

STAFF REPORT
March 10, 2005

No. 05VR001 - Vacation of Section Line Right-of-Way

ITEM 17

GENERAL INFORMATION:

PETITIONER	Fisk Land Surveying and Consulting Engineers for Donald Potts
REQUEST	No. 05VR001 - Vacation of Section Line Right-of-Way
EXISTING LEGAL DESCRIPTION	Lots 1 and 2 of Utility Subdivision and NW1/4 NE1/4, Section 27, T1N, R7E, BHM, Rapid City, Pennington County, South Dakota
LOCATION	Northwest of the intersection of Haugo Drive and Catron Boulevard
EXISTING ZONING	General Agriculture District
SURROUNDING ZONING	
North:	General Agriculture District
South:	General Agriculture District
East:	General Agriculture District
West:	General Agriculture District
PUBLIC UTILITIES	Private utilities
DATE OF APPLICATION	1/28/2005
REVIEWED BY	Patsy Horton / Curt Huus

RECOMMENDATION: **Staff recommends that the Vacation of Section Line Right-of-Way be approved.**

GENERAL COMMENTS:

(Updated March 2, 2005. All revised and/or added text is shown in bold print.) The adjacent property owners have concurred with vacating a portion of the section line right-of-way located immediately west of Catron Boulevard and east of Covenant Drive. Covenant Drive and Haugo Drive provide access to both properties and therefore the section line right-of-way is not necessary. The remaining section line right-of-way to the west of Covenant Drive will remain to serve the adjacent property. A utility easement will remain throughout the vacated section line right-of-way.

The applicant has submitted a Vacation of Section Line Highway request to vacate a section line highway located along the north lot line of the subject property. An associated companion item (04VR011) proposes to vacate the entire section line right-of-way on the north between Catron Boulevard and the quarter section line to the west. Another companion item (05SV011) proposes to allow platting one-half of the section line on the south between Covenant Drive and the quarter section line to the west. This proposal is

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void of the affected property owner's signature.

STAFF REVIEW:

Staff is recommending approval of the Vacation of Section Line Highway adjacent to Lots 1 and 2 of Utility Subdivision. The applicant's agent has identified that a utility easement will remain throughout the vacated section line right-of-way. Staff is also recommending approval of a portion of a companion item (04VR011) requesting the vacation of the section line highway immediately adjacent to this application. All section line right-of-way immediately west of the current application will remain.