

STAFF REPORT  
June 14, 2011

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**No. 11VE012 - Vacation of Power Line Easement**

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GENERAL INFORMATION:

APPLICANT	Vivian and Sterling Greni
AGENT	Janelle Finck for Fisk Land Surveying & Consulting Engineers
PROPERTY OWNER	Vivian and Sterling Greni
REQUEST	<b>No. 11VE012 - Vacation of Power Line Easement</b>
EXISTING LEGAL DESCRIPTION	Lot 15 of High Sheridan Ranch Subdivision located in Section 35, T1N, R6E, BHM, Pennington County, South Dakota
PARCEL ACREAGE	Approximately 5.015 acres
LOCATION	At the southeast corner of the intersection of Sand Lane and Sorrel Court
EXISTING ZONING	Low Density Residential District (Pennington County)
SURROUNDING ZONING	
North:	Low Density Residential District (Pennington County)
South:	Low Density Residential District (Pennington County)
East:	Suburban Residential District (Pennington County)
West:	Low Density Residential District (Pennington County)
PUBLIC UTILITIES	Private on-site water and wastewater
DATE OF APPLICATION	5/27/2011
REVIEWED BY	Vicki L. Fisher / Karley Halsted

RECOMMENDATION:

Staff recommends that the Vacation of Power Line Easement be approved.

GENERAL COMMENTS:

The applicant is proposing to vacate an existing 20 foot wide power line easement which extends through the middle of the property. The property was originally platted on June 6, 1997. The 20 foot wide power line easement was dedicated as a part of the plat. The applicant is proposing to construct a single family residence on the property which requires the vacation of the power line easement.

The property is located on the southeast corner of the intersection of Sand Lane and Sorrel Court. Currently, the property is void of any structural development.

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STAFF REVIEW:

Staff has reviewed the Vacation of Power Line Easement and has noted the following considerations:

Power Line Easement: The 20 foot wide power line easement was originally dedicated to secure the operation and maintenance of an overhead electrical power line owned by Black Hills Electric Cooperative. Black Hills Electric Cooperative has indicated that the overhead line has since been upgraded and moved to a different location. As such, the easement is no longer required and they are in support of vacating the existing easement.

Staff recommends that the Vacation of the Power Line Easement be approved.