



RECOVERED B.L.M BRASS CAP MONUMENT



SET 30" ALUMINUM MONUMENT WITH 3 1/4" CAP




SET 5/8" x 30" REBAR WITH 1 1/4" PLASTIC CAP
AT ALL OTHER CORNERS

C I INDICATES CURVE TABLE IDENTIFIER

T I INDICATES TANGENT TABLE IDENTIFIER

— -- — INDICATES MEANDER LINE

 INDICATES SECTION LINE EASEMENT TO BE
VACATED

NOTES (APPLIES TO ALL SHEETS)

1. THERE SHALL BE A 15 FOOT UTILITY EASEMENT ALONG ALL ROAD R.O.W. LINES WITHIN THE ADJOINING LOT OR TRACT.
2. A BUILDING SETBACK OF 20 FEET IS REQUIRED FROM ALL STREET RIGHT-OF-WAYS UNLESS A LESSER STANDARD IS APPROVED BY RESOLUTION OF THE PLANNING COMMISSION.
3. ALL LANDS ENCOMPASSED BY THIS SURVEY ARE SUBJECT TO A FIFTY FOOT WIDE ACCESS EASEMENT ALONG THE MEAN HIGH WATER OR ORDINARY HIGH WATER OF ANY WATER FRONTAGE OF ANY SORT.
4. THE MEANDERS SHOWN HEREON ARE FOR AREA COMPUTATION PURPOSES ONLY AND THE TRUE MEANDERS OF MEAN HIGH WATER FORM THE BOUNDARIES OF THE LOTS OR TRACTS.
5. A SECTION LINE EASEMENT VACATION PLAT WILL BE FILED AFFECTING CERTAIN LOTS WITHIN THIS SUBDIVISION.
6. THE BASIS OF BEARINGS FOR THIS SURVEY IS THE SECTION LINE COMMON TO THE SE1/4 OF SECTION 1 AND THE NE1/4 OF SECTION 12, T17S, R46W, SM. AK. AS SHOWN ON THE OFFICIAL B.L.M. TOWNSHIP MAP FOR SAID SECTIONS.
7. THE STATE OF ALASKA, DEPARTMENT OF ENVIRONMENTAL CONSERVATION (D.E.C.) HAS APPROVED ALL LOTS WITHIN THIS SUBDIVISION FOR ON-SITE WATER AND SEWER SERVICES SUBJECT TO INSTALLATION OF THOSE SERVICES TO D.E.C. STANDARDS AND REQUIREMENTS. NO PRESSURIZED WATER SYSTEMS SHALL BE INSTALLED ON ANY LOT WITHIN THIS SUBDIVISION UNTIL D.E.C. APPROVES THE CORRESPONDING WASTE DISPOSAL SYSTEM.
8. NO SEPTIC SYSTEM SHALL BE PLACED ANY CLOSER THAN 100 FEET FROM ANY WATER WELL OR WATERBODY.