson and Heather S. Gustafson
Parcel 37A – Charles J. Gustafson

To date, the Department of Transportation has been unable to acquire the real property interests through negotiations for the project IM 0293(106)76, Minnehaha County, PCN 03RA, I29 - Exit 77 (41st Street Interchange) in Sioux Falls Structure # 50-173-235, 50-175-230, Interchange Modification, Bent Strengthening. (See Attachments)

5. Condemnation – Project P 0020(160)411, PCN 04FR, Harding 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 1, 6 through 14, A3, A4, and A5 – Alvin L. Cordell & Marlee L. Cordell
To date, the Department of Transportation has been unable to acquire the real property interests through negotiations for the project P 0020(160)411, Harding County, PCN 04FR, SD20 - 4.2 & 5.0 East of the Montana State Line Over the Little Missouri River & Over Valley Creek & 14.8 East of the East US85 Junction Over Sioux Creek, Structure # 32-043-278, 32-051-277, 32-395-284, Structures (Bridges & RCBC), Approach Grading. (See Attachments)

Sincerely,

Joel W. Gengler,
Program Manager
EXHIBIT A

Showing a permanent easement to be acquired for traffic sign in
Lot 6 in Block 1 of FIRST ASHLAND
Park Addition to Huron
for construction of Project P 0037(128)125
BEADLE COUNTY, SOUTH DAKOTA
Not to Scale

| Length |
|--------|--------|
| L1     | 5.00   |
| L2     | 3 ±    |
| L3     | 5.00   |
| L4     | 3 ±    |

Lot 4  BLOCK 1

FIRST ASHLAND PARK ADDITION

Lot 5

ATHLETIC PARK ADDITION

Lot 3

Lot 2

BLOCK 5

Present SD Hwy. 37

Section 36

Section 31

Dakota Avenue N

Lot 6

Permanent Easement containing 15 sq ft, more or less

L2

L3

L4

Lot 7

Alley 20'

NOTE: Permanent Easement depicted hereon is parallel and perpendicular to the proposed right of way line of Present SD Hwy. 37 and is centered around the traffic sign as constructed and in place.

Drawn By  Crystal L. Stonesifer  Date  01/19/2017

Checked By  Jon Nelson  Date  01/19/2017

0271
EXHIBIT A

in Lot 7 in Block 1 of First Ashland Park Addition to Huron

BEADLE COUNTY, SOUTH DAKOTA

Showing a permanent easement to be acquired for traffic sign for construction of Project P 0037(128)125

Not to Scale

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Property Line
20' Vacated Alley

FIRST ASHLAND PARK ADDITION

Lot 6

Lot 7

Permanent Easement containing 15 sq ft, more or less

NOTE: Permanent Easement depicted hereon is parallel and perpendicular to the existing right of way line of Present SD Hwy 37 and is centered around the traffic sign as constructed and in place.

Drawn By: Crystal L. Stonesifer Date: 03/27/2020
Checked By: Jon Nelson Date: 03/27/2020

0271
PLAT OF LOT A
SHOWING A PARCEL OF LAND TO BE ABANDONED IN
A PORTION OF LOT H-2 OF LOTS 17, 18, 19 AND 20 AND
A PORTION OF LOT H-3 OF LOTS 21, 22, 23 AND 24
IN BLOCK 1 OF GREEN ACRES ADDITION TO THE CITY OF RAPID CITY

PENNINGTON COUNTY, SOUTH DAKOTA

SCALE: 1" = 40'

SURVEYOR'S STATEMENT

I, Derek J. Weidensee, Registered Land Surveyor No. 6119 in the State of South Dakota, do hereby certify that the tract of land described herein has been surveyed by me, and this plat has been registered in the office of the Register of Deeds of Pennington County, South Dakota.

In witness whereof, I have set my hand and seal this 20th day of March 2018.

Derek J. Weidensee
Registered Land Surveyor
Registration No. 6119

OFFICE OF REGISTER OF DEEDS

Filed for record this ______ day of ________, 2018, at ______ M., and Recorded in Document No. ________

Register of Deeds
SURVEYOR'S STATEMENT

I, Derek J. Weidensee, Registered Land Surveyor No. 6119 in the State of South Dakota, do hereby certify that, as ordered by the South Dakota Department of Transportation, the tract of land as shown on this plat has been surveyed at my direction and under my control, and such tract of land shall be hereafter known by the lot number designated herein. The location and dimensions of the tract are shown on this plat.

In witness whereof, I have set my hand and seal this 20th day of March, 2018.

\[Signature\]  
Registered Land Surveyor  
Registration No. 6119

OFFICE OF REGISTER OF DEEDS

State of South Dakota  
County of Pennington

Filed for record this _____ day of ______, 2018, at _______ M., and Recorded in Document No. __________

O2RS  
Register of Deeds
PLAT OF LOT A
SHOWING A PARCEL OF LAND TO BE ABANDONED IN
A PORTION OF LOT H-1 OF LOTS 1, 2, 3, 4, 5, AND 6
IN BLOCK 2 OF GREEN ACRES ADDITION TO THE CITY OF RAPID CITY
AND VACATION OF A PORTION OF W. CHICAGO STREET

PENNINGTON COUNTY, SOUTH DAKOTA
SCALE: 1" = 30'

LOT A
CONTAINING 0.14 ACRES,
SUBDIVIDED INTO
LOT 1 OF NW 1/4 SW 1/4
LESS LOT B OF LOT 2
AND LESS R.O.W.
SECTION 3A, T2N, R7E

PRESENT 30 HWY 231 (W. CHICAGO STREET)

SURVEYOR'S STATEMENT

I, Derek J. Weidensee, Registered Land Surveyor No. 6119 in the State of South Dakota, do hereby certify that, as ordered by South Dakota Department of Transportation, the tract of land as shown on this plat has been surveyed at my direction and under my control, and such tract of land shall be hereafter known by the lot number designated herein. The location and dimensions of the tract are shown on this plat.

In witness whereof, I have set my hand and seal this 20TH day of March, 2018.

Derek J. Weidensee
Registered Land Surveyor
Registration No. 6119

FMG Inc.
3700 Sungle Rd.
Rapid City, SD 57702
(605) 342-4160
www.fmgingineering.com

OFFICE OF REGISTER OF DEEDS

State of South Dakota
County of Pennington
Filed for record this ______ day of _________ 2018, at _______, and Recorded in Document No. ____________

Register of Deeds
PLAT OF LOT A1
SHOWING A PARCEL OF LAND TO BE ABANDONED IN
A PORTION OF LOT H-1 OF LOTS 11, 12, 13, 14, 15 AND 16 AND A PORTION OF
LOT H-2 OF LOTS 5 AND 10 AND VACATION OF A PORTION OF 16’ WIDE ALLEY
IN BLOCK 1 OF GREEN ACRES ADDITION TO THE CITY OF RAPID CITY

PENNINGTON COUNTY, SOUTH DAKOTA

SCALE: 1” = 30’
Proposed Abandonments - HWY 231 - Rapid City

Legend

- Proposed Abandonment

A. LOT A
(PORTION OF LOT H-2 AND LOT H-3)

B. LOT A1
(PORTION OF LOT H-1 AND LOT H-2 AND A PORTION OF THE NORTH HALF VACATED ALLEY)

C. LOT A
(PORTION OF LOT H-3 AND VACATION OF PORTION OF W. CHICAGO ST.)

D. LOT A1
(PORTION OF LOT H-1 AND LOT H-2 AND VACATION OF PORTION OF 16' WIDE ALLEY)

Pennington County

SD HWY 231 N

SD HWY 231 S

W ST LOUIS ST

STONGE ST

VALE ST

0 37.5 75 150 Feet
PLAT OF LOT A
In Lot H1 of the NE1/4 SW1/4, Section 9, Township 1 South, Range 7 East of the B.H.M.

PENNINGTON COUNTY, SOUTH DAKOTA
Showing a parcel of land to be abandoned
Scale: 1 inch = 200 feet

LEGEND

= existing Right-of-Way to be abandoned

= found property corner

= set monument stamped "POSTER LSH-13311" this survey

SURVEYOR'S NOTE:
1.) The purpose of this Plat is to secure the abandonment of the Old Highway 16 R.O.W. lying North of the current Highway 16 R.O.W. for the above titled parcel as platted in 1933 by R.C. Solzer in Highway Plat Book 2, Page 44. The current Highway 16 R.O.W., as platted in 1954 by S.W. Gentle in Highway Plat Book 4, Page 116, is unaffected by the abandonment shown herein, and it is the intent of this instrument to preserve all elements of the current Right-of-Way.

2.) The coordinates, distances, bearings, and areas shown on this plat are based on the South Dakota State Plane Coordinate System South Zone NAD83(2011) Epoch 2010.00 Geodetic T2A.

SURVEYOR'S CERTIFICATE
I, LINDA M. FOSTER, 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 25th day of May, 2020, A.D. 2020.

LINDA M. FOSTER
Registered Land Surveyor
Registration No. 11311

OFFICE OF REGISTER OF DEEDS
State of South Dakota
County of Pennington; ss
Filed for record the day of ______, A.D. 20____, at ______ M. and recorded as Document Number ______ therein.

Register of Deeds by Deputy

07HD
Proposed Abandonment - Lot A - Pennington County

Legend

- Proposed Abandonment
Attachment A
Sec. 25-T101N-R50W

Parcel 37A
47+22.97 to 48+94.80 L
Temporary Easement containing
0.1 ac. (1720 sq ft), more or less

Parcel 37
47+22.97 to 48+93.77 L
Temporary Easement containing
0.3 ac. (11325 sq ft), more or less

Charles J. Gustafson
Parcel 37A

EAGAN TRACTS

Carolyn Avenue

Sta. 400+21
28' Commercial Drive

Tract 2
Charles J. Gustafson &
Heather S. Gustafson
Parcel 37

MSE Wall E
Cast-in-place Wall EE

New Control of Access

I-29 Ramp E

Existing Control of Access

10' Existing
Utility Easement

Eagan Tract 2 in Tract 5 in Lot 2
of Resubdivision of Sioux Falls
Farmstead in Section 25, Town-
ship 101 North, Range 50 West
of the 5th P.M., Minnehaha
County, South Dakota, except
the North 255 feet thereof
and except the South 200.6 feet
doing the North 455.6 feet thereof

68' Existing Access
Easement

0.3 ac. (11325 sq ft), more or less
Temporary Easement containing
47+22.97 to 48+93.77 L

0.1 ac. (1720 sq ft), more or less
Temporary Easement containing
47+22.97 to 48+94.80 L

41st Street
more or less
4982 sq ft, containing 0.11 ac
Existing R.O.W.
Present Interstate Hwy. 29
Sec. 25 - T101 N - R50W
W. 41st Street
EAGAN
Carolyn Avenue
LO T B
CHRISTIAN
SON
TRACT 1
TRACT B
BEN-HUR
LO T A
SIOUX
TRACT 1
EMPIRE
ADDITION
LOT 6
LOT 5
LOT 4
LOT 4A
PACE
LOT 4A
LOT 3
LOT 2
LOT 8
LOT 7
LOT 6
LOT 5
LOT 4
LOT 3
LOT 2
LOT 1

Lot H1
containing 0.20 ac
8617 sq ft, containing 0.20 ac
Lot H1

SURVEYOR’S CERTIFICATE

I, BRIAN J. JENSEN, 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. 8014

BRIAN J. JENSEN

OFFICE OF REGISTER OF DEEDS

State of South Dakota
County of __________
Filed for record the day of __________, A.D., __________, as __________, and recorded in Books of Plats __________ on Page __________

Register of Deeds
by
Deputy

03RA
EXHIBIT A

in Lots 1 and 2 and the West 216 feet of Outlot No. 3 in Block I and Lot 6 in Block H;
all of the Original Townsite of Camp Crook

HARDING COUNTY, SOUTH DAKOTA
Not to Scale

Parcels:
- Parcel 6, 7, 8 & 9
- Parcel 6: 6921 sq ft, more or less containing 0.16 ac
- Parcel 7: 4666 sq ft, more or less containing 0.11 ac
- Parcel 8: 4671 sq ft, more or less containing 0.11 ac
- Parcel 9: 13819 sq ft, more or less containing 0.32 ac
EXHIBIT A

in Lots 1 and 2 in Block D and Lots 1, 2 and 3 in Block A; all of Catron's Addition to Camp Crook

HARDING COUNTY, SOUTH DAKOTA

Not to Scale

Lot 5

20' Alley

Outlot No. 2

Government Lot 11

Lot 1

BLOC K  I

Outlot No. 3

Government Lot 11

Lot 2

BLOC K  H

Not to Scale

66' First Street

Proposed R.O.W.

Low Water Mark
July 2018

Little Missouri

High Water Mark
July 2018

Gov't Lot 11

Parcel 10 containing 0.11 ac, 4965 sq ft, more or less
Lot 1

Parcel 12 containing 0.11 ac, 4851 sq ft, more or less
Lot 1

Parcel 11 containing 0.16 ac, 6966 sq ft, more or less
Lot 2

Parcel 13 containing 0.16 ac, 7018 sq ft, more or less
Lot 2

Parcel 12

Lot 3

Parcel 14 containing 0.15 ac, 6518 sq ft, more or less
Lot 3

Lot 4

Lot 4

Drawn By  Kimberly L. Herrman  Date  06/12/2020
Checked By  ___________________________ Date  ________________