N87° 30' <u>07"</u>E _INSTALL LEVEL SPREADER PER DETAIL ON SHEET 2 TAPER SWALE TO LEVEL GRADE AT THE OUTFALL INTO LEVEL SPREADER $_d_{50} = 6$ " COBBLE OR RIP-RAP ESTABLISH DRAINAGE SWALE N09° 14' 06"W _TAPER SWALE TO LEVEL GRADE AT THE OUTFALL INTO LEVEL SPREADER $d_50 = 6$ " COBBLE NEW GAS SERVICE -LINE FOR FIRE NEW GAS SERVICE BY ATMOS ENERGY _ELEC AND COMMS SERVICE CONDUIT N55° 15' p4"W_ FOUND 1-1/2" ALUMINIUM CAP ON #5 REBAR, PLS-29039 MOVED ARCHITECTURAL LAYOUT PROPERTY LINE 0.2' BELOW GROUND 10' SIDE SETBACK & 10' DRAINAGE & UTILITY EASEMENT RECEPTION NO. 795570 FILE NO. 14367 (TC 10) 148.63 DRAINAGE-9X18 PRKG SPACE, (4 TYP) FFE=7058.68 25' FRONT SETBACK (ACCESSORY BLDG) 1" CURB STOPS-25 LF 1" TYPE K Cu__ WATER SERVICE PEDESTALS NEW GAS SERVICE 15' UTILITY, DRAINAGE, TO BE INSTALLED-=AND SNOW REMOVAL BY ATMOS ENERGY AND SNOW STORAGE EASEMENT 10' SIDE SETBACK & 10' DRAINAGE & UTILITY EASEMENT RECEPTION NO. 795570 FILE NO. 14367 (TC 10) FOUND $1-\frac{1}{2}$ " ALUMINIUM CAP ─ON #5 REBAR, PLS-29039 23.19 0.2' BELOW GROUND 50 LF 1" TYPE K Cu_ WATER SERVICE ELEC & CÓMMS_ PEDESTALS FOUND 1-½" ALUMINIUM CAP DRIVEWAY ALIGNMENT ON #5 REBAR, PLS-29039 SEE PROFILE FLUSH BELOW GROUND EXISTING_ EOA EX EOA OF QUEENS _LANE CUL-DE-SAC GAS SERVICE LINE -BASED ON DISCUSSIONS WITH ATMOS ENERGY

IMPROVEMENT LOCATION CERTIFICATE Lot 3, Eagle's Vista Subdivision

LOCATED IN THE SW $\frac{1}{4}$ SE $\frac{1}{4}$ SECTION 6, TOWNSHIP 6 NORTH, RANGE 84 WEST OF THE 6TH P.M., STEAMBOAT SPRINGS, **ROUTT COUNTY, COLORADO**

NOTES:

1) AN IMPROVEMENT LOCATION CERTIFICATE AND FOUNDATION LOCATION CERTIFICATE OF LOT 3, EAGLE'S VISTA SUBDIVISION ACCORDING TO THE FINAL PLAT RECORDED AT FILE NO. 14491 RECEPTION NO. 822047 OF ROUTT COUNTY RECORDS ON MARCH 18, 2021.

2) FIELD SURVEYING COMPLETED OCTOBER 16, 2022.

3) THIS CERTIFICATE DOES NOT CONSTITUTE A TITLE SEARCH BY FOUR POINTS SURVEYING AND ENGINEERING, INC. TO DETERMINE OWNERSHIP OR EASEMENTS OF RECORD. FOR ALL INFORMATION REGARDING EASEMENTS, RIGHTS-OF-WAY, OR TITLE OF RECORD FOUR POINTS SURVEYING AND ENGINEERING, INC. RELIED UPON THE FINAL PLAT OF EAGLES VISTA

4) LOCATES FOR UTILITIES WERE NOT REQUESTED OR OBTAINED BY FOUR POINTS SURVEYING AND ENGINEERING, INC. IN CONJUNCTION WITH THIS SURVEY. UTILITY LOCATES SHOULD BE OBTAINED PRIOR TO PERFORMING ANY WORK IN THE REFERENCED AREA.

5) PROPERTY CORNERS FOUND AS SHOWN HEREON.

I HEREBY CERTIFY THAT THIS IMPROVEMENT LOCATION CERTIFICATE AND FOUNDATION LOCATION WAS PREPARED FOR STEAMBOAT SUNLIGHT HOLDINGS, LLC AND LAND TITLE GUARANTEE COMPANY THAT IT IS NOT A LAND SURVEY PLAT, AND THAT IT IS NOT TO BE OTHER FUTURE IMPROVEMENT LINES. THIS CERTIFICATE IS VALID ONLY FOR USE BY STEAMBOAT SUNLIGHT HOLDINGS, LLC AND LAND TITLE GUARANTEE COMPANY AND LAND TITLE GUARANTEE COMPANY AND DESCRIBES THE PARCELS APPEARANCE ON OCTOBER 28, 2022.

I FURTHER CERTIFY THAT THE IMPROVEMENTS ON THE ABOVE DESCRIBED PARCEL ON THIS DATE, OCTOBER 28, 2022 EXCEPT UTILITY CONNECTIONS, ARE ENTIRELY WITHIN THE BOUNDARIES OF THE PARCEL, EXCEPT AS SHOWN, THAT THERE ARE NO ENCROACHMENTS UPON THE DESCRIBED PREMISES BY IMPROVEMENTS ON ANY ADJOINING PREMISES, EXCEPT AS INDICATED, AND THAT THERE IS NO APPARENT EVIDENCE OR SIGN OF ANY EASEMENT CROSSING OR BURDENING ANY PART OF SAID PARCEL, EXCEPT AS NOTED HEREON.

WALTER N, MAGILL, PLS 38024 PROFESSIONAL LAND SURVEYOR

	LEGEND
	PROPERTY BOUNDARY
	ADJACENT PROPERTY BOUNDARY
	EXISTING EASEMENT
	EXISTING EDGE OF ASPHALT
	EXISTING 1' CONTOUR
	EXISTING 5' CONTOUR
	CENTER LINE OF DITCH
xwxw	EXISTING WATER LINE
—xsxsxs	EXISTING SEWER LINE
XEXEXE	EXISTING UNDERGROUND ELECTRICAL
XTXTXT	EXISTING UNDERGROUND TELEPHONE
xx	EXISTING WOOD FENCE
	EXISTING CONCRETE PAVING
	EXISTING BUILDINGS
	BUILDING TIES
	BUILDING SETBACK

<u>ANNOTATIONS:</u> BOW BOTTOM OF WALL CENTERLINE COMMS COMMUNICATIONS FLEVATION ELECTRICAL

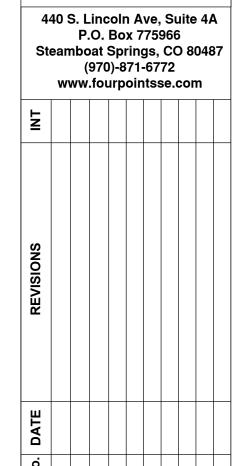
EDGE OF ASPHALT EXISTING FLARED END SECTION FINISHED FLOOR ELEVATION LINEAR FEET/FOOT INVERT

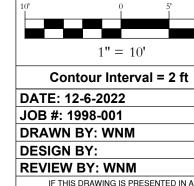
PLANTING AREA RIGHT OF WAY PROPOSED TOW TYP TOP OF WALL

TYPICAL RECEIVING PERVIOUS AREA

NOTICE: ACCORDING TO COLORADO LAW YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU FIRST DISCOVER SUCH DEFECT. IN NO EVENT, MAY ANY ACTION BASED UPON ANY DEFECT IN THIS SURVEY BE COMMENCED MORE THAN 10 YEARS FROM THE DATE OF CERTIFICATION SHOWN HEREON.







Horizontal Scale

IF THIS DRAWING IS PRESENTED IN A FORMAT OTHER THAN 24" X 36", THE GRAPHIC SCALE SHOULD BE UTILIZED.

SHEET#