

Fisk Land Surveying &
Consulting Engineers, Inc.
2000 S. 12th St., Suite 100, Rapid City, SD 57701
(605) 341-1112 (In SD)
(605) 341-1112 (Out of SD)



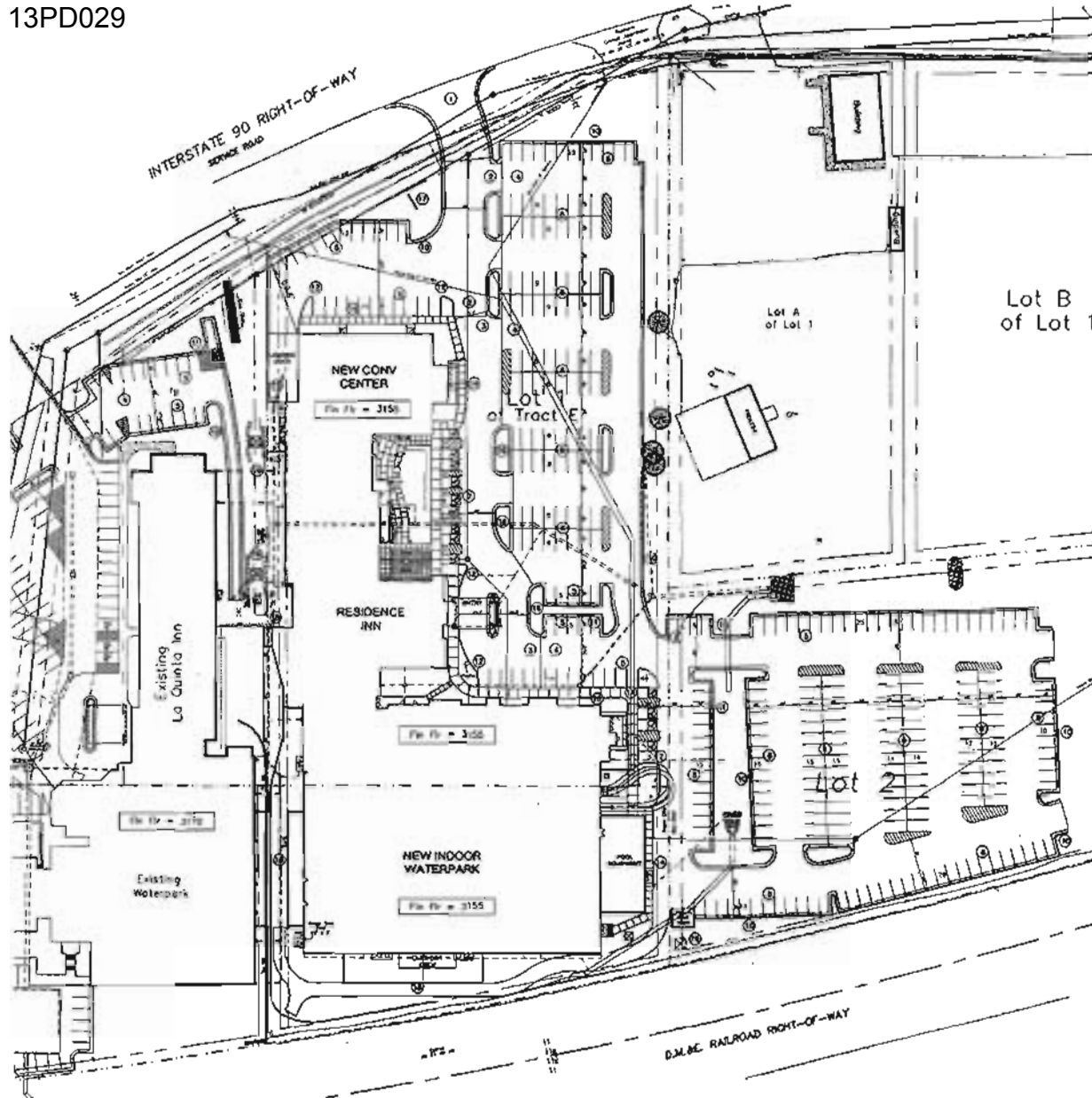
This instrument is a true and correct copy of the original as shown to me by the engineer. It is subject to the provisions of the laws of the State of South Dakota. The engineer is not responsible for the accuracy of the information furnished to him, nor for the consequences of its use.

Site Plan - Watiki Residence Inn & Waterpark
Lot 1 Revised of Atlantis Subdivision, Lots 1 and 2
of Devils Subdivision, Lot 1 of Tract E of W-Y Addition
and Lot B of Lot 1 and Lot 2 of Wal-East Subdivision,
Rapid City & Box Deer, Pennington County, South Dakota

Surveyed by MR
Date: 9/11/07
Drawn by RWF
Issue: 4/30/13
Checked by MR

Revisions
1/27/13
1/27/13
1/27/13
1/27/13
1/27/13
1/27/13

Project No.
13-01-01
Existing Site



Final Planned Development to include other site improvements for access, parking, utilities, drainage and stormwater quality requirements.

SURVEYOR'S NOTES

Utilities shown are from above inspection, sketches provided by contractor service providers and U.S.G. models performed by South Dakota DWS Co. Field Number 131 AND 201. The actual location of utilities and surface lines may vary from the information shown herein. We assume no liability for actions and damages that are not marked or are inaccurately marked by utility locators.

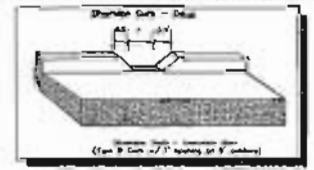
Survey mark: City Bar (NGM029)

LEGEND

- ⊙ - Sanitary Sewer Manhole (Invert noted)
- ⊕ - Sanitary Sewer Service Line (Invert noted)
- ⊖ - Fire Hydrant
- ⊗ - Meter Valve
- ⊘ - Gully Stop
- ⊙ - Stormy Poles
- ⊕ - Electric Meter
- ⊖ - Telecommunications Vault
- ⊙ - Telecommunications Pedestal
- ⊕ - Natural Gas Meter
- ⊖ - Mail Box
- ⊗ - Underground Gas Line
- ⊘ - Overhead Utility Line
- ⊙ - Underground Telephone
- ⊕ - Fiber Optic Line
- ⊖ - Natural Gas Line

- 1 - Construct 40" reinforced concrete approach (to Interstate 90 Right-of-Way)
- 2 - Construct concrete circulation and parking paving (See Note 1 and Specification A-1)
- 3 - Construct concrete circulation and parking paving (6 over 4, See Specification A-2)
- 4 - Construct asphalt circulation and parking paving (See Specification A-3)
- 5 - Construct 24" x 36" curbing Stone
- 6 - Construct 24" x 36" curbing Stone
- 7 - Construct 24" x 36" curbing Stone with ADA Compliant Ramp on return
- 8 - Construct ADA Compliant 36" Access route from public St. (w/ ramps on return)
- 9 - Construct Type B Standard Curb and Gutter
- 10 - Construct Type B "Dumpy" Curb and Gutter
- 11 - Construct Standard Curb
- 12 - Construct 8" Tall, 8" Wide Lane curb
- 13 - Construct 12" x 12" Retain Concrete (See typical detail)
- 14 - Construct 12" x 12" Retain Concrete (See typical detail)
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- 99 - Construct 12" x 12" Retain Concrete (See typical detail)
- 100 - Construct 12" x 12" Retain Concrete (See typical detail)

Parking		
	Required	Provided
Waterpark (1,200 SF to 1,500 SF of pool) (Quantity depends on natural)	80	80
Hotel (100 Rooms at 100 sq. ft. each)	144	144
Convention Center (14,000 SF to 25,000 SF) + Convention center and Office building (100,000 SF)	229	135
Totals	453	359



Fisk Land Surveying & Consulting Engineers, Inc.
 1025 W. 10th St., Suite 100
 Rapid City, SD 57701
 (605) 342-1111
 www.fiskland.com



The Professional Engineer Seal is the property of the State of South Dakota and shall be used only for the project and in the name of the Engineer for whom it is issued.

Site Plan - Watiki Residence Inn & Waterpark
 Lot 1 Revised of Atlantis Subdivision, Lots 1 and 2
 of Davis Subdivision, Lot 1 of Tract E of W-100 Addition
 of Lot B of Lot 1 and Lot 2 of W-100 Subdivision,
 Rapid City & Box Elder, Pennington County, South Dakota

Surveyed by: [Signature]
 Date: 2/11/09
 Drawn by: [Signature]
 Date: 4/30/15
 Checked by: [Signature]
 Date: [Signature]

Site Plan
 1-60

Lot A
of Lot 1



NOTES

1. Contractor shall follow installation criteria for placement of storm sewer and roof drain apparatuses by Advanced Drainage Systems.
2. Contractor shall supply exterior downspouts for all roof areas locations and sufficient bends, elbows and tees to provide compatibility of components for the existing facility.
3. Contractor shall coordinate storm sewer installation with affected utilities for existing and proposed underground structures.
4. Grates and diameters in paved areas shall be traffic rated (N-20)

Fisk Land Surveying & Consulting Engineers, Inc.
 1027 14th Street, P.O. Box 100
 Rapid City, SD 57702
 (605) 342-1111 (Fax)
 (605) 342-1111 (Cell)
 (605) 342-1111 (Home)



The information herein is for the particular project and site and is not to be used for any other purpose. It is not to be construed as a warranty or guarantee of any kind. The user assumes all responsibility for the use of this information.

Site Plan - Watkins Residence Inn & Waterpark
 Lot 1 Revised of Atlantis Subdivision, Lots 1 and 2
 of Davis Subdivision, Lot 1 of Tract E of W-Y Addition
 and Lot B of Lot 1 and Lot 2 of Wal-East Subdivision,
 Rapid City & Box Elder, Pennington County, South Dakota

Surveyed by: M.B.E.
 Date: 9/11/07
 Drawn by: RHE
 Date: 7/29/13
 Checked by: JHF
 Residence
 1/29/13
 1/29/13
 1/29/13
 1/29/13
 1/29/13
 Project No:
 13-01-01
**Storm Sewer
 Layout**

LOADING DOCK
NEW CONV CENTER
 Fin Flr = 3155

RESIDENCE INN
 144 ROOMS - 144 SPACES

NEW INDOOR WATERPARK

Lot 2

Lo Quinto Inn

Fin Flr = 3170

Fin Flr = 3155

Fin Flr = 3155

Fin Flr = 3155

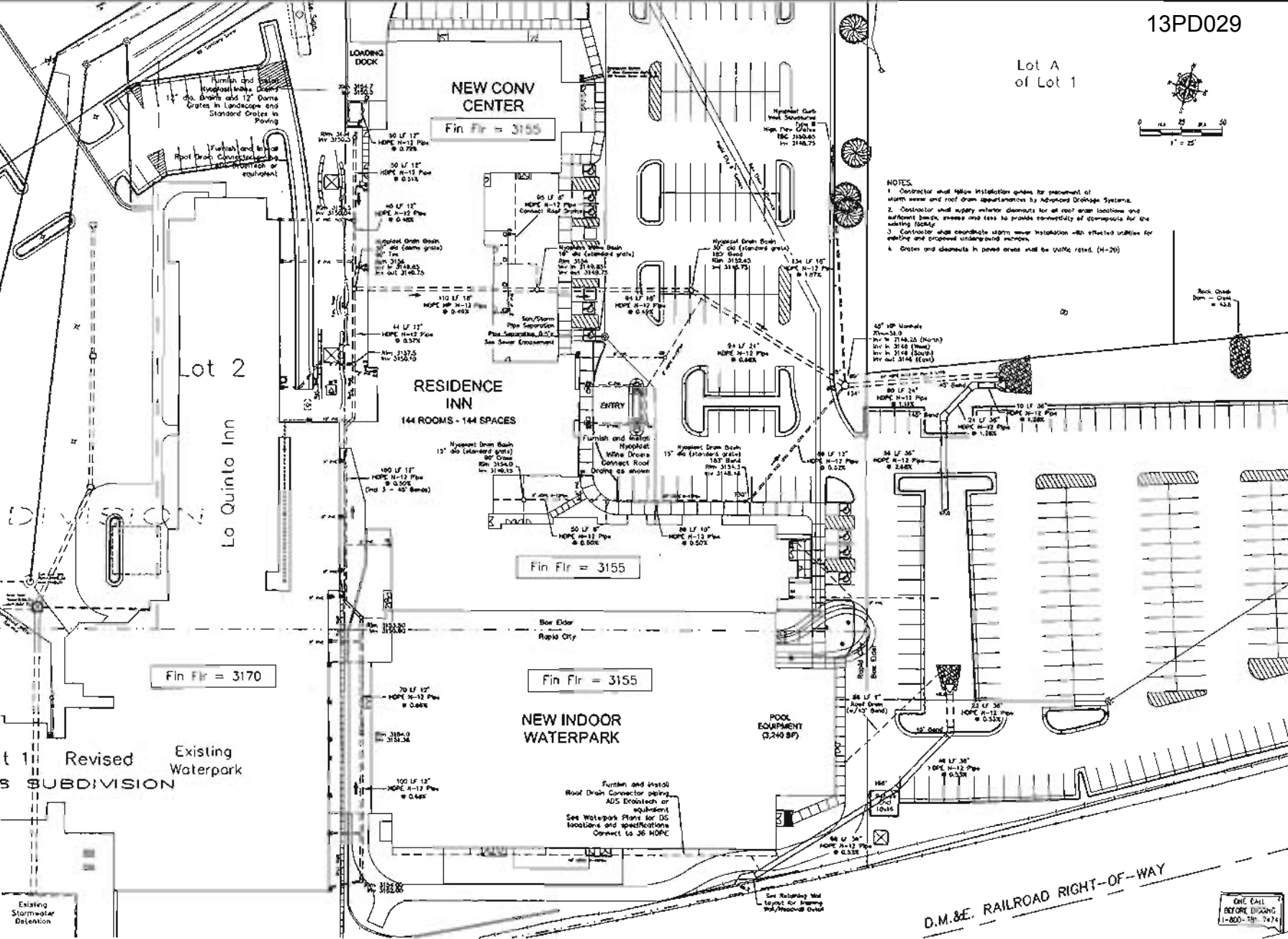
Revised
SUBDIVISION

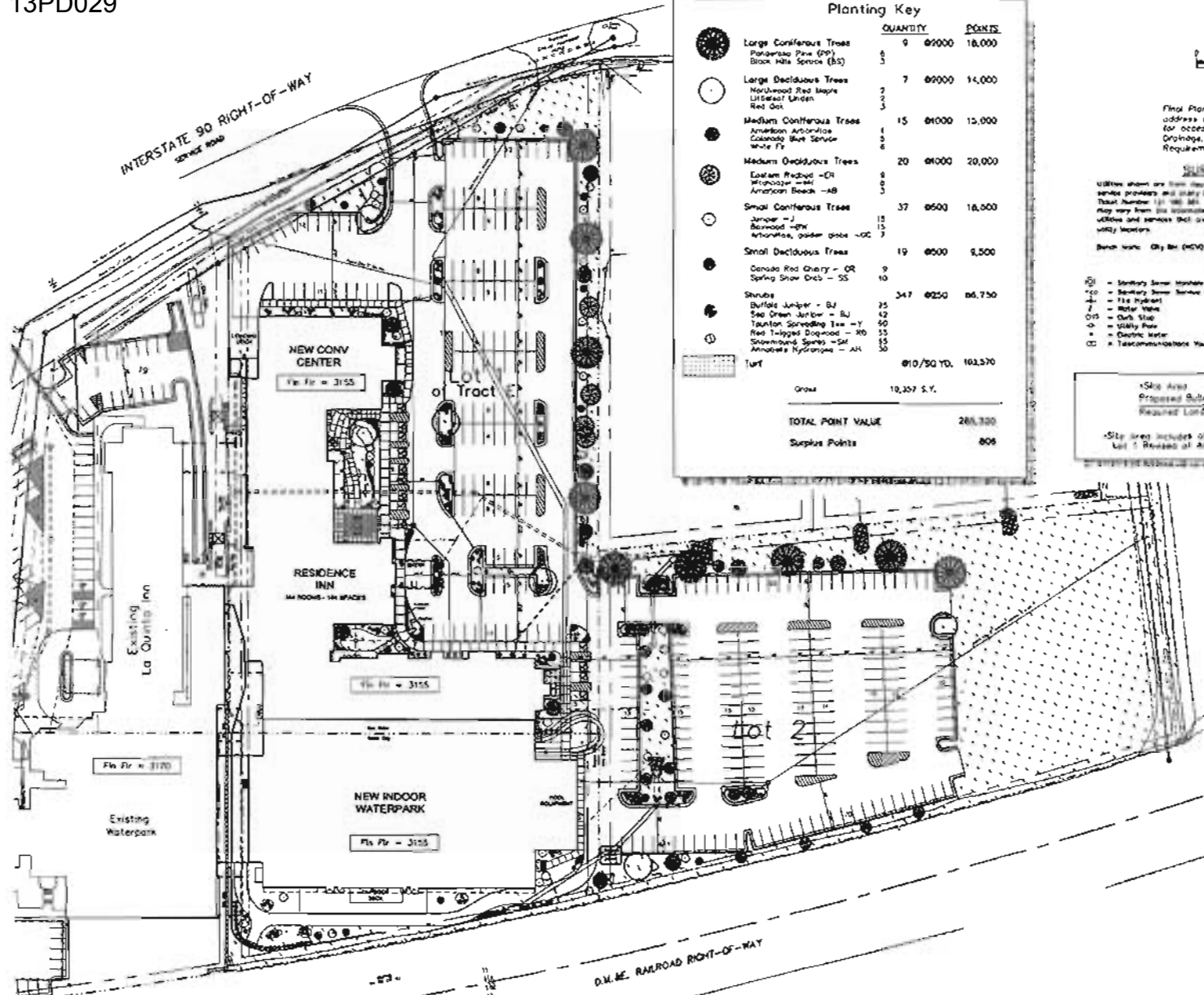
Existing
 Waterpark

Existing
 Stormwater
 Detention

D.M.&E. RAILROAD RIGHT-OF-WAY

CALL BEFORE DIGGING
 1-800-281-7474





Planting Key

	QUANTITY	POINTS
Large Coniferous Trees Ponderosa Pine (PP) Broom Hills Spruce (BS)	9	90000
Large Deciduous Trees Norfolk Red Maple Lilacleaf Linden Red Oak	7	60000
Medium Coniferous Trees American Arborvita Colorado Blue Spruce White Fir	15	60000
Medium Deciduous Trees Eastern Redbud -CR Microsor -MR American Beech -AB	20	60000
Small Coniferous Trees Juniper -J Balsam -BR Arbutus, Golden Globe -GG	37	6500
Small Deciduous Trees Canada Red Cherry -CR Spring Snow Oak -SS	19	6500
Shrubs Buffalo Juniper -BJ Sea Green Yarrow -BJ Taunton Spreading Tree -TY Red Tipped Dogwood -RD Shoebound Spirea -SS Amorpha Hydrangea -AH	347	6250
Turf	910/50 TD	163,750
Grand	18,397 S.Y.	
TOTAL POINT VALUE		285,300
Surplus Points		606



Final Planned Development to address cross use agreements for access, parking, utilities & drainage, & storm water quality requirements.

SURVEYOR'S NOTES

Utilities shown are from field inspection, locations provided by individual service providers and utility locates performed by South Dakota One Call. These numbers are for field use. The actual location of utilities and service lines may vary from the information shown hereon, the owner is liable for utility locations and service lines that are not marked or are incorrectly marked by utility locations.

Drawn to: City of (13PD029)

LEGEND

- ⊖ = Stationary Sewer Manhole (Elevated noted)
- ⊕ = Stationary Sewer Manhole (Elevated)
- ⊖ = Fire Hydrant
- ⊖ = Water Valve
- ⊖ = Dark Spot
- ⊖ = Utility Pole
- ⊖ = Electric Meter
- ⊖ = Telecommunication Vault
- ⊖ = Telecommunication Pedestal
- ⊖ = Natural Gas Meter
- ⊖ = Sign
- ⊖ = Mail Box
- ⊖ = Underground Electric
- ⊖ = Overhead Utility Line
- ⊖ = Underground Transmission
- ⊖ = Floor Drain Line
- ⊖ = Natural Gas Line

*Site Area	365,742 SF
Proposed Building Area	87,238 SF
Required Landscape Pits	264,504 Pits

*Site Area includes all of Lots 1 and 2, and a portion of Lot 1 Revised of Atlanta Subdivision.

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 1500 S. D. Ave., Suite 200
 Rapid City, SD 57701
 (605) 342-1333 (fax) (605) 342-1114 (cell)

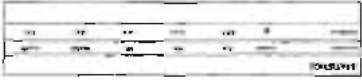


The information herein is prepared by the engineer and is for the use of the client only. It is not to be used for any other purpose without the written consent of the engineer.

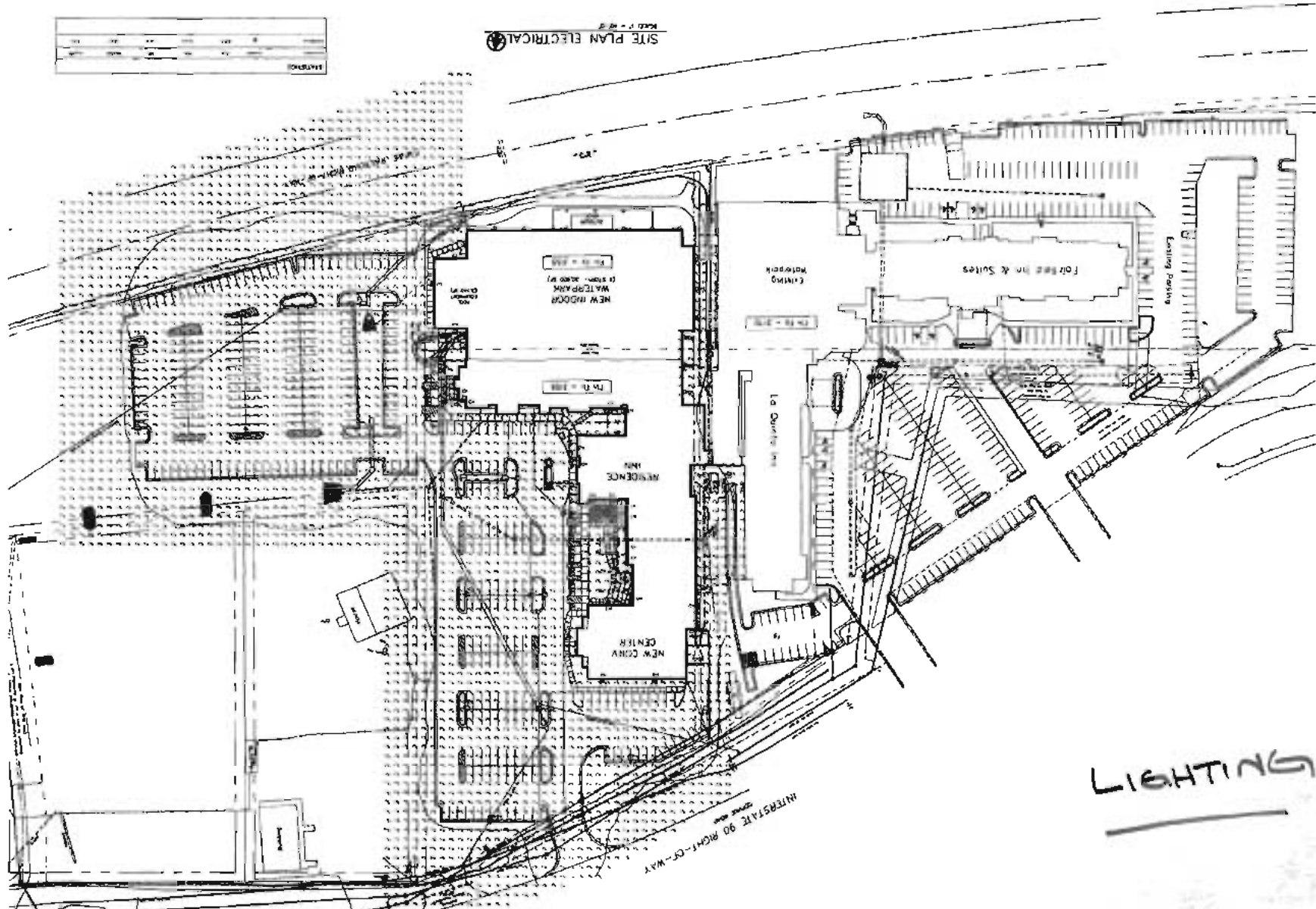
Site Plan - Watiki Residence Inn & Waterpark
 Lot 1 Revised of Atlanta Subdivision, Lots 1 and 2 of Davis Subdivision, Lot 1 of Tract 2 of W-Y Addition and Lot B of Lot 1 and Lot 2 of Wolf-East Subdivision, Rapid City & Box Elder - Pennington County, South Dakota

Surveyed by: M.B.
 Date: 9/11/07
 Drawn by: BRF
 Date: 4/30/13
 Checked by: M
 1/27/13
 4/30/13
 7/28/13
 8/1/13
 8/1/13
 8/1/13

ONE CALL
 BEFORE DIGGING
 1-800-781-7474



SITE PLAN ELECTRICAL



LIGHTING

INTERSTATE 90 RIGHT-OF-WAY

PRELIMINARY PLANS NOT FOR CONSTRUCTION

WATTKI
RESIDENCE INN & WATERPARK 3000' SW/200'

ADDI Architectural Design Consultants, Inc.
3010 Chesapeake Blvd., Suite 200
Chesapeake, VA 23041
Phone: (800) 224-4139