

VILLA VISTA SUBDIVISION NO. 6

A PORTION OF
THE SE 1/4 NW 1/4, SECTION 28
T. 10 S., R. 17 E., B.M.
TWIN FALLS COUNTY, IDAHO
2004
7.99 ACRES

Twin Falls County, Idaho

Recorded for:
RIEDEL ENGINEERING

01:05pm Jun. 04, 2004
2004-012042

No. of Pages: 2 Fee: \$22.00
KRISTINA GLASCOCK
County Clerk
Deputy: CN

LEGEND

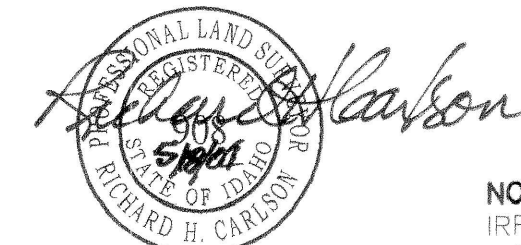
	BOUNDARY LINE
	SUBDIVISION LOT BOUNDARY
	SECTION LINE
	CENTERLINE
	UTILITY, IRRIGATION & CATV EASEMENT
	BRASS CAP FOUND
	FOUND 5/8" REBAR
	FOUND 1/2" REBAR, SET 5/8"x 30" REBAR & CAP
	FOUND 1/2" REBAR
	SET 1/2"x 24" REBAR & CAP
	SET 5/8"x 30" REBAR & CAP
	LOT NUMBER
	B.O.B.
	FD

CURVE DATA TABLE

CURVE	DELTA	RADIUS	ARC	CHORD	TANGENT	CHORD BEARING
C-1	03°30'18"	1025.00'	62.70'	62.70'	31.36'	S 86°35'04" E
C-2	00°20'31"	1025.00'	6.12'	6.12'	3.06'	S 84°39'39" E
C-3	03°50'49"	1000.00'	67.14'	67.13'	33.58'	N 86°24'48" W
C-4	03°50'49"	975.00'	65.46'	65.45'	32.74'	N 86°24'48" W
C-5	84°05'44"	20.00'	29.35'	26.79'	18.04'	N 42°26'32" W
C-6	95°54'16"	20.00'	33.48'	29.70'	22.18'	S 47°33'28" W
C-7	88°11'28"	20.00'	30.78'	27.83'	19.38'	S 44°29'24" E

LINE DATA TABLE

LINE	BEARING	DISTANCE
L-1	N 88°20'13" W	16.50'
L-2	N 00°23'40" W	25.02'
L-3	N 00°23'40" W	25.02'
L-4	S 00°23'40" E	25.13'
L-5	S 00°23'40" E	25.13'



NOTES:

IRRIGATION WATER RIGHTS WILL BE TRANSFERRED TO THE CITY OF TWIN FALLS REGIONAL IRRIGATION DISTRICT AND A PRESSURE IRRIGATION SYSTEM WILL BE PROVIDED.

ALL INTERIOR LOT LINES HAVE A 5' UTILITY EASEMENT.

EACH LOT SHALL RETAIN ITS OWN STORM WATER RUNOFF FROM ROOFS, SIDEWALKS, PATIOS, ETC. IN LANDSCAPED AREA IN THE FRONT AND REAR LOTS.

REF:

WARRANTY DEEDS 1999-017603, 2000-004421, 2000-009544 & RECORD OF SURVEY 2004-001614.

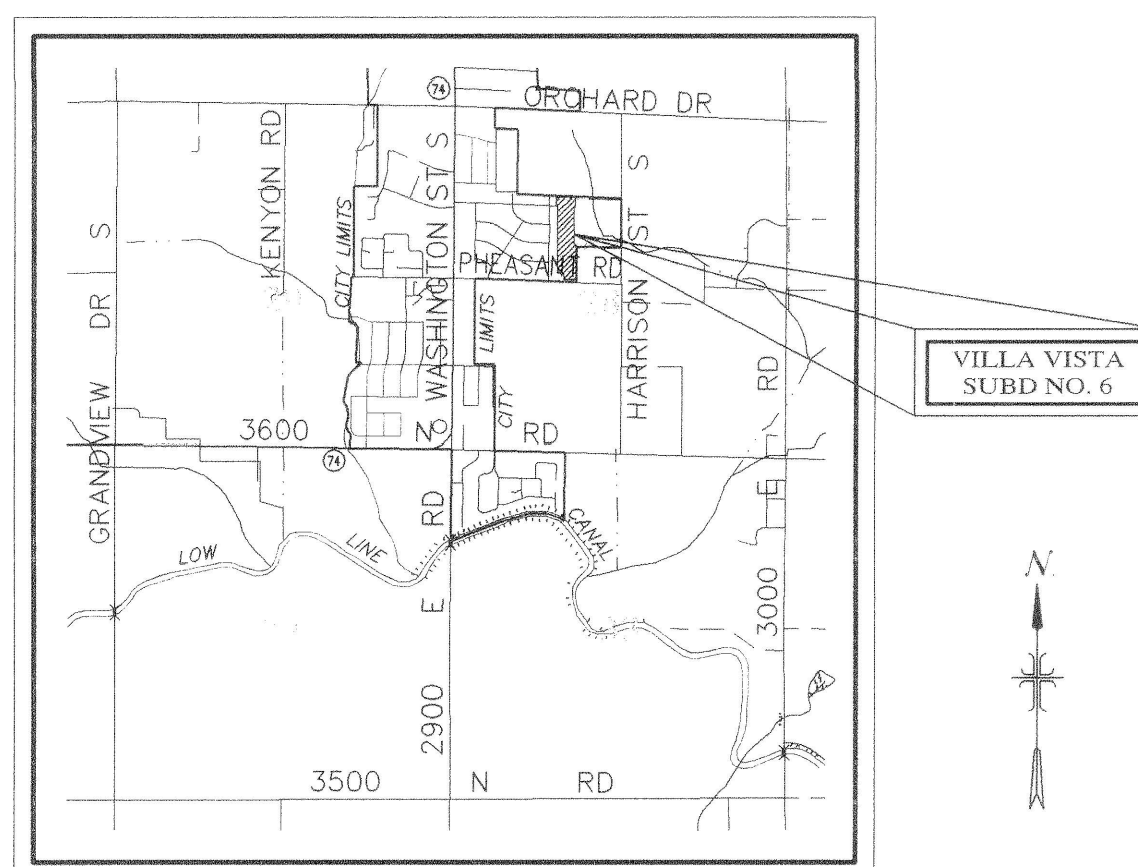
HEALTH CERTIFICATE

SANITARY RESTRICTIONS AS REQUIRED BY IDAHO CODE TITLE 50, CHAPTER 13, HAVE BEEN SATISFIED BASED ON THE DEPARTMENT OF ENVIRONMENTAL QUALITY APPROVAL OF THE DESIGN PLANS AND SPECIFICATIONS FOR THIS SUBDIVISION AND THE CONDITIONS IMPOSED ON THE OWNER / DEVELOPER FOR CONTINUED SATISFACTION OF THE SANITARY RESTRICTIONS. FUTURE OWNERS ARE CAUTIONED THAT AT THE TIME OF THIS APPROVAL, NO POTABLE WATER OR SANITARY SEWER FACILITIES HAVE BEEN CONSTRUCTED. BUILDING CONSTRUCTION CAN BE ALLOWED WITH APPROPRIATE BUILDING PERMITS IF SAID FACILITIES HAVE SINCE BEEN CONSTRUCTED OR IF THE OWNER / DEVELOPER IS SIMULTANEOUSLY CONSTRUCTING SAID FACILITIES. IF THE OWNER / DEVELOPER FAILS TO CONSTRUCT SAID FACILITIES OR TO MEET OTHER CONDITIONS OF THE DEPARTMENT OF ENVIRONMENTAL QUALITY, THEN THE SANITARY RESTRICTIONS ARE IN FORCE, IN ACCORDANCE WITH SECTION 50-1326, IDAHO CODE AND NO CONSTRUCTION OF ANY BUILDING OR SHELTER REQUIRING POTABLE WATER OR SANITARY SEWER / SEPTIC FACILITIES SHALL BE ALLOWED.

DATE

Daniel W. Ky
DISTRICT HEALTH DEPARTMENT, EHS

RIEDEL & ASSOCIATES, INC.
202 FALLS AVENUE
TWIN FALLS, IDAHO 83301
VILLA VISTA SUBDIVISION NO. 6
SHEET 1 OF 2



VICINITY MAP

NOT TO SCALE

