

Case No. 17PL033

Existing Legal Description:

The SW1/4 of the NW1/4 of Section 14, T1N, R7E, BHM, Rapid City, Pennington County, South Dakota

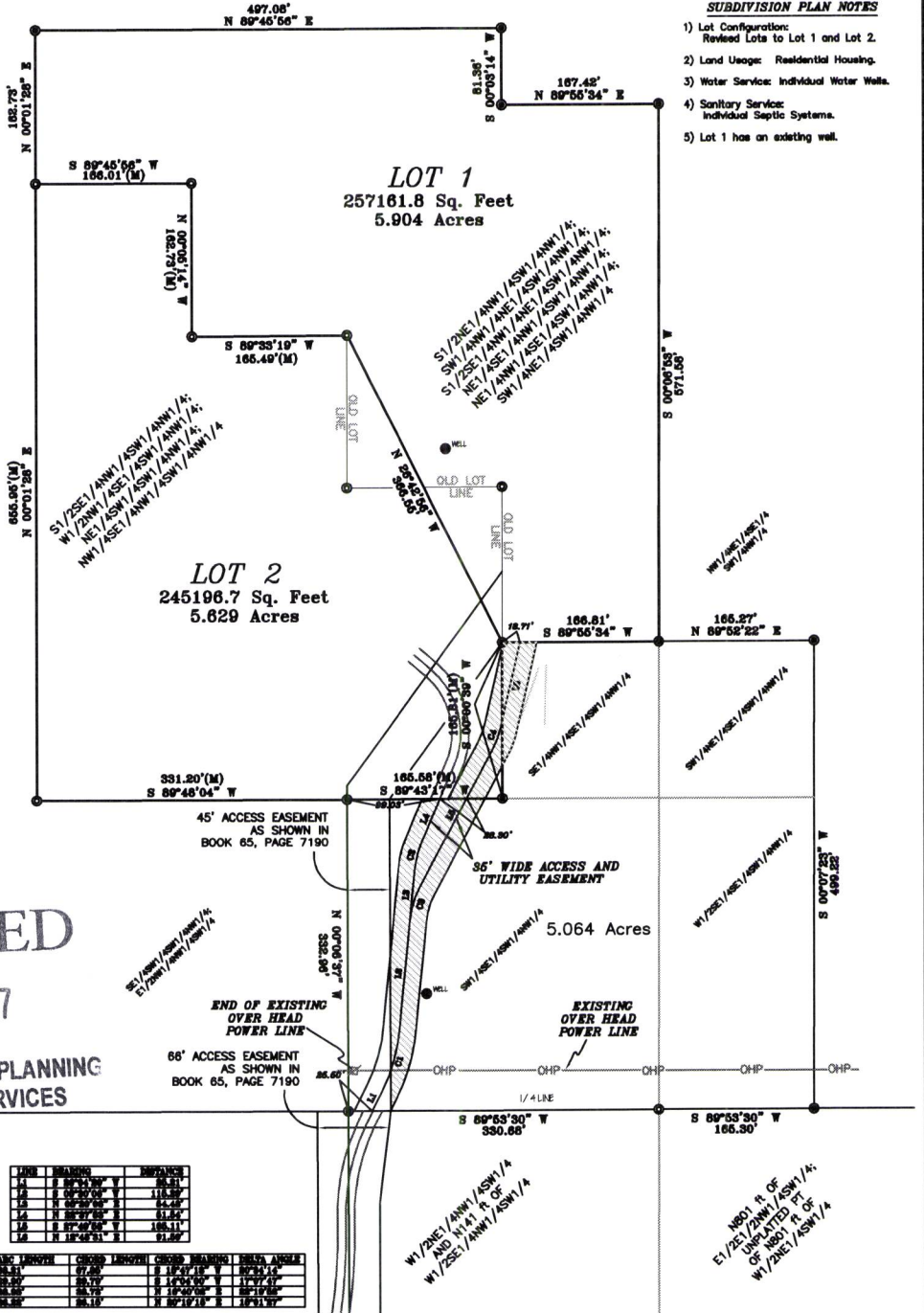
Proposed Legal Description:

Proposed Lot 1 and Lot 2 of Skyline Ranch Subdivision

**Site Plan of
Lot 1 and Lot 2 of Skyline Ranch Subdivision**
All Located in the SW1/4 of the NW1/4 of Section 14, Township 1 North, Range 7 East,
Black Hills Meridian, City of Rapid City, Pennington County, South Dakota.

SUBDIVISION PLAN NOTES

- 1) Lot Configuration: Revised Lots to Lot 1 and Lot 2.
- 2) Land Usage: Residential Housing.
- 3) Water Service: Individual Water Wells.
- 4) Sanitary Service: Individual Septic Systems.
- 5) Lot 1 has an existing well.



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APR 05 2017

RAPID CITY COMMUNITY PLANNING
& DEVELOPMENT SERVICES

LINE	BEARING	DISTANCE	REMARKS
1A	S 89°45'56" W	166.01	(M)
1B	S 89°45'56" W	166.01	(M)
1C	S 89°45'56" W	166.01	(M)
1D	S 89°45'56" W	166.01	(M)
1E	S 89°45'56" W	166.01	(M)
1F	S 89°45'56" W	166.01	(M)
1G	S 89°45'56" W	166.01	(M)
1H	S 89°45'56" W	166.01	(M)

CURVE	BANKS	ARC	MIDPOINT	CHORD	MIDPOINT	CHORD	BEARING	BEING	ANGLE
Cl	165.00	86.81	07.25	S 12°27'18" W	86.25	10°			
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SURVEYOR'S CERTIFICATE

I, Shanon E. Vosknetz, 1921 Lazelle Street, Sturgis, SD, being a Registered Land Surveyor in the State of South Dakota, do hereby state that at the request of the Owners listed hereon, I have surveyed and platted the property shown and described hereon. I have marked upon the ground the boundaries in the manner shown, and that the plot is correct to the best of my knowledge, information and belief. Easements or Restrictions of Miscellaneous Record or Private Agreements that are not known to me are not shown hereon.

IN WITNESS WHEREOF
I hereunto set my hand and seal

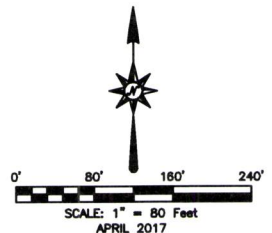
this _____ day of _____, 20____.

Shanon E. Vosknetz
Registered Land Surveyor No. 7719

LEGEND

- Found or Set 5/8" Rebar with Cap Marked "VOSKNETZ RLS 7719".
- Found 5/8" Rebar with Cap Marked "FMG RLS 1019" Unless Otherwise Noted.
- (R) Indicates dimensions previously recorded.
- (M) Indicates measured dimensions this survey.

No Flood Hazards were present per FEMA Mapping, FIRM Panel, City of Rapid City, 485420 0788H Effective Date 8/3/2013.



SURVEYOR'S NOTES

- 1) Utility & Minor Drainage Easements:
A ten foot (10') wide utility and minor drainage easement is hereby granted on the interior side of all lot lines. Removal or modification of any obstruction or impediment to such an easement shall be the financial responsibility of the landowner.
- 2) Plots and Easements of Record as shown hereon are previously recorded with the Pennington County Register of Deeds Office in Rapid City, South Dakota.
- 3) Building Restrictions per the most recently adopted International Building Code and Building Setback Requirements per the City of Rapid City Ordinances.