

DRAWING FILENAME: P:/2387-008/DWGs/Production Drawings/Development Plan/2387-008-DP-C.003-Existing Conditions.dwg LAYOUT NAME: C.003 DATE: Mar 03, 2025 - 3:52pm CAD OPERATOR: micah LIST OF XREFS: /2387-008-Xenavi (2387-008-Kexisti (2387-008-Kexist-Hatch) (2387-008-Kexist-Hatch) (2387-008-Kexisti (2387-008-Kexisti (2387-008-Kexisti (2387-008-Kexisti (2387-008-Kexist) (2387-008-Kexisti (2387-008-Kexisti (2387-008-Kexisti (2387-008-Kexisti (2387-008-Kexist-Hatch) (2387-008-Kexisti (2387-008-Kexist) (2387-008-Kexisti (2387-008-Kexist) (2387-008-Kexisti (2387-008-Kexist) (2387-008-Kexisti (2387-008-Kexist) (2387-008-Kexisti (2387-008-Kexist-Hatch) (2387-008-Kexist-Hatch) (2387-008-Kexist) (2387-008-Kexist-Hatch) (2387-008-Kexist

30	0 (IN FEET) 1 IN. = 30 FT.	60 90		CONSULTANTS. INC.	CIVIL ENGINEERS   SURVEYORS 774943. Steamboat Springs. CO 80477
					CIV Box 7749
					A Od~
PROPERTY MONUMENT					Street ~
SECTION CORNER WALL		↔ x x x x		Ĺ	L   #
MAJOR CONTOUR		6800	These	e drawings	s are instrumer
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GRAVEL					by of Landr ants, I
SIGN SANITARY SEWER LINE MA	RKER	s xs@xsxs@xs			/1 - 1
MANHOLE AND CLEANOUT SEPTIC TANK LID AND VEN	ΓΡΙΡΕ	w © Ø	R	ΈV	/IEV
WATER LINE MAKER, FIRE I GATE VALVE, CURB STOP 8		₩XW_ <del>_</del> XWXWXWXWXWXWX		S	ET
GAS LINE MARKER, VALVE, METER AND SHUTOFF	MANHOLE/VAULT,	с С С С С С С С С С С С С С С С С С С С	N		ONSTRUCTIO
CABLE LINE MARKER, VAUL	.T AND PEDESTAL				
FIBER OPTIC LINE MARKER					
PEDESTAL AND MANHOLE ELECTRIC LINE MARKER, T					
METER AND SECONDARY F LIGHT POLE, STREET LIGH	PEDESTAL I, TRAFFIC SIGNAL	₩XE_ <b>_</b> XEXEXE <u>KEM</u> _XE <u>K</u>			
TRAFFIC CONTROL VAULT	AND CABINET				
GUY POLE, UTILITY POLE & EDGE OF WATER	GUY WIRE				
DITCH/SWALE	6	N4			
OHXOH CULVERT W/ END SECTION STORM MANHOLE, MANHOU	LE INLET,				
GRATE INLET AND CURB IN CONIFEROUS AND DECIDU					
(SCALED TO APPROXIMATE	DRIPLINE)				
CONIFEROUS AND DECIDU (SCALED TO APPROXIMATE					
NOTES:					
1. FIELD SURVEYING COMPL CONSTRUCTION.	ETED AUGUST 28, 2023. AS OF TH	HAT DATE, THE SITE WAS UNDER			
MONUMENTED AS SHOWN	EASTERLY BOUNDARY LINE OF T I HEREON AND BEARING S24°29'1	THE SUBJECT PROPERTY, BEING 19"E PER THE PLAT OF STEAMBOAT			
		LANDMARK CONSULTANTS, INC. TO	NOIT		
EFFECTIVE DATE: 8/18/202	3, AT 5:00 P.M., PREPARED BY LA	IMITMENT ORDER NO. ABS30031073-2, ND TITLE GUARANTEE COMPANY WAS ENTS OF RECORD, RIGHTS-OF-WAY AND	DESCRIPTION		
TITLE OF RECORD.			BX:		
	NUMENT OR ACCESSORY, COMM	FACES ANY PUBLIC LAND SURVEY ITS A CLASS TWO (2) MISDEMEANOR			
5. THE MEASURED DISTANCE	ES SHOWN HEREON ARE IN U.S. S	SURVEY FEET.	DATE:		
		DETERMINED TO BE OUTSIDE THE 0.2% .E.MA. FLOOD INSURANCE RATE MAP			
	TH AN EFFECTIVE DATE OF FEBR		Ŷ		
HEREON PER ONE OR MO	RE OF THE FOLLOWING; VISIBLE	RGROUND IMPROVEMENTS ARE SHOWN AND APPARENT SURFACE EVIDENCE,		2387-008 03/03/25	Griepentrog 1ark-co.com
SERVICES, PRIVATE UNDE OF SHOWING UNDERGRO	RGROUND LOCATING SERVICES	ROVIDED BY COLORADO 811 ONE CALL ;, OR GIS INFORMATION. ANY METHOD OMBINATION THEREOF, MAY NOT		236 03	ar Gri
ACCURATE LOCATIONS FO	OR UNDERGROUND IMPROVEMEN	. UNDERGROUND IMPROVEMENTS. IF NTS ARE REQUIRED, THEY WILL HAVE TO S. LANDMARK CONSULTANTS, INC. AND			Erik g@landm
THE SURVEYOR OR ENGIN	NEER OF RECORD SHALL NOT BE	,		ECT:	U U
	N TO BOOKS, PAGES, FILES AND E RECORDS OF ROUTT COUNTY, 1	RECEPTION NUMBERS ARE TO PUBLIC COLORADO.		PROJECT: DATE:	CONTACT: EMAIL: e
	,	OF 87,631 SQUARE FEET OR 2.01			
ACRES.					
	HEREON PER THE PLAT OF STEA \$7173 IN THE ROUTT COUNTY RE(	AMBOAT BASECAMP, AS RECORDED CORDS.			
12. SITE ADDRESS: 1901 CUR	VE PLAZA AND 1950 CURVE COUF	۲۲			
13. DUE TO ONGOING CONST RECOVERED OR SET.	RUCTION ACTIVITY INTERIOR LOT	T CORNER MONUMENTS WERE NOT			ŝ
14. CONTOUR INTERVAL = 1 F	оот			lle	ů,
ND PROPERTY DESCRIPTION:				al u	tio
LOTS 2 AND 3,				Aparımenıs	onditions
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	(C.003): All existing				č
	conditions plans sha be signed and seale	all			sti
	by PE or PLS.			basecamp	Existing
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XW					
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				S⊦	HEET
		Know what's below			
		Know what's below. Call before you dig.			<sup>HEET</sup>