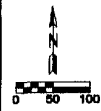


**PLAT OF**  
**LOTS 2A, 2B, 3A, 3B, 4, 5A, 5B, 6A, 6B, 7A, 7B, 13A, 13B, AND 14 THRU 20 OF BLOCK 1,**  
**LOTS 8, 9, 10A, 10B, 11A, 11B OF BLOCK 2,**  
**LOTS 1 THRU 8, 10A AND 10B OF BLOCK 5,**  
**OF PARK MEADOWS SUBDIVISION**  
 LOCATED IN THE NE 1/4 SEC 1/4, SW 1/4 NE 1/4 AND SE 1/4 NE 1/4  
 SECTION 7, T1N, R9E, B1A1M  
 RAPID CITY, PENNINGTON COUNTY, SOUTH DAKOTA



**LEGEND**

- SET 3/8" REBAR W/ CAP MARKED CETERC LS 4725
- SET 3/8" REBAR W/ CAP MARKED CETERC LS 4725 ROW P.C.'s, AND P.T.'s
- FOUND SURVEY MONUMENT
- (R) INDICATES DIMENSION PREVIOUSLY RECORDED
- (M) INDICATES DIMENSION MEASURED THIS SURVEY
- ▨ EXISTING MAJOR DRAINAGE EASEMENT
- ▨ DEDICATED MAJOR DRAINAGE EASEMENT
- ▨ DEDICATED RIGHT-OF-WAY

**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 it 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 - 6' on the interior side of all front, side and rear lot lines, except on the common lot line of townhouse lots designated by A or B following the lot number.
4. Lots designated by A or B following the lot number are reserved for development as townhouse lots in accordance with zoning regulations. There is no side yard setback requirement for the common interior lot line of townhouse lots.
5. Total right-of-way dedicated by this plat: 2.10 acres.
6. Sale of Bearings: Record bearing of S 80°11'00" E previously plotted north lot line of Lot 1, Block 1, as shown on the plat of Park Meadows Subdivision.
7. Pursuant to SDCL 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 each platted acre from pollution from seepage 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.
8. A 6' exterior maintenance easement exists on each side of the common lot line between townhouse lots to provide adequate room for maintenance, repair and alterations.
9. A 24' wide by 20' deep common access easement exists 12' on each side of the common lot line of townhouse lots.

**LOT DIMENSIONS**

CURVE	RADIUS	ARC LENGTH	DELTA ANGLE
CL1	530.000	18.550	0.4254°
CL2	530.000	18.550	0.4254°
CL3	530.000	18.550	0.4254°
CL4	530.000	18.550	0.4254°
CL5	530.000	18.550	0.4254°
CL6	530.000	18.550	0.4254°
CL7	530.000	18.550	0.4254°
CL8	530.000	18.550	0.4254°
CL9	530.000	18.550	0.4254°
CL10	530.000	18.550	0.4254°
CL11	530.000	18.550	0.4254°
CL12	530.000	18.550	0.4254°
CL13	530.000	18.550	0.4254°
CL14	530.000	18.550	0.4254°
CL15	530.000	18.550	0.4254°

CURVE	RADIUS	ARC LENGTH	DELTA ANGLE
CL16	530.000	18.550	0.4254°
CL17	530.000	18.550	0.4254°
CL18	530.000	18.550	0.4254°
CL19	530.000	18.550	0.4254°
CL20	530.000	18.550	0.4254°
CL21	530.000	18.550	0.4254°
CL22	530.000	18.550	0.4254°
CL23	530.000	18.550	0.4254°
CL24	530.000	18.550	0.4254°
CL25	530.000	18.550	0.4254°

**FACEDIMENSIONS**

CURVE	RADIUS	ARC LENGTH	DELTA ANGLE
CL1	530.000	18.550	0.4254°
CL2	530.000	18.550	0.4254°
CL3	530.000	18.550	0.4254°
CL4	530.000	18.550	0.4254°

LINE	BEARING	DISTANCE
LL1	S 89°56'10" E	160.00
LL2	S 10°14'10" E	282.50
LL3	S 00°54'12" E	288.00
LL4	N 89°54'12" E	282.50
LL5	N 89°54'12" E	144.75
LL6	S 89°54'12" E	144.75
LL7	S 89°54'12" E	288.00
LL8	S 10°14'10" E	282.50
LL9	S 89°56'10" E	160.00
LL10	S 89°56'10" E	160.00
LL11	S 89°56'10" E	160.00
LL12	S 89°56'10" E	160.00
LL13	S 89°56'10" E	160.00
LL14	S 89°56'10" E	160.00
LL15	S 89°56'10" E	160.00
LL16	S 89°56'10" E	160.00
LL17	S 89°56'10" E	160.00
LL18	S 89°56'10" E	160.00
LL19	S 89°56'10" E	160.00
LL20	S 89°56'10" E	160.00
LL21	S 89°56'10" E	160.00
LL22	S 89°56'10" E	160.00
LL23	S 89°56'10" E	160.00
LL24	S 89°56'10" E	160.00
LL25	S 89°56'10" E	160.00
LL26	S 89°56'10" E	160.00
LL27	S 89°56'10" E	160.00
LL28	S 89°56'10" E	160.00
LL29	S 89°56'10" E	160.00
LL30	S 89°56'10" E	160.00
LL31	S 89°56'10" E	160.00
LL32	S 89°56'10" E	160.00
LL33	S 89°56'10" E	160.00
LL34	S 89°56'10" E	160.00
LL35	S 89°56'10" E	160.00
LL36	S 89°56'10" E	160.00
LL37	S 89°56'10" E	160.00
LL38	S 89°56'10" E	160.00
LL39	S 89°56'10" E	160.00
LL40	S 89°56'10" E	160.00
LL41	S 89°56'10" E	160.00
LL42	S 89°56'10" E	160.00
LL43	S 89°56'10" E	160.00
LL44	S 89°56'10" E	160.00
LL45	S 89°56'10" E	160.00
LL46	S 89°56'10" E	160.00
LL47	S 89°56'10" E	160.00
LL48	S 89°56'10" E	160.00
LL49	S 89°56'10" E	160.00
LL50	S 89°56'10" E	160.00
LL51	S 89°56'10" E	160.00
LL52	S 89°56'10" E	160.00
LL53	S 89°56'10" E	160.00
LL54	S 89°56'10" E	160.00
LL55	S 89°56'10" E	160.00
LL56	S 89°56'10" E	160.00
LL57	S 89°56'10" E	160.00
LL58	S 89°56'10" E	160.00
LL59	S 89°56'10" E	160.00
LL60	S 89°56'10" E	160.00

**CENTERLINE DIMENSIONS**

CURVE	RADIUS	ARC LENGTH	DELTA ANGLE
CL1	530.000	18.550	0.4254°
CL2	530.000	18.550	0.4254°