

Final Plat COMMUNITY CENTER SUBDIVISION

A Resubdivision of Lots 1 thru 8 - Block 5, Lots 6 & 7 - Block 10

and Portions of the Platted Bitter Creek Channel
All in the North Addition to the City of Rock Springs
Located in the Southwest Quarter of the Southeast Quarter - Section 26
and the Northwest Quarter of the Northeast Quarter - Section 35,
Resurvey Township 19 North, Range 105 West, Sixth Principal Meridian,
Sweetwater County, Wyoming

Statement of Surveyor

I, do hereby certify that I am a registered land surveyor licensed under the laws of the State of Wyoming, that this plat is a true, correct, and complete plat of the COMMUNITY CENTER SUBDIVISION as laid out, platted, dedicated, and shown hereon, that such plat was made from an accurate survey of said property by me and under my supervision and correctly shows the location and dimensions of the lots, easements, and streets of said subdivision as the same are staked upon the ground in compliance with the City of Rock Springs' regulations governing the subdivision of land to an accuracy of one (1) part in ten thousand (10,000).



STATE OF WYOMING
COUNTY OF SWEETWATER

The foregoing instrument was acknowledged before me by KENT FELDERMAN as a free and voluntary act, this 19th day of July, 2018.

Witness my hand and official seal:

Kent Felderman
Notary Public

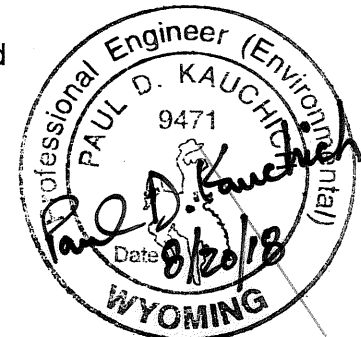
My Commission Expires: 3-01-2020



Certificate of Review Department of Engineering and Operations

Data on this plat reviewed this 20th day of August, 2018 by a Licensed Professional Engineer on behalf of the Department of Engineering and Operations of the City of Rock Springs, Wyoming.

Paul Kauchich
Paul Kauchich
Licensed Professional Engineer



Certificate of Approval City of Rock Springs Planning and Zoning Commission

This plat approved by the City of Rock Springs Planning and Zoning Commission this 13th day of June, A.D., 2018.

Stephen A. Altman
Chairman

Attest: *Stephanie A. Altman*
Secretary

Certificate of Acceptance and Approval City Council of the City of Rock Springs

Approved by the City Council of the City of Rock Springs, Wyoming, this 7th day of August, A.D., 2018.

This plat is the resubdivision of Lots 1 through 8 - Block 5, Lots 6 and 7 - Block 10, and portions of the former Bitter Creek channel, ALL as platted in the North Addition to the City of Rock Springs, as recorded in the Book of Plats, Page _____ in the Office of the Sweetwater County Clerk. ALL EARLIER PLATS OR PORTIONS THEREOF, ENCOMPASSED BY THE BOUNDARIES OF THIS PLAT ARE HEREBY VACATED.

Carl Demshar
Mayor

Attest: *Matthew S. McBurnett*
City Clerk

Floodplain Statement

THIS SUBDIVISION IS LOCATED IN THE ONE HUNDRED YEAR FLOODPLAIN AND/OR FLOODWAY DESIGNATION AS DEFINED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY.

Mined Areas Statement

TRACT 'B' OF THIS SUBDIVISION LOCATED OVER KNOWN MINED AREAS.

Land Detail

This subdivision contains a total of 1 Lot, two Tracts and includes 0.109 Acres of street rights-of-way

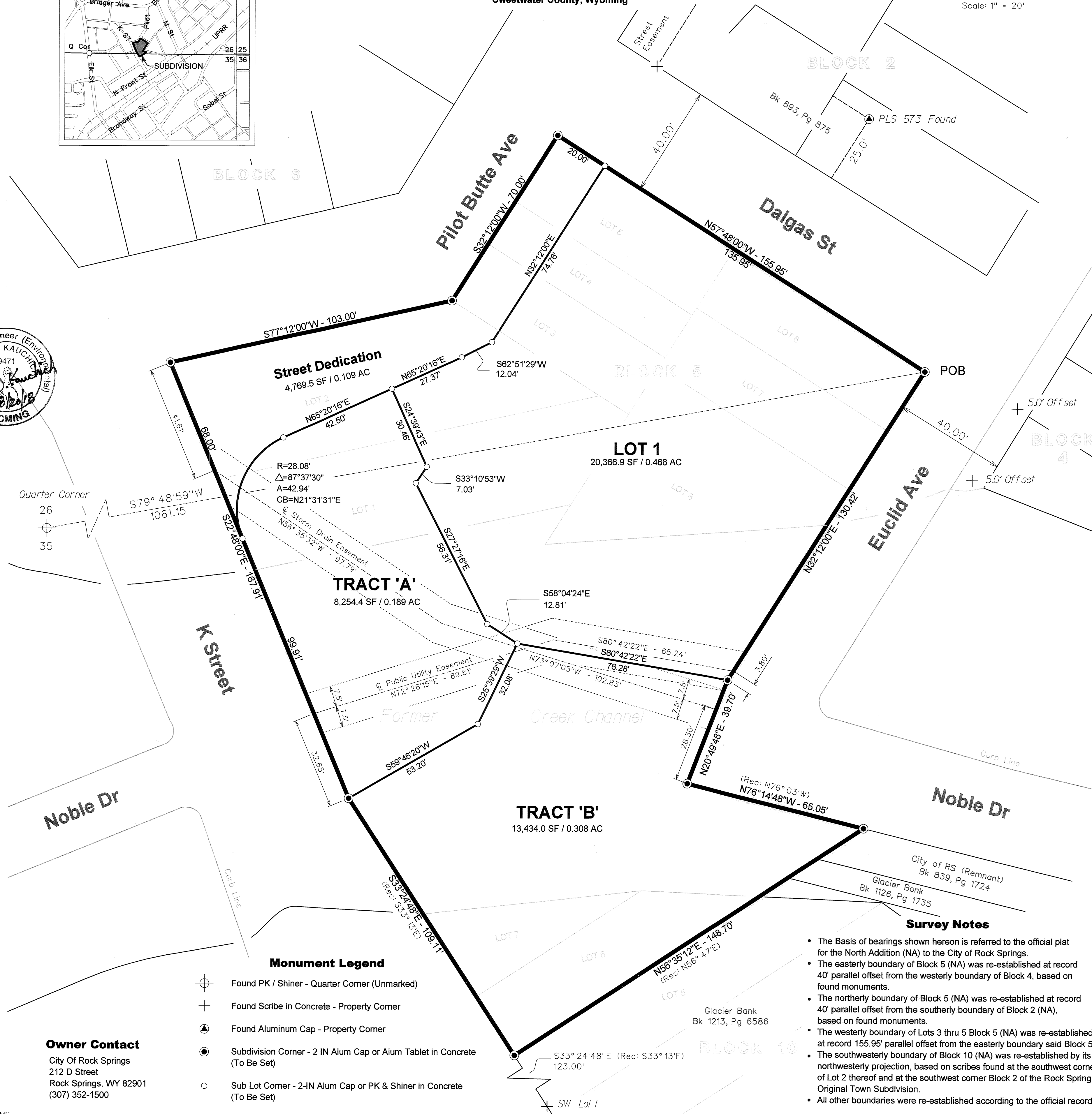
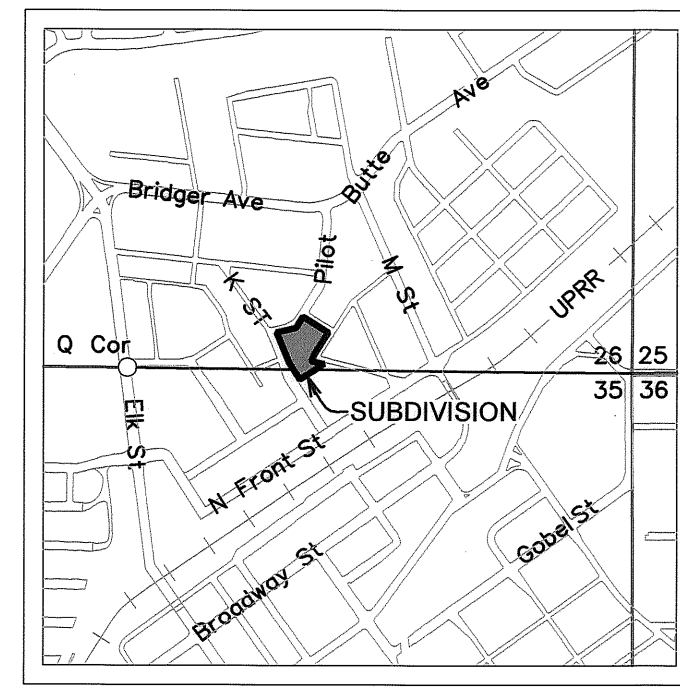
Owner Contact

City Of Rock Springs
212 D Street
Rock Springs, WY 82901
(307) 352-1500

Monument Legend

- ⊕ Found PK / Shiner - Quarter Corner (Unmarked)
- + Found Scribe in Concrete - Property Corner
- ▲ Found Aluminum Cap - Property Corner
- Subdivision Corner - 2 IN Alum Cap or Alum Tablet in Concrete (To Be Set)
- Sub Lot Corner - 2-IN Alum Cap or PK & Shiner in Concrete (To Be Set)

Vicinity Map



Scale: 1" = 20'

Certificate of Dedication

Know all men by these presents that the undersigned the CITY OF ROCK SPRINGS, a Municipal Corporation of the State of Wyoming, being the owner proprietor, or party of interest in the land shown in this plat, does hereby certify:

That the foregoing plat designated as COMMUNITY CENTER SUBDIVISION, is located in the Southwest Quarter of the Southeast Quarter, Section 26, Resurvey Township 19 North, Range 105 West and in the Northwest Quarter of the Northeast Quarter, Section 35, Resurvey Township 19 North, Range 105 West of the 6th Principal Meridian, City of Rock Springs, Sweetwater County, Wyoming, comprised of Lots 1 through 8 - Block 5 in the North Addition to the City of Rock Springs, the official plat thereof being of record on Page 37 in the Book of plats in the Office of the Sweetwater County Clerk, Lots 6 and 7 - Block 10 in said North Addition, and portions of the former Bitter Creek channel as platted therein and is more particularly described as follows:

Beginning at the most easterly corner of Block 5 in said North Addition, from whence the South Quarter Corner of said Section 26 bears S79°49'00"W, a distance of 1061.15 feet;

Thence on the northeasterly boundary of said Block 5 - N 57° 48' 00" W for a distance of 155.95 feet to the most northerly corner thereof;

Thence on the northwesterly boundary of said Block 5 - S 32° 12' 00" W for a distance of 70.00 feet;

Thence continuing on the northwesterly boundary of said Block 5 - S 77° 12' 00" W for a distance of 103.00 feet to the most westerly corner thereof;

Thence on the southwesterly boundary of said Block 5 and on the southwesterly boundaries of the three (3) parcels of land formerly conveyed to the City of Rock Springs by those deeds of record in said office in Book 680 on Page 638, Book 668 on Page 33, and Book 826 on Page 1332 - S 22° 48' 00" E for a distance of 167.91 feet;

Thence on the southwesterly boundaries of two (2) parcels of land formerly conveyed to the City of Rock Springs by those deeds of record in said office in Book 819 on Page 1221 and in Book 819 on Page 1221, and on the southwesterly boundary of Block 10 of said North Addition - S 33° 24' 48" E (Record: S 33° 13' E) for a distance of 109.11 feet to the most southerly corner of said Lot 6 - Block 10;

Thence on the southeasterly boundary of said Lot 6 - Block 10 and along the southeasterly boundary of a parcel of land conveyed to the City of Rock Springs by that deed of record in said office in Book 1066 on Page 1756 - N 56° 35' 12" E (Record: N 56° 47' E) for a distance of 148.70 feet to the most easterly corner of said City of Rock Springs parcel (1066/1756);

Thence on the northeasterly boundary of said City of Rock Springs parcel (1066/1756) and on the northeasterly boundary of a parcel of land conveyed to the City of Rock Springs by that deed of record in said office in Book 1125 on Page 289 - N 76° 14' 48" W (Record: N 76° 03' W) for a distance of 65.05 feet to the most northerly corner of said City of Rock Springs parcel (1125/289);

Thence N 20° 49' 48" E for a distance of 39.70 feet to the most southerly corner of a parcel of land conveyed to the City of Rock Springs by that deed of record in said office in Book 652 on Page 393;

Thence on the southeasterly boundary of said City of Rock Springs parcel (652/393) and on the southeasterly boundary of Block 5 of said North Addition - N 32° 12' 00" E for a distance of 130.42 feet to the Point of Beginning.

and contains an area of 1.075 acres, more or less, and that this subdivision, as it is described and as it appears on this plat, is made with the free consent and in accordance with the desires of the undersigned owner(s) and proprietor(s), and that this is a correct plat of the area as it is divided into lots, blocks, streets and easements, and that the undersigned owner of the land shown and described on this plat does hereby dedicate to the City of Rock Springs and its licensees for perpetual public use all streets, alleys, easements for the purposes designated and other lands within the boundary lines of the plat as indicated and not otherwise dedicated for public use.

The above described tract of land lies within the North Addition plat to the City of Rock Springs, Wyoming. It is our desire to vacate the above described portion of the original plat in order that the new subdivision may be recorded in its place. We declare that the aforesaid portion of said original plat is hereby vacated, from and after the date of execution hereof.

Executed this 7th day of August, A.D., 2018, by:

CITY OF ROCK SPRINGS, WYOMING



Carl Demshar
Mayor

Matthew S. McBurnett
Attest: City Clerk

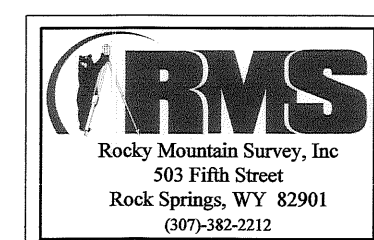
Survey Notes

- The Basis of bearings shown hereon is referred to the official plat for the North Addition (NA) to the City of Rock Springs.
- The easterly boundary of Block 5 (NA) was re-established at record 40' parallel offset from the westerly boundary of Block 4, based on found monuments.
- The northerly boundary of Block 5 (NA) was re-established at record 40' parallel offset from the southerly boundary of Block 2 (NA), based on found monuments.
- The westerly boundary of Lots 3 thru 5 Block 5 (NA) was re-established at record 155.95' parallel offset from the easterly boundary said Block 5.
- The southwesterly boundary of Block 10 (NA) was re-established by its northwesterly projection, based on scribes found at the southwest corner of Lot 2 thereof and at the southwest corner Block 2 of the Rock Springs Original Town Subdivision.
- All other boundaries were re-established according to the official record.

Certificate for Recording County Clerk and Recorder

This plat was filed for record in the Office of the Clerk and Recorder at 9:00 o'clock A.M., 2018, and is duly recorded in the Book of Plats, Page No. 586.

Steven Dale Davis
County Clerk



Steven Dale Davis
Deputy