



= CURVE TABLE =

NAME	DELTA	ARC LENGTH	RADIUS	CHORD BEARING	CHORD LENGTH
C1	42°29'17"	48.20'	65.00'	S48°39'01"W	47.10'
C2	48°09'18"	79.84'	55.00'	S51°29'01"W	77.51'
C3	20°23'03"	42.89'	120.00'	S42°32'58"W	62.70'
C4	30°17'12"	63.43'	120.00'	S42°32'58"W	62.70'
C5	18°15'17"	95.58'	300.00'	N36°32'01"E	95.18'
C6	18°15'17"	86.02'	270.00'	N36°32'01"E	85.66'
C7	18°15'17"	78.06'	245.00'	N36°32'01"E	77.73'
C8	32°13'14"	241.81'	430.00'	S29°33'03"W	238.64'
C9	32°13'14"	281.19'	500.00'	S29°33'03"W	277.49'
C10	32°13'14"	298.05'	530.00'	S29°33'03"W	294.14'
C11	27°32'34"	286.80'	555.00'	S31°53'23"W	284.23'
C12	48°59'51"	273.65'	320.00'	N37°56'21"E	265.39'
C12A	28°17'45"	158.03'	320.00'	N27°35'18"E	156.43'
C12B	8°25'39"	47.07'	320.00'	N45°57'01"E	47.03'
C12C	12°16'27"	68.55'	320.00'	S37°56'21"W	265.39'
C13	32°13'14"	14.91'	250.00'	N15°08'54"E	14.30'
C14	45°34'54"	198.89'	250.00'	N39°38'50"E	193.68'
C15	48°59'51"	188.14'	220.00'	N37°56'21"E	182.46'
C16	42°58'37"	146.27'	195.00'	N40°56'58"E	142.86'
C17	42°42'34"	134.18'	180.00'	S41°05'00"W	131.09'
C18	40°37'08"	177.23'	250.00'	S42°07'43"W	173.55'
C19	2°05'26"	9.12'	250.00'	S20°48'25"W	9.12'
C20	39°35'35"	193.49'	280.00'	S42°38'29"W	189.66'
C21	1°04'59"	15.23'	280.00'	S21°17'12"W	15.23'
C22	33°47'06"	176.92'	305.00'	S45°49'14"W	174.45'
C23	41°20'17"	144.30'	200.00'	N40°23'51"E	141.19'
C24	41°20'17"	122.65'	170.00'	N40°23'51"E	120.01'
C25	44°51'37"	113.53'	145.00'	N42°09'31"E	110.65'
C26	11°59'56"	31.41'	150.00'	S55°04'01"W	31.36'
C27	85°28'42"	171.33'	150.00'	S16°20'42"W	162.17'
C28	15°21'43"	48.58'	180.00'	S23°20'08"W	48.43'
C29	61°58'55"	194.72'	180.00'	S14°36'49"W	185.37'
C30	48°34'00"	173.77'	205.00'	S7°54'21"W	168.61'
C31	105°54'07"	184.83'	100.00'	N36°54'28"E	159.62'
C32	105°54'07"	128.38'	70.00'	N36°54'28"E	111.74'
C33	88°41'12"	89.85'	45.00'	N27°57'57"E	82.91'
C34	35°34'40"	142.82'	230.00'	S8°44'01"E	140.54'
C35	62°37'27"	185.81'	170.00'	N6°42'23"E	176.70'
C36	79°53'37"	202.19'	145.00'	N1°50'42"W	186.20'
C37	27°11'59"	156.66'	330.00'	S24°30'07"W	155.19'
C38	4°02'56"	25.09'	355.00'	S36°04'39"W	25.08'

Somerset Wyoming Properties  
 Limited Partnership Parcel  
 (Part of Lot 3 Spring Creek Ranch)  
 Parcel 1  
 Described in  
 270P695-716 And 295P926-933  
 PARCEL SUBJECT TO FUTURE DEVELOPMENT

= LEGEND =

- + calculated point, no monument found or set; symbol used solely where needed for drawing clarity.
- △ steel reinforcing bar found this survey.
- 5/8 inch diameter steel reinforcing bar with aluminum cap inscribed "PE & LS 578" found this survey.
- 5/8 inch diameter steel reinforcing bar with aluminum cap inscribed "JORGENSEN ENG & LS PE & LS 2612" to be set this survey by June 30, 2001.
- ⊙ 12 inch long spike set this survey as a reference benchmark for use in determining compliance with the building height restriction.
- 60d spike to be set this survey.
- boundary of proposed subdivision, THE RIDGE AT SPRING CREEK RANCH.
- - - lot line within the interior of THE RIDGE AT SPRING CREEK RANCH.
- - - boundary line of building envelope; refer to Supplemental Declaration of Covenants, Conditions and Restrictions for The Ridge at Spring Creek Ranch to be recorded concurrently with this plat.
- - - boundary of property adjoining THE RIDGE AT SPRING CREEK RANCH.
- - - easement line.
- tie to property corner.

**NOTES**  
 ROAD GRADES EXCEED 8%; THEREFORE, ALL OCCUPANCIES WITHIN THE FOREGOING SUBDIVISION SHALL BE PROTECTED BY AN AUTOMATIC SPRINKLER SYSTEM INSTALLED IN ACCORDANCE WITH UBC STANDARD 38-1-88, OR NFPA STANDARDS 13R OR 13D; THOSE SYSTEMS INSTALLED FOR OCCUPANCIES ON LOTS 50, 51, 52, AND 53 WILL REQUIRE INDIVIDUAL PRESSURE REDUCING VALVES.

DEVELOPMENT ON THE LOTS OF THE FOREGOING SUBDIVISION ARE SUBJECT TO RESTRICTIONS BY VIRTUE OF COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED IN THE OFFICE OF THE CLERK OF TETON COUNTY, WYOMING.

AS A CONDITION FOR OBTAINING A BUILDING PERMIT, OWNERS OF INDIVIDUAL LOTS OF THE FOREGOING SUBDIVISION SHALL PAY AN AFFORDABLE HOUSING FEE-IN-LIEU.

EACH LOT OF THE FOREGOING SUBDIVISION IS REQUIRED TO INSTALL ONE PLANT UNIT (AS DEFINED BY THE TETON COUNTY LAND DEVELOPMENT REGULATIONS) PLUS ANY MITIGATION REQUIRED FOR SKYLINING. EACH BUILDING PERMIT APPLICATION WILL SUPPLY 125% FINANCIAL SURETY FOR THE REQUIRED LANDSCAPING. THE SURETY WILL BE RELEASED UPON FINAL INSPECTION OF THE INSTALLED LANDSCAPING.

LOT 57, A PROJECT COMMON AREA LOT, WILL CONTAIN PEDESTRIAN, EQUESTRIAN, & SKI TRAILS SERVING ALL LOTS AND PARCELS WITHIN THE BOUNDARIES OF SPRING CREEK RANCH

FINAL PLAT  
 THE RIDGE  
 AT  
 SPRING CREEK RANCH  
 BEING A PORTION OF  
 LOT 3  
 SPRING CREEK RANCH  
 AND BEING LOCATED IN THE  
 S1/2NE1/4 AND S1/2 SECTION 21  
 T41N R116W 6TH P.M.  
 TETON COUNTY, WYOMING

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