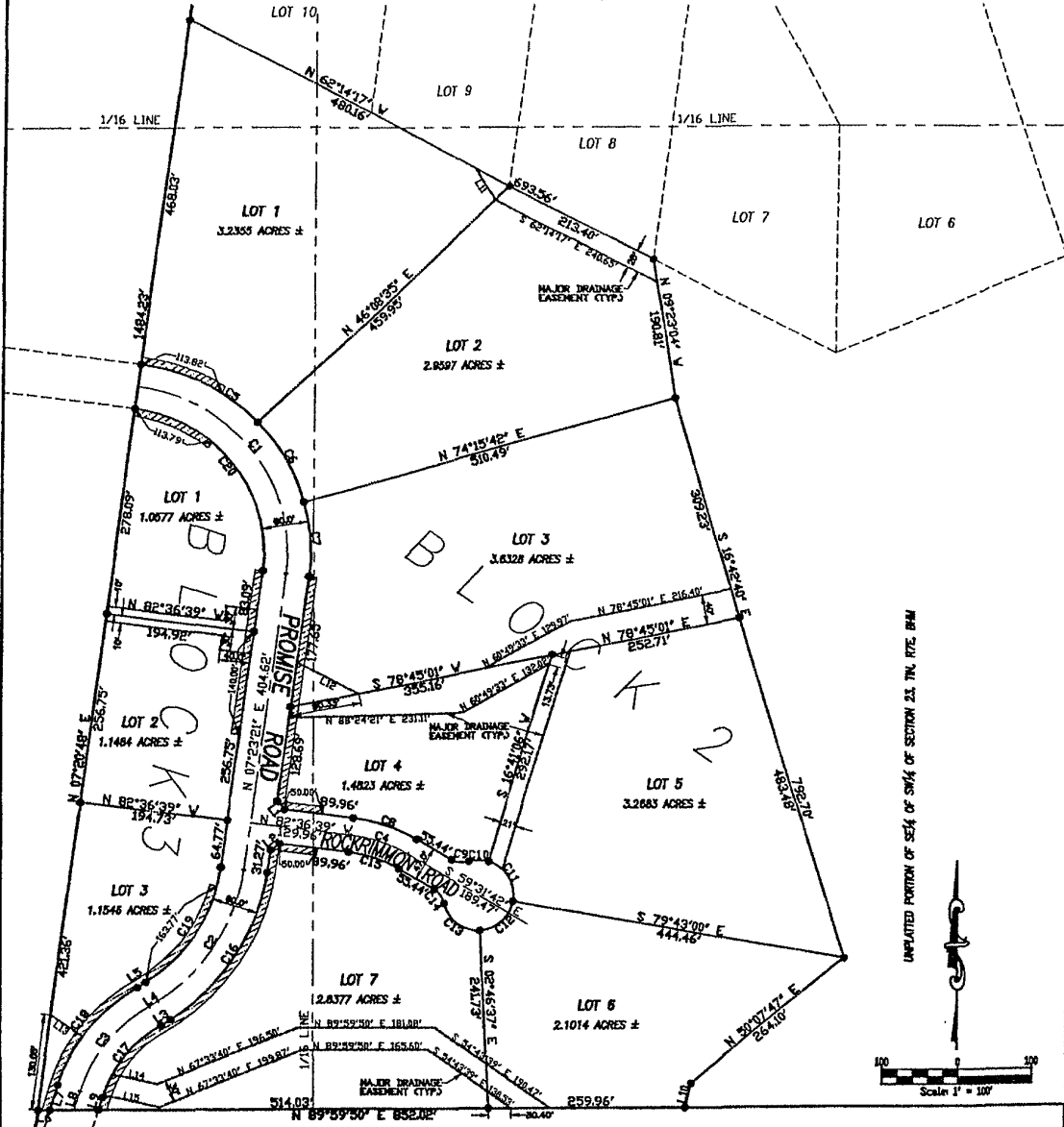


# TOWER RIDGE 2

INCLUDING LOTS 1 THRU 7, BLOCK 2,  
LOTS 1 THRU 3, BLOCK 3 AND DEDICATED STREETS  
THE UNPLATTED PORTION OF SW<sup>1</sup>/<sub>4</sub> OF SW<sup>1</sup>/<sub>4</sub> & A PORTION OF  
SE<sup>1</sup>/<sub>4</sub> OF SW<sup>1</sup>/<sub>4</sub>, NW<sup>1</sup>/<sub>4</sub> OF SW<sup>1</sup>/<sub>4</sub>, & NE<sup>1</sup>/<sub>4</sub> OF SW<sup>1</sup>/<sub>4</sub>  
SECTION 23, T1N, R7E, BHM  
RAPID CITY, PENNINGTON COUNTY, SOUTH DAKOTA



**CURVE TABLE**

STATION	BEGIN	DELTA ANGLE	ARC LENGTH	TANGENT	CHORD	DEFLECTION	CHORD LENGTH
C1	225.00	90°00'00"	353.49	225.00	N 27°27'00" V	318.24	
C2	250.00	49°29'18"	218.93	115.82	N 32°07'57" V	209.28	
C3	260.00	43°02'29"	130.84	78.86	S 38°24'34" V	144.73	
C4	260.00	23°04'57"	80.57	48.84	N 71°04'10" V	86.03	
C5	295.00	39°21'23"	175.20	91.21	N 62°04'36" V	171.77	
C6	295.00	27°37'18"	124.48	63.47	S 29°17'00" V	123.19	
C7	295.00	22°41'43"	101.01	51.17	N 02°57'30" V	100.35	
C8	225.00	23°04'57"	80.57	48.84	S 71°04'10" V	86.03	
C9	300.00	44°41'08"	24.45	12.93	S 02°04'20" V	23.78	
C10	48.00	32°54'26"	27.57	14.13	S 89°44'04" V	27.19	
C11	48.00	83°29'53"	78.04	42.92	S 21°30'57" V	63.99	
C12	48.00	78°56'23"	64.44	38.14	S 48°45'12" V	59.72	
C13	48.00	79°56'23"	66.97	40.24	S 52°48'22" V	61.67	
C14	300.00	44°41'08"	24.45	12.93	S 34°18'23" V	23.78	
C15	174.50	23°04'57"	71.11	38.04	S 71°04'10" V	78.63	
C16	290.00	49°29'18"	241.84	129.04	S 32°07'57" V	234.39	
C17	170.00	43°18'27"	128.48	67.48	N 38°24'43" V	125.44	
C18	230.00	42°49'53"	171.94	96.21	N 38°29'38" V	167.96	
C19	220.00	49°29'18"	190.06	112.29	N 32°07'57" V	184.16	
C20	195.00	90°00'00"	206.96	195.00	N 37°37'00" V	270.81	

**SHORT COURSE TABLE**

STATION	BEGIN	DEFLECTION	CHORD
L1	275.00	27°27'00"	143.57
L2	285.00	32°07'57"	143.47
L3	295.00	38°24'34"	144.64
L4	305.00	43°02'29"	143.80
L5	315.00	48°41'08"	143.82
L6	325.00	54°18'23"	143.82
L7	335.00	59°56'23"	143.82
L8	345.00	65°34'26"	143.82
L9	355.00	71°12'29"	143.82
L10	365.00	76°50'32"	143.82
L11	375.00	82°28'35"	143.82
L12	385.00	88°06'38"	143.82
L13	395.00	93°44'41"	143.82
L14	405.00	99°22'44"	143.82
L15	415.00	105°00'47"	143.82

**LEGEND**

- DENOTES SET 6/8" REBAR WITH SURVEY CAP MARKED LS 6117
- DENOTES FOUND SURVEY MONUMENT
- BASIS OF BEARING: PREVIOUS PLATS
- ▨ DENOTES R.O.W. TO BE VACATED THIS PLAT

**NOTES:**

1. MINOR DRAINAGE AND UTILITY EASEMENTS ARE HEREBY ESTABLISHED 8' WIDE ON THE INTERIOR SIDE OF ALL LOT LINES. (EXCEPT WHERE MAJOR DRAINAGE EASEMENTS ARE LOCATED)
2. TOTAL PLATTED AREA ± 21.1836 ACRES; LOTS ± 18.8652 ACRES; DEDICATED PUBLIC RIGHT-OF-WAY ± 1.3184 ACRES.
3. 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 EXCEPTING EXISTING VEGETATION. 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.
4. NON-ACCESS EASEMENTS ARE HEREBY ESTABLISHED ALONG THE FIRST FIFTY FEET OF CORNER LOTS OR AS INDICATED HEREON.
5. ALL BUILDERS SHALL MAINTAIN EXISTING DRAINAGE FACILITIES IN ACCORDANCE TO APPROVED CONSTRUCTION PLANS. (RAPID CITY ENV. DIV. REQUESTED NOTE)
6. BUILDING SETBACK REQUIREMENTS ARE AS STATED IN ZONING AND/OR PLATTING REGULATIONS
7. ACCESS EASEMENTS FOR FIRE DEPARTMENT TURN-AROUND SHALL BE KEPT FREE OF ALL OBSTRUCTIONS, INCLUDING BUT NOT LIMITED TO PARKED VEHICLES, BUILDINGS, WALLS, FENCES, HEDGES, TREES, AND SHRUBS

PREPARED BY:



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DATE: 7-18-02  
 SCALE: 1" = 100'  
 DRAWN: RS

APPROVED: \_\_\_\_\_