



EXISTING CONDITIONS LEGEND:

PROPERTY BOUNDARY	
ADJACENT PROPERTY BOUNDARY	
EASEMENT	
SECTION LINE	
CENTERLINE	
PROPERTY MONUMENT	
SECTION CORNER	
BUILDING	
ROOF LINE/OVERHANG	
DECK	
WALL	
FENCE	
MAJOR CONTOUR	
MINOR CONTOUR	
ASPHALT	
CONCRETE	
GRAVEL	
SIGN	
SANITARY SEWER LINE MARKER MANHOLE AND CLEANOUT	
SEPTIC TANK LID AND VENT PIPE	
WATER LINE MARKER, FIRE HYDRANT GATE VALVE, CURB STOP & METER	
FIRE DEPT. CONNECTION, YARD HYDRANT, VENT PIPE, WATER MANHOLE AND WELL	
GAS LINE MARKER, VALVE, MANHOLE/VAULT, METER AND SHUTOFF	
PROPANE TANK (BURIED)	
CABLE LINE MARKER, VAULT AND PEDESTAL	
DUCT BANK	
SATELLITE DISH	
FIBER OPTIC LINE MARKER, VAULT & PEDESTAL	
TELEPHONE LINE MARKER, VAULT, PEDESTAL AND MANHOLE	
ELECTRIC LINE MARKER, TRANSFORMER, METER AND SECONDARY PEDESTAL	
ELECTRIC MANHOLE, OUTLET, GENERATOR AND JUNCTION BOX	
LIGHT POLE, STREET LIGHT, TRAFFIC SIGNAL, TRAFFIC CONTROL VAULT AND CABINET	
OVERHEAD UTILITY LINE GUY POLE, UTILITY POLE & GUY WIRE	
EDGE OF WATER	
DITCH/SWALE	
CULVERT W/ END SECTIONS	
STORM MANHOLE, MANHOLE INLET, GRATE INLET AND CURB INLET	
AIR CONDITIONER, MAILBOX, NEWSTAND, TRASH CAN, MISC. MANHOLE	
BOLLARD, BOLLARD FLAG POLE AND DELINEATOR	
STUMP, BOULDER AND IRRIGATION VALVE BOX	
CONFEROUS AND DECIDUOUS TREE (SCALED TO APPROXIMATE DRILLPINE)	
CONFEROUS AND DECIDUOUS SHRUB (SCALED TO APPROXIMATE DRILLPINE)	

EASEMENT LEGEND:

100	BOOK 412, PAGE 341: ENTRYWAY EASEMENT
101	BOOK 412, PAGE 343: ACCESS EASEMENT
102	RECEPTION NO. 692162: SKI EASEMENT
103	BOOK 532, PAGE 788: 10' ELECTRIC EASEMENT
104	BOOK 554, PAGE 616: MUTUAL GRANT OF EASEMENT (ACCESS & UTILITY)
105	RECEPTION NO. 522146: BURGESS CREEK EASEMENT
106	RECEPTION NO. 524547: INGRESS-EGRESS, UTILITY, AND SKI EASEMENT
107	BOOK 634, PAGE 49: 10' PEDESTRIAN AND BICYCLE PATH EASEMENT
108	BOOK 560, PAGE 396: MULTIPLE EASEMENTS (STORM, SANITARY & SKI)
109	RECEPTION NO. 539136: TURNAROUND LICENSE AREA
110	RECEPTION NO. 543179: SEWER EASEMENT
111	RECEPTION NO. 543176: EXHIBIT EASEMENT LANDS
112	RECEPTION NO. 539534: STORM SEWER EASEMENT
113	RECEPTION NO. 817314: ELECTRIC EASEMENT
114	RECEPTION NO. 711036: PUBLIC IMPROVEMENTS EASEMENT
115	SPIRES DITCH NO. 1: F325

CALL UTILITY NOTIFICATION CENTER OF
COLORADO



Know what's below.
Call before you dig.

CALL 2 BUSINESS DAYS IN ADVANCE BEFORE YOU DIG, GRADE, OR EXCAVATE FOR THE MARKING OF UNDERGROUND MEMBER UTILITIES.

LANDMARK
CONSULTANTS, INC.
CIVIL ENGINEERS | SURVEYORS

141 9th Street - P.O. Box 774943, Steamboat Springs, CO 80477
(970) 871-9494 ~ www.LANDMARK-CO.com

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**REVIEW
SET**
NOT FOR CONSTRUCTION

[illegible]

PROJECT:	2633-003
DATE:	3/15/2024
CONTACT:	Erik Griepentrog
EMAIL:	erikg@landmark-co.com

Preliminary Plat Thunderhead Beach d Easement Exhibit

Proposed Easement Exhibit

SHEET

C.711