

EXISTING CONDITIONS Lot 3, Eagle's Vista Subdivision LOCATED IN THE SW ¹/₄ SE ¹/₄ SECTION 6, TOWNSHIP 6 NORTH, RANGE 84 WEST OF THE 6TH P.M., STEAMBOAT SPRINGS, ROUTT COUNTY, COLORADO

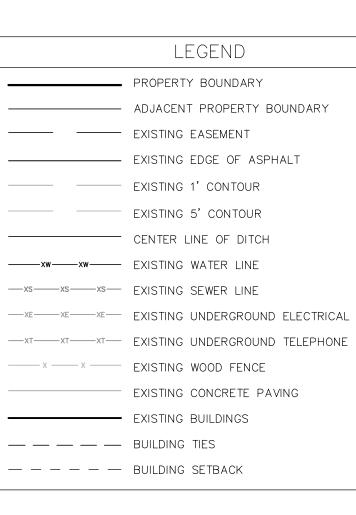
NOTES:

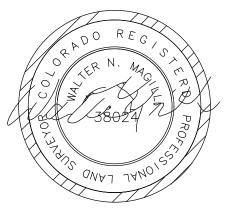
1) EXISTING CONDITIONS OF LOT 3, EAGLE'S VISTA SUBDIVISION ACCORDING TO THE FINAL PLAT RECORDED AT FILE NO. 14491 RECEPTION NO. 822047 OF ROUTT COUNTY RECORDS ON MARCH 18, 2021.

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 SUBDIVISION.

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.





2) FIELD SURVEYING COMPLETED JANUARY 18, 2025.

City of Steamboat Springs Planning Department Approved Plan Set 04/01/2025 tstauffer

ANNOTATIONS:

BOW Cl	BOTTOM OF WALL CENTERLINE
	COMMUNICATIONS
EL	ELEVATION
ELEC	ELECTRICAL
EOA	EDGE OF ASPHALT
EX	EXISTING
FES	FLARED END SECTION
FFE	FINISHED FLOOR ELEVATION
LF	LINEAR FEET/FOOT
INV	INVERT
P/A	PLANTING AREA
R	RADIUS
ROW	RIGHT OF WAY
PR	PROPOSED
TOW	TOP OF WALL
TYP	TYPICAL
RPA	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.

	SURVEYING HOINTS		
	40 S. Lincoln Ave, Suite 4A P.O. Box 775966 eamboat Springs, CO 80487 (970)-871-6772 www.fourpointsse.com		
REVISIONS			
No. DATE			
LOT 3, EAGLE'S VISTA SUBDIVISION 1859 RIVER QUEEN LANE STEAMBOAT SPRINGS, CO 80487			
10'	Horizontal Scale		
JOB DRA DES REV	Contour Interval = 2 ft E: 2-19-2025 #: 1998-001 WN BY: WNM IGN BY: IEW BY: WNM THIS DRAWING IS PRESENTED IN A MAT OTHER THAN 24" X 36", THE APHIC SCALE SHOULD BE UTILIZED.		
<u>o</u> DRAWING:	HEET #		