

NOTES:

- 1) There may be federal, state and local requirements governing land use. It is the responsibility of the individual property owner to obtain a determination of whether such requirements apply to the development of the parcels shown.
- 2) A 100' Foot separation must be maintained between water bodies and on-site septic systems.
- 3) All lots have a minimum of 40,000 square feet of "useable area" as defined by 16.25.280
- 4) A water table of shallow to moderate depth may be encountered in lower portions of this subdivision. Depending on specific siting of wastewater disposal systems, a shallow type system may be required in order to achieve the four foot separation from the bottom of the system to the seasonal high water table.
- 5) "Silty" or "Tight" soils may be encountered in portions of this subdivision. If these are encountered, it is recommended that a percolation test be performed by a Professional Engineer in order to properly size the sewer (soil absorption) system.

LEGEND



B.L.M. or G.L.O. Brass Cap Monument found



3" Aluminum Cap monument set this survey

All other corners are 5/8" x 30" rebar set the survey unless otherwise noted.

(NR) - Denotes, "Not Radial"

WATER SUPPLY AND SEWAGE DISPOSAL

No individual water supply or sewage disposal system shall be permitted on any lot unless such system is located, constructed and equipped in accordance with the requirements, standards and recommendations of the State of Alaska, Department of Environmental Conservation which govern those systems.