FOR/OWNER:

MN

DEV

GROUP

LLC

SE1

DRAWING DATE: COMPLETED DATE:

JOB NO:

285022 (February

(Project

285003)

Pla Of

TOTAL AREA:

LOTS (29):

ROADS:

OPEN SPACES (2)

PARK:

7.095 AC. 4.470 AC. 1.628 AC. 0.808 AC. 0.189 AC.

*(*2):

SubdivisioLoca

In

80 SEC.29N. V) FLATHEADCOUNTY, MONTANA

TRACT OF LAND, SITUATED, LYING, AND .M.,M., FLATHEAD COUNTY, MONTANA, AND **DEDICATION:** NIGNED PROPERTY OWNERS, DO HEREBY CERTIFY THAT WE HAVE CAUSED TO BE SURVEYED AND N NIGNED IN THE CERTIFICATE OF DEDICATION, AND SHOWN BY THE ANNEXED PLAT OR MAP AND SITU BEING MORE I 7 IN THE NORTHEAST QUARTER OF THE SOUTHEAST PARTICULARLY DESCRIBED AS FOLLOWS TO WIT: OFPLATTED IATED IN INTO LOTS ALL THE FOLLOWING FLATHEAD COUNTY, MONTANA:

ng WEST); Thence southwesterly along said curve of a 60 foot private road and utility easement id R/W SOUTH 60.00 feet to a found iron pin on Thence leaving said R/W SOUTH 102.50 feet to a and utility easement known as Saint Regis Drive; ue; Thence along said R/W WEST 169.62 feet to a set iron pin; Thence SOUTH 100.00 feet to a length of 100.64 feet to a set iron pin and the P.C. of length of 100.64 feet to a set iron pin; Thence along an t known as Jacque Fork Drive and the P.C.C. of a set iron pin; Thence SOUTH 65.94 feet to a set iron pin; Thence SOUTH 65.94 feet to a set of said Clark Fork Drive; Thence leaving said d R/W EAST 110.00 feet to a set iron pin; Thence sout private road and utility easements as shown

described tract of land CREEK CROSSING, PHASE

CERTIFICATE OF The roadways a e certify to ROADWAYS: "OPEN m drai SPACE inage or if no review pursuant facilities will be A.R.M. 17.36.605(2)(a) structed on the parcel

lots de plat fund y. Exc ever to be for n. The owners n. The creation lot described che owners of the future phases easements. for the use of the owners (and their ers (and their successors in interest) on of a corporation or homeowners ed on this plat is enhanced by the of the lots in all phases of Trumbull ses or subdivisions submitted by the

By: HH

_ St St

30 B

Lot 29

& Util. Ease. & Ped. Path

Lot 25

Lot 23

Lot 22

Lot 21

Lot 20

Lot 19

Lot 18

CLARK FORK DRIVE & Utility Easement)

Lot 16

V

SHEET File

No.

OF

SPRING CREEK

850.00

10.00

Lot 32

SAINT REGIS DRIVE

(60' Private Road & Utility Easement)

Lot 33

(R&F) -**NORTH 102.50**

85.50°

NORTH

102.50

85.50°

12 12 (4010)

NORTH

102.50'

85.50°

LOT 11 (4018)

LOT 10 (4024)

NORTH

102.50

85.50

LOT9
(4032)

NORTH

102.50

85.50

LOT

NORTH 102.50

LOT 7

NORTH102.50

85.50°

LOT 6 (4052)

LOT 5(4060)

LOT4

(4066)

NORTH102.50

85.50

LOT3
(4074)

LOT 2(4080)

NORTH

102.50 85.50

SOUTH 102.50'

(R&F)

NORTH 102.50

NORTH

102.50'

NORTH

102.50

NORTH

102.50 85.50

7.00

LOT 13

169.

62 (R&F)

WEST 1019.

OPEN SPACE

SNOWBERRY AVENUE
Private Road & Utility Easen

60.00' SOUTH

-90°00'00" -20.00' -31.42'

60.03' S88°05'27" (R&F)

80.00'(R&F)

N00°02'02"W 260.00'

NORTH 192.00

NORTH 184.00

60.00

LOT 18

100.00

300.00'

NORTH 200.00'

65.94° — 60.49

EAST 95.00

NORTH

NORTH

N69°51'49"E

88.00'

3.92 30'19"W

100.00'

OPEN SPACE

62.00

62.00′

- 57.00'·

LOT 19 4005)

70.00'

-57.00° **≻**10.00'

60.00

60.00

60.00

NORTH __30.00′

9<u>0.00'</u> 90.00'

65.00 65.00

(4053)

LOT 25

NORTH

109.32

3.002

NORTH

55.00°

-52.00²

75.00°

LOT 29

(1203)

NORTH 75.00'

99.32

100.00'

SOUTH 100.00'

LOT 21(4019)

LOT 22(4025)

SOUTH

100.00'

LOT 23(4033)

87.00'

87.00

SOUTH 100.00'

87.00

65.00' 10.00'\s

16

65<u>.00</u>′

62.00

60.00

LOT 17

100.00'

SOUTH 200.00'

65.00° 10.00°

NORTH 85.00'

COUNTY OF

nam

DEV le is ledge

-32°02'00" R-180.00'-L-100.64'

A - R - L - L

reviewed all sheets of the contact the local planning (xxiii)(B).

through

in

recorded informed

and filed in conjunction of any limitations on the

269.

each and television, d removal use of an ogen designated

We, the undersigned Flathead County, Montana, and this accompanying Plat of: TR Board of County Commissioners the law and was approved by the TRUMBULL CREEK of Flathead Cou

COUNTY

Board of Flathead County County of County Commissioners of County, do hereby certify that na, has been submitted to the found by them to conform to 202____.

CERTIFICATE OF COUNTY
This plat has been example of the Report No...
developer and/or his a COUNTY ATTORNEY: een examined by agent.ection 76–3–612(2) M.C.A., relying information submitted by the

conditions

a. All road

will be clea

a. All road names shall be assigned will be clearly visible from the road, four inches in length per number. [Se b. All utilities shall be placed undergo. The owners shall abide by the gual during and after site construction and d. Solid Waste removal for all lots shee. Lot owners are bound by the Weagreed. [4.7.25, FCSR] f. All lots within Trumbull Creek Cramay result in flooding of basements. 8, FCSR] the_ap on Control and identified and house numbers ouse numbers shall be at least $\it Mitigation$

and development activitie shall be provided by a way weed Control Plan to Crossing Phases
Construction ; 2–5 subdivision of basements on sonal high ground water tion 4.7.22 FCSR] thead County Weed Departmentwhich

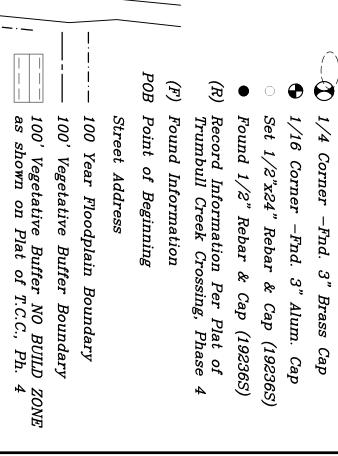
E EXTENSION OF SERVICES AGREEMENT

- PHASE 5 (Dated April 6, 2015)

portion of the building where the finished flood all building perimeter", shall be prohibited on with a certified engineer's recommendation on incorporated into the building designs for the I feet below the adjacent grade ne lot owner has a geotechnical n. Their finding of the report

s subdivision is coperation are the developmen oise, dust, odors and irregular s shall not be restricted as a

Acres 0.153 0.153 0.153 0.153 0.153 0.153 0.153 0.153 0.141 0.141 0.141 0.144 0.166 0.176 0.176 0.138 0.138 0.138 0.138 0.138 0.138 0.138 0.138 0.138 0.138 0.138 0.138



LEGEND:

0

