

PLAT OF
 LOT 1 OF BLOCK 1; LOTS 1,2,3,4A,4B,5,6, AND 7A,7B OF BLOCK 2;
 LOTS 1,2,3,4,5,6, AND 7 OF BLOCK 3; AND LOTS 1,2,3, AND 4 OF BLOCK 4
 LOCATED RIGHT-OF-WAY OF PARK MEADOWS SUBDIVISION

02PL001

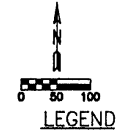
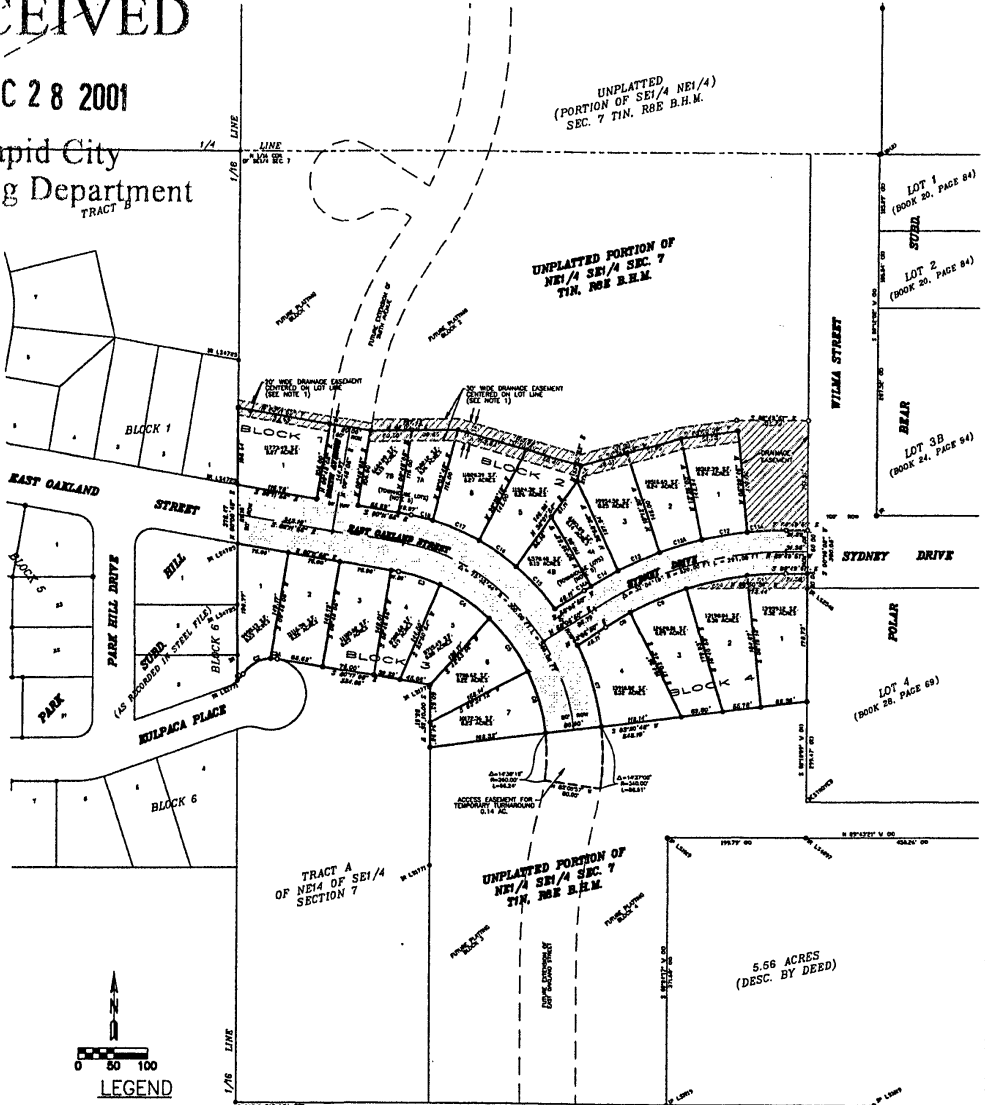
SECTION 7, T1N, R8E, B.H.M.
 RAPID CITY, PENNINGTON COUNTY, SOUTH DAKOTA

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DEC 28 2001

Rapid City
 Planning Department



- LEGEND**
- SET 5/8" REBAR W/ CAP MARKED CETEC LS 4725
 - SET 5/8" REBAR W/ CAP MARKED CETEC LS 4725 ROW P.C.'s, P.T.'s, AND EASEMENT CORNERS
 - FOUND SURVEY MONUMENT
 - (R) INDICATES DIMENSION PREVIOUSLY RECORDED
 - (M) INDICATES DIMENSION MEASURED THIS SURVEY
 - ▨ DRAINAGE EASEMENT
 - ▭ RIGHT-OF-WAY AREA DEDICATED TO PUBLIC

NOTES:

1. All major drainage easements 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 R deems expedient to facilitate drainage from any source.
2. Building Setback requirements are as stated in the zoning and/or platting regulations.
3. Utility and Minor Drainage Easements - 5' on the interior side of all front, side and rear lot lines.
4. Total right-of-way dedicated by this plat: 1.81 acres.
5. Lots 7A and 7B, and Lots 4A and 4B, of Block 2 are reserved for development as townhouse lots in accordance with zoning regulations. There is no setback requirement for the common interior lot line of Lots 7A and 7B, and Lots 4A and 4B, of Block 2.
6. Basis of Bearing: Record bearing of S80°12'E on East Oakland Street, as shown on the plat of Park Hill Subdivision.
7. Pursuant to SDDL 8-3-8.1 and 8-3-2. The Developer of the property described within this Plat shall be responsible for protecting any waters of the State, including groundwater, located adjacent to or within such platted area from pollution from sewage from such subdivision and shall in prosecution of such protection conform to and follow all regulations of the state of South Dakota Department of Environment and Natural Resources relating to the same.

TABLE OF CURVE DATA

CURVE	DELTA ANGLE	RADIUS (FT)	ARC LENGTH (FT)	CHORD BEARING	CHORD LENGTH (FT)
C1	14°15'13"	50.00	12.44	E 41°45'00"	12.41
C2	54°23'04"	50.00	47.48	N 81°39'27"	46.71
C3	18°00'00"	250.00	8.54	S 89°45'19"	8.53
C4	19°38'52"	280.00	84.98		
C5	18°38'50"	280.00	83.06		
C6	18°38'50"	280.00	80.50		
C7	20°11'15"	340.00	119.90		
C8	04°13'25"	480.00	41.54		
C9	10°21'47"	480.00	88.83		
C10	10°21'47"	480.00	88.83		
C11	08°02'52"	480.00	85.50		
C11A	08°48'55"	350.00	85.98		
C12	08°48'17"	350.00	85.50		
C13	08°48'17"	350.00	85.00		
C14	04°41'18"	550.00	45.00		
C14A	01°11'18"	550.00	11.88		
C15	13°34'00"	340.00	80.77		
C16	10°57'13"	340.00	85.00		
C17	17°24'23"	340.00	73.82		
C18	08°28'57"	340.00	32.53		

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