

CURVE TABLE						
CURVE #	DELTA	RADIUS	LENGTH	TANGENT	CHORD BEARING	CHORD LENGTH
C1	11°38'55"	2764.79	562.11	282.03	S 30° 11' 12" E	561.14'
C2	54°37'37"	260.00	247.89	134.27	N 50° 52' 26" W	238.61'
C3	7°48'39"	2764.79	376.91	188.75	S 28° 16' 04" E	376.62'
C4	3°50'16"	2764.79	185.20	92.63	S 34° 05' 31" E	185.16'

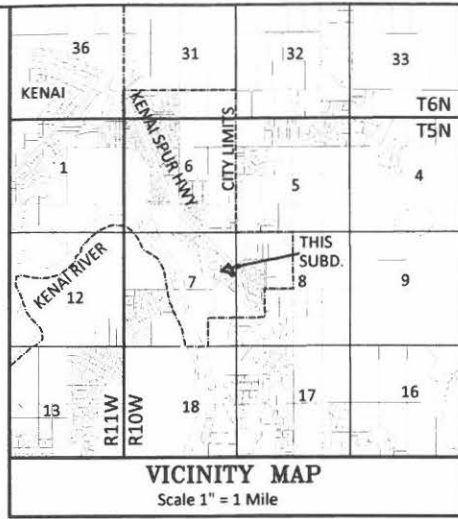
LEGEND

⊕ RECORD PRIMARY MONUMENT

○ RECORD 1/2" REBAR UNLESS NOTED

(RECORD) RECORD DATA FROM KN97-31

--- CONTOUR INTERVAL = 4'



CERTIFICATE OF OWNERSHIP AND DEDICATION

I HEREBY CERTIFY THAT I AM THE OWNER OF THE REAL PROPERTY SHOWN AND DESCRIBED HEREON AND I HEREBY ADOPT THIS PLAN OF SUBDIVISION AND BY MY FREE CONSENT DEDICATE ALL RIGHTS-OF-WAY AND PUBLIC AREAS TO PUBLIC USE AND GRANT ALL EASEMENTS TO THE USE SHOWN.

THOMAS DONAGHE, OWNER
3305 TOGIAC ST UNIT A
KENAI, AK 99611

NOTARY'S ACKNOWLEDGEMENT

FOR: THOMAS DONAGHE
ACKNOWLEDGED BEFORE ME THIS

DAY OF _____, 2020

MY COMMISSION EXPIRES : _____

NOTARY PUBLIC FOR THE
STATE OF ALASKA

WASTEWATER DISPOSAL

PLANS FOR WASTEWATER DISPOSAL THAT MEET REGULATORY REQUIREMENTS ARE ON FILE AT THE DEPARTMENT OF ENVIRONMENTAL CONSERVATION.

Plat #

Rec Dist _____

Date _____ 20__

Time _____ M



- NOTES**
1. WATER SUPPLY AND SEWAGE DISPOSAL SYSTEMS SHALL BE PERMITTED ONLY IN CONFORMANCE WITH APPLICABLE REQUIREMENTS OF 18 AAC 72 AND 18 AAC 80.
 2. NO DIRECT ACCESS TO STATE MAINTAINED RIGHTS-OF-WAY PERMITTED UNLESS APPROVED BY STATE OF ALASKA DEPARTMENT OF TRANSPORTATION AND PUBLIC FACILITIES.
 3. NO PERMANENT STRUCTURE SHALL BE CONSTRUCTED OR PLACED WITHIN A UTILITY EASEMENT WHICH WOULD INTERFERE WITH THE ABILITY OF A UTILITY TO USE THE EASEMENT.
 4. EXISTING OVERHEAD POWERLINE IS THE CENTERLINE OF A 20' WIDE ELECTRICAL DISTRIBUTION LINE EASEMENT PER KN97-31.
 5. DEVELOPMENT MUST MEET THE CITY OF KENAI CHAPTER 14 ZONING CODE REQUIREMENTS.
 6. THIS PLAT WAS PREPARED FROM DATA OF RECORD (KN97-31) WITH NO ADDITIONAL FIELD SURVEY.
 7. KENAI SPUR HIGHWAY EASEMENT RESERVED BY PUBLIC LAND ORDER No.601 DATED AUGUST 10, 1949 AND AMENDED BY PUBLIC LAND ORDER No.757 DATED OCTOBER 10, 1959, PUBLIC LAND ORDER No.1613 DATED APRIL 7, 1958 AND DEPARTMENT OF THE INTERIOR ORDER No.2665 DATED OCTOBER 16, 1951, AMENDMENT No.1 DATED JULY 17, 1952 AND AMENDMENT No.2 DATED SEPTEMBER 15, 1956 FILED IN THE FEDERAL REGISTER.
 8. THIS PARCEL MAY BE AFFECTED BY THE FOLLOWING:
 - 8.1. AN ELECTRIC EASEMENT GRANTED TO HOMER ELECTRIC ASSOCIATION ON DECEMBER 11, 1959 IN MISC. BOOK 5 PAGE 91, KENAI RECORDING DISTRICT, LOCATION NOT DEFINED.
 - 8.2. AN ELECTRIC EASEMENT GRANTED TO HOMER ELECTRIC ASSOCIATION ON NOVEMBER 5, 1963 IN MISC. BOOK 11 PAGE 123, KENAI RECORDING DISTRICT, LOCATION NOT DEFINED.
 - 8.3. AN ELECTRIC EASEMENT GRANTED TO KENAI POWER CORPORATION ON DECEMBER 31, 1963 IN MISC. BOOK 11 PAGE 224, KENAI RECORDING DISTRICT, LOCATION NOT DEFINED. ASSIGNED TO CITY OF KENAI ON DECEMBER 31, 1963 IN BOOK 11 PAGE 188, KENAI RECORDING DISTRICT.
 - 8.4. COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED JULY 21, 1995 IN BOOK 467, PAGE 159 KENAI RECORDING DISTRICT.
 - 8.5. COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED OCTOBER 27, 1997 IN BOOK 516, PAGE 436 KENAI RECORDING DISTRICT. AMENDED JULY 12, 2005 IN DOCUMENT 2005-006415-0 KENAI RECORDING DISTRICT.

PLAT APPROVAL

THIS PLAT WAS APPROVED BY THE KENAI PENINSULA BOROUGH IN ACCORDANCE WITH KPB 20.10.040.

AUTHORIZED OFFICIAL _____

**OBERTS PILLARS SUBDIVISION
DONAGHE REPLAT**

REPLAT OF LOTS 21 AND 22 OBERTS PILLARS SUBDIVISION PART TWO (KN97-31)

THOMAS DONAGHE, OWNER
3305 TOGIAC ST UNIT A
KENAI, AK 99611

2.911 AC. M/L SITUATED IN THE NE1/4 SECTION 7, TOWNSHIP 5 NORTH, RANGE 10 WEST, SEWARD MERIDIAN, CITY OF KENAI, KENAI PENINSULA BOROUGH, AND THE KENAI RECORDING DISTRICT, ALASKA.

ENGINEERING - TESTING
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KPB File No. 2020-xxx

Project No. 202016

Scale 1" = 50'

Date : JULY 2020

Drawn by : JAH