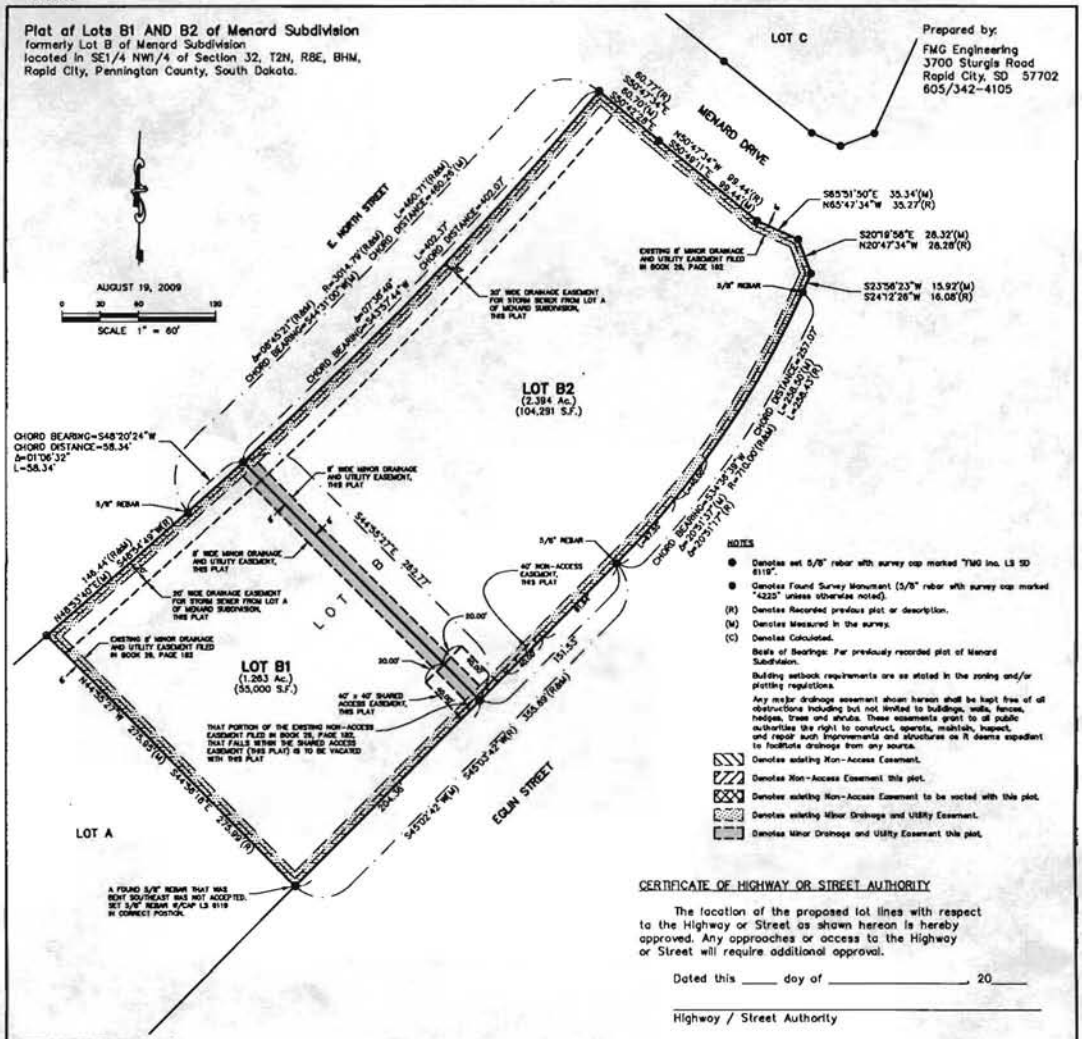
09PL049
8130.15

Plat of Lots B1 AND B2 of Menard Subdivision

formerly Lot B of Menard Subdivision
located in SE1/4 NW1/4 of Section 32, T2N, R8E, BHM,
Rapid City, Pennington County, South Dakota.

Prepared by:
FMG Engineering
3700 Sturgis Road
Rapid City, SD 57702
605/342-4105



NOTES

- ● Denotes set 5/8" rebar with survey cap marked "FMG Inc. LS SD 6119".
- ● Denotes Found Survey Monument (5/8" rebar with survey cap marked "4225" unless otherwise noted).
- (R) Denotes Recorded previous plat or description.
- (M) Denotes Measured in the survey.
- (C) Denotes Calculated.

Basis of Bearings: Per previously recorded plat of Menard Subdivision.

Building setback requirements are as stated in the zoning and/or platting regulations.

Any major drainage easement shown hereon shall be kept free of all obstructions including but not limited to buildings, walls, fences, hedges, trees and shrubs. These easements grant to all public authorities the right to construct, operate, maintain, inspect, and repair such improvements and structures as it deems expedient to facilitate drainage from any source.

- Denotes existing Non-Access Easement.
- Denotes Non-Access Easement this plat.
- Denotes existing Non-Access Easement to be vacted with this plat.
- Denotes existing Minor Drainage and Utility Easement.
- Denotes Minor Drainage and Utility Easement this plat.

CERTIFICATE OF OWNERSHIP

State of South Dakota
County of Pennington s.s.

We, the undersigned corporation and authorized corporate officer(s), do hereby certify that said corporation is the owner of the land shown and described hereon; that the survey was done at our request for the purposes indicated hereon; that we do hereby approve the survey and within plat of said land; and that the development of this land shall conform to all existing applicable zoning, subdivision, and erosion and sediment control regulations.

Any land shown on the within plat as dedicated to public right of way is hereby dedicated to public use and public utility use as such, forever, but such dedication shall not be construed to be a donation of the fee of such land.

In witness whereof, we have hereunto set our hand and seal.

Owner: MENARD, INC.

By:_____ Title: Real Estate Manager
Theron J. Berg

On the _____ day of _____, 20_____, before me, a Notary Public, personally appeared Theron J. Berg, known to me to be the Real Estate Manager of the corporation described in the foregoing instrument and acknowledged to me that such corporation corporation signed the same.

Notary Public:_____

My commission expires:_____

CERTIFICATE OF GROWTH MANAGEMENT DIRECTOR

I, Growth Management Director of the City of Rapid City, have reviewed this plat and have found it to conform to the Subdivision requirements of Chapter 16.08.035 of the Rapid City Municipal Code and as such I have approved this Plat as Final Plat.

Dated this _____ day of _____, 20_____

_____
Growth Management Director of the City of Rapid City

CERTIFICATE OF SURVEYOR

State of South Dakota
County of Pennington s.s.

I, Derek J. Weidensee, Registered Land Surveyor No. 6119 in the State of South Dakota, do hereby certify that at the request of the owner(s) listed hereon, I have surveyed that tract of land shown, and to the best of my knowledge and belief, the within plat is a representation of said survey. Easements or Restrictions of miscellaneous record or private agreements that are not known to me are not shown hereon.

In witness whereof, I have hereunto set my hand and Seal.

_____
Derek J. Weidensee Date

CERTIFICATE OF HIGHWAY OR STREET AUTHORITY

The location of the proposed lot lines with respect to the Highway or Street as shown hereon is hereby approved. Any approaches or access to the Highway or Street will require additional approval.

Dated this _____ day of _____, 20_____

_____
Highway / Street Authority

CERTIFICATE OF DIRECTOR OF EQUALIZATION

I, Director of Equalization of Pennington County, do hereby certify that I have on record in my office a dated copy of the within described plat.

Dated this _____ day of _____, 20_____

_____
Director of Equalization of Pennington County

APPROVED:_____
Director of Equalization of Pennington County

CERTIFICATE OF FINANCE OFFICER

I, Finance Officer of the City of Rapid City, do hereby certify that the Growth Management Director of the City of Rapid City has approved this Final Plat as shown hereon.

Dated this _____ day of _____, 20_____

_____
Finance Officer of the City of Rapid City

CERTIFICATE OF FINANCE OFFICER

I, Finance Officer of the City of Rapid City, do hereby certify that all special assessments which are liens upon the within described lands are fully paid according to the records of my office.

Dated this _____ day of _____, 20_____

_____
Finance Officer of the City of Rapid City

CERTIFICATE OF COUNTY TREASURER

I, Treasurer of Pennington County, do hereby certify that all taxes which are liens upon the within described lands are fully paid according to the records of my office.

Dated this _____ day of _____, 20_____

_____
Treasurer of Pennington County

CERTIFICATE OF REGISTER OF DEEDS

State of South Dakota
County of Pennington s.s.

Filed this _____ day of _____, 20_____, at _____ o'clock ___M, in Book _____ of Plats, on Page _____

_____
Register of Deeds

RECEIVED
AUG 19 2009
Rapid City Growth Management Department