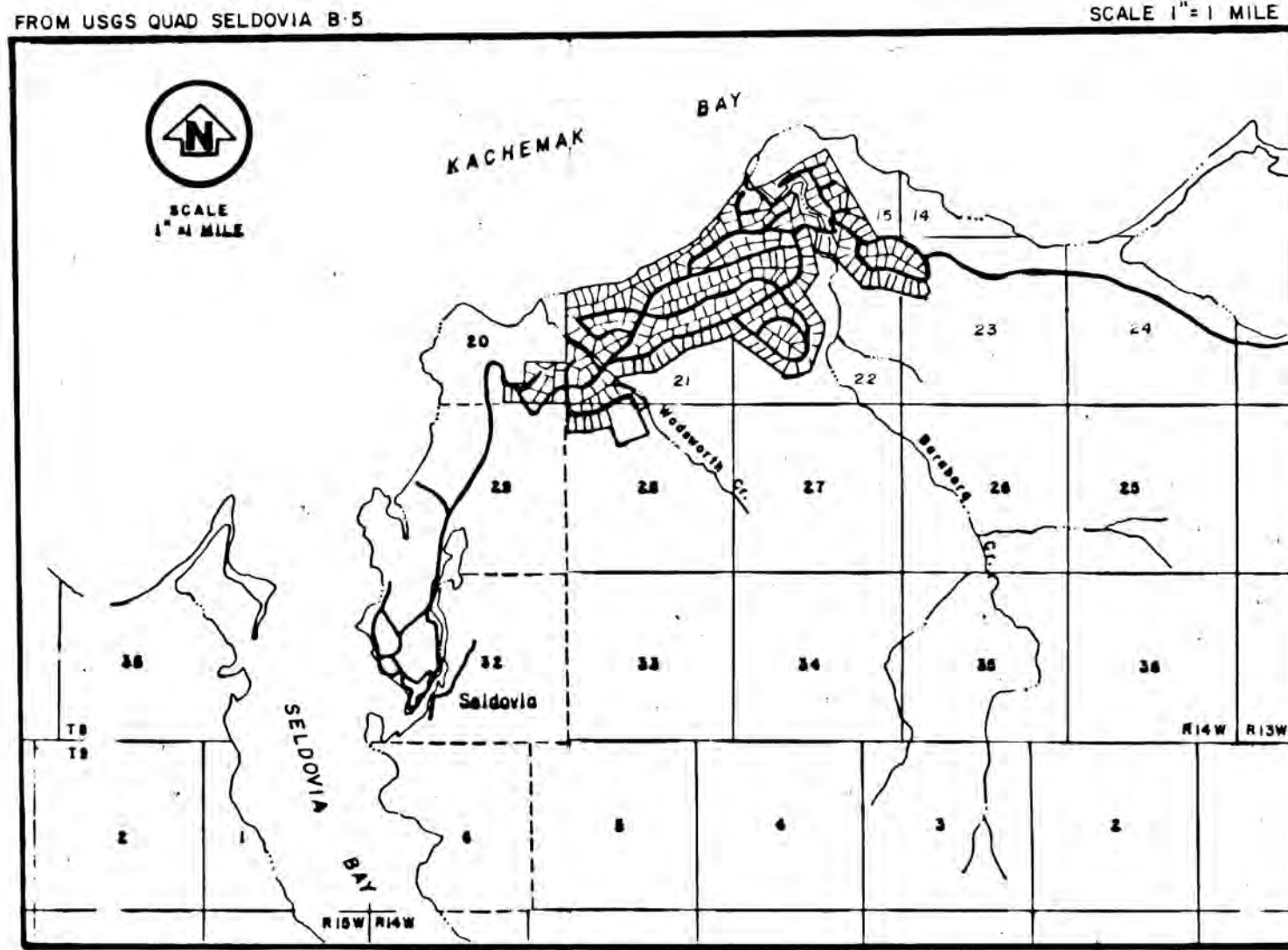


ROEN

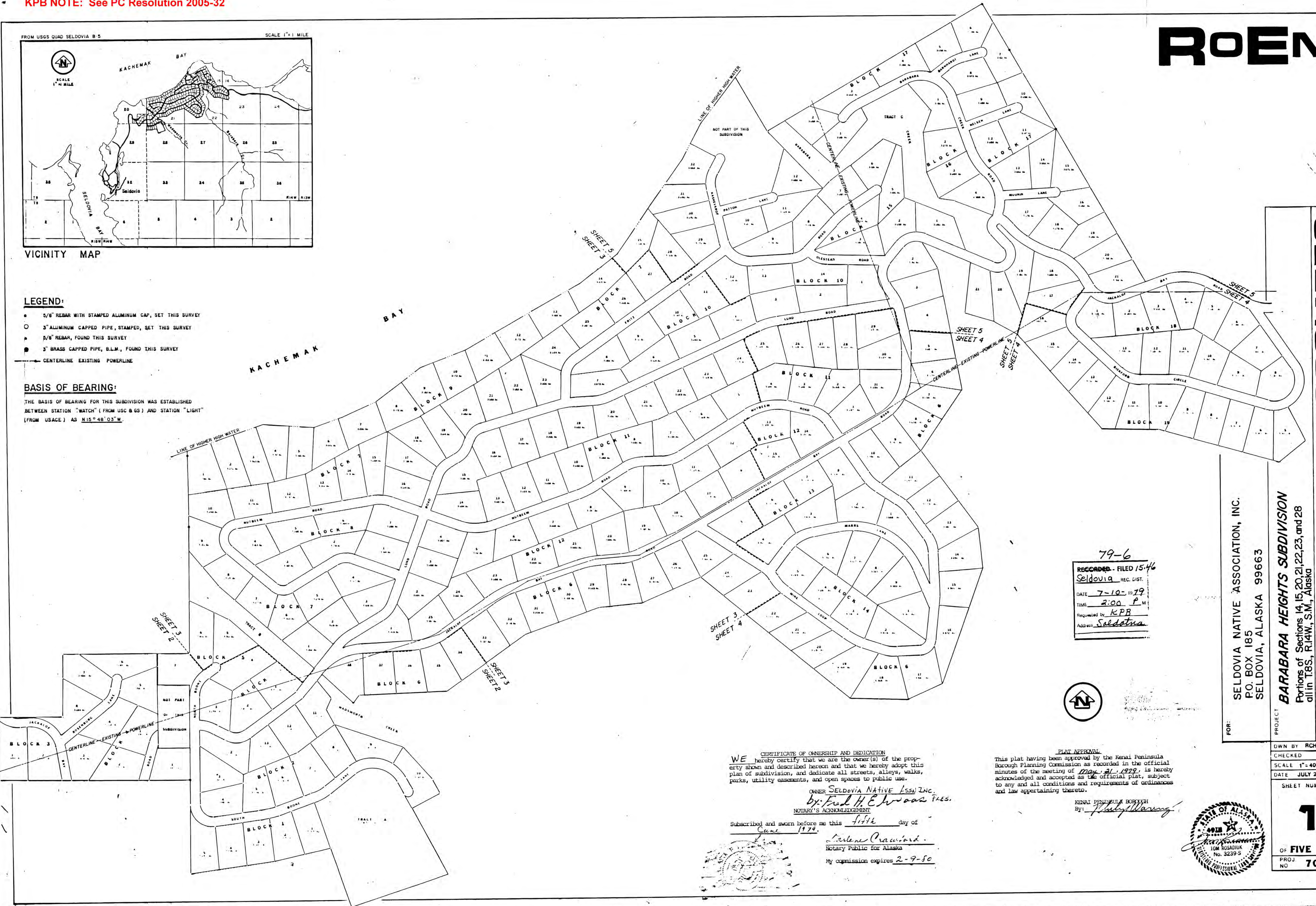


LEGEND:

- 5/8" REBAR WITH STAMPED ALUMINUM CAP, SET THIS SURVEY
- 3" ALUMINUM CAPPED PIPE, STAMPED, SET THIS SURVEY
- 5/8" REBAR, FOUND THIS SURVEY
- 3" BRASS CAPPED PIPE, B.L.M., FOUND THIS SURVEY
- CENTERLINE EXISTING POWERLINE

BASIS OF BEARING:

THE BASIS OF BEARING FOR THIS SUBDIVISION WAS ESTABLISHED BETWEEN STATION "WATCH" (FROM USC & GS) AND STATION "LIGHT" (FROM USACE) AS N15°48'03"W.



79-6

RECORDED - FILED 15.46

Seldovia REC. DIST.

DATE 7-10-79

TIME 2:00 P.M.

Requested by KPB

Address Seldovia

WE CERTIFICATE OF OWNERSHIP AND DEDICATION hereby certify that we are the owner(s) of the property shown and described hereon and that we hereby adopt this plan of subdivision, and dedicate all streets, alleys, walks, parks, utility easements, and open spaces to public use.

OWNER SELDOVIA NATIVE ASSN INC.
By: Fred H. Edwards Pres.
NOTARY'S ACKNOWLEDGEMENT

Subscribed and sworn before me this fifth day of June 1979.

Notary Public for Alaska

My commission expires 2-9-80

PLAT APPROVAL
This plat having been approved by the Kenai Peninsula Borough Planning Commission as recorded in the official minutes of the meeting of May 21, 1979, is hereby acknowledged and accepted as the official plat, subject to any and all conditions and requirements of ordinances and law appertaining thereto.

KENAI PENINSULA BOROUGH
By: [Signature]



FOR: SELDOVIA NATIVE ASSOCIATION, INC.
P.O. BOX 185
SELDOVIA, ALASKA 99663

PROJECT: BARBARA HEIGHTS SUBDIVISION
Portions of Sections 14, 15, 20, 21, 22, 23, and 28
all in T8S., R14W., S.M., Alaska

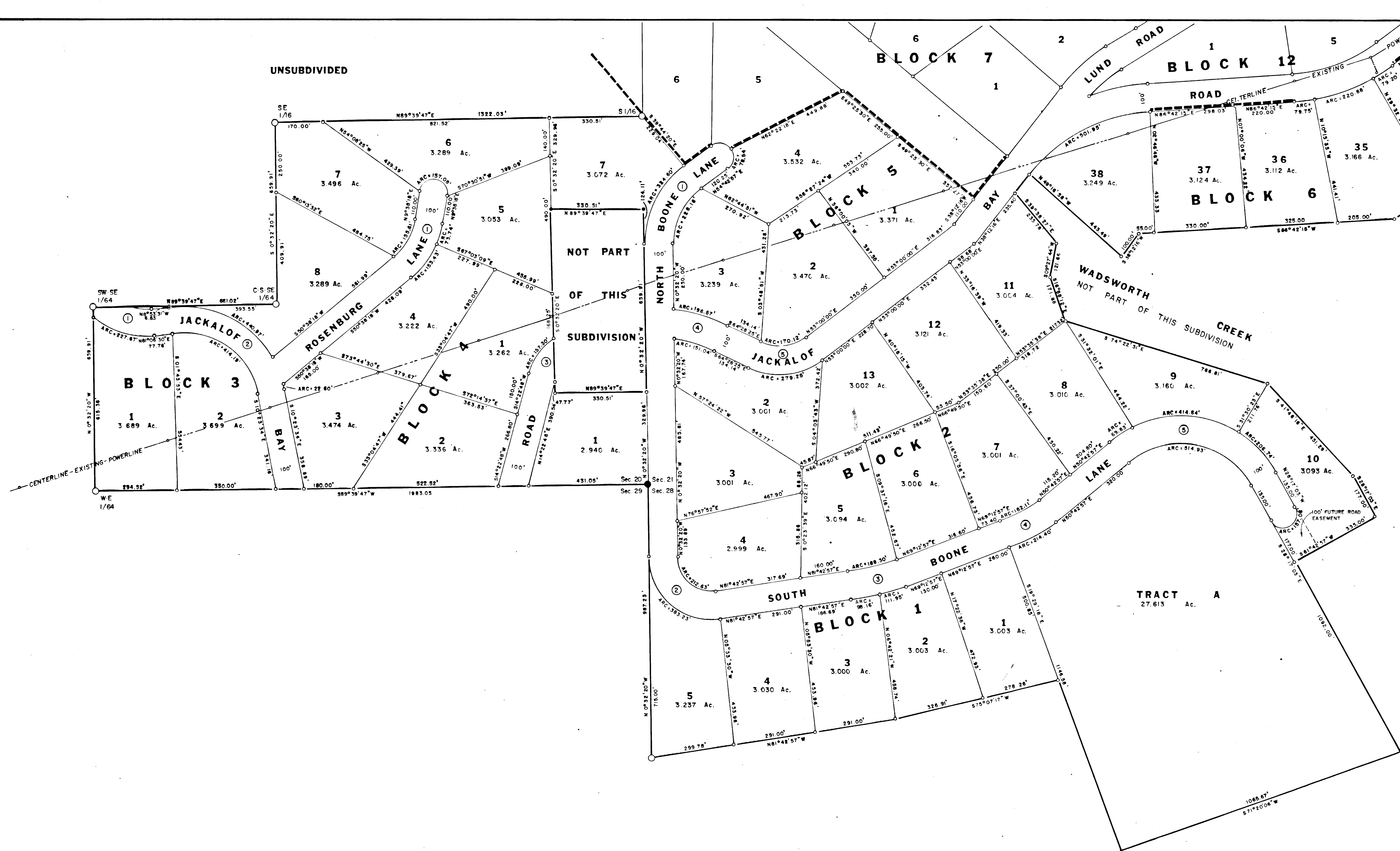
DWN BY: RCH
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SCALE: 1"=400'
DATE: JULY 29, 1977
SHEET NUMBER

1

OF FIVE SHEETS
PROJ NO 7012

ROEN DESIGN ASSOCIATES
ENGINEERS - SURVEYORS
FAIRBANKS, ALASKA 99701
2nd AIRPORT WAY

ROEN



CENTERLINE CURVE DATA

Road	Curve No.	Delta	Radius	Tangent
Jackalof Bay Rd.	1	60°18'26"	183.25'	106.45
	2	88°29'56"	318.15'	309.93
	3	37°37'26"	134.91'	45.96
	4	20°07'05"	495.00'	87.81
	5	62°31'34"	205.89'	125.00
Rosenburg Lane	1	41°00'00"	267.46'	100.00
Boone Lane	1	55°15'17"	286.59'	150.00
	2	97°44'42"	174.64'	200.00
	3	12°30'00"	913.09'	100.00
	4	18°30'00"	614.02'	100.00
	5	101°00'00"	342.11'	415.02

EASEMENT FOR BARBARA HEIGHTS SUBDIVISION

- Easements for public utilities are herein provided 15 feet on each side of every lot line, for a total width of 30 feet along common interior lot lines, excepting along dedicated streets where easement width shall be 20 feet, adjacent to the street right-of-way.
- ADL # 25085 provides an easement for the existing power line to Homer Electric Association, Inc. of 100 feet total width, centered on the existing pole line which is located as shown on the plat.
- 10 feet by 20 feet parking spaces are dedicated with 10 foot walkways extending to the cliffs edge as shown on sheet 3 of 5.
- A 10 foot wide walkway is granted along the cliff's edge as shown on sheet 3 of 5.
- A 25 foot wide pedestrian walkway easement is granted on the beach along the line of higher high water.

BUILDING SET BACK REQUIREMENT

- No permanent improvements shall be permitted within 20 feet of any lot boundary which bounds a dedicated street.
- Note also existing State regulations regarding required separation between existing and/or future utilities and located within utility easements adjacent to lot lines.

WASTEWATER DISPOSAL SYSTEMS

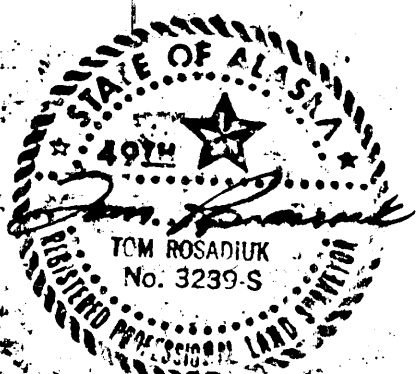
Individual on-site wastewater disposal systems shall comply with State regulations which are in force at the time of construction.

FOR: SELDOVIA NATIVE ASSOCIATION, INC.
P.O. BOX 185
SELDOVIA, ALASKA 99663

PROJECT: BARBARA HEIGHTS SUBDIVISION
Portions of Sections 14, 15, 20, 21, 22, 23, and 28
all in T.8S., R.14W., S.M., Alaska

ROEN DESIGN ASSOCIATES
ENGINEERS - SURVEYORS
FAIRBANKS, ALASKA 99701
3505 AIRPORT WAY

DWN BY RCH
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SCALE 1" = 200'
DATE JULY 29, 1977
SHEET NUMBER
2
OF FIVE SHEETS
PROJ. NO. 7012

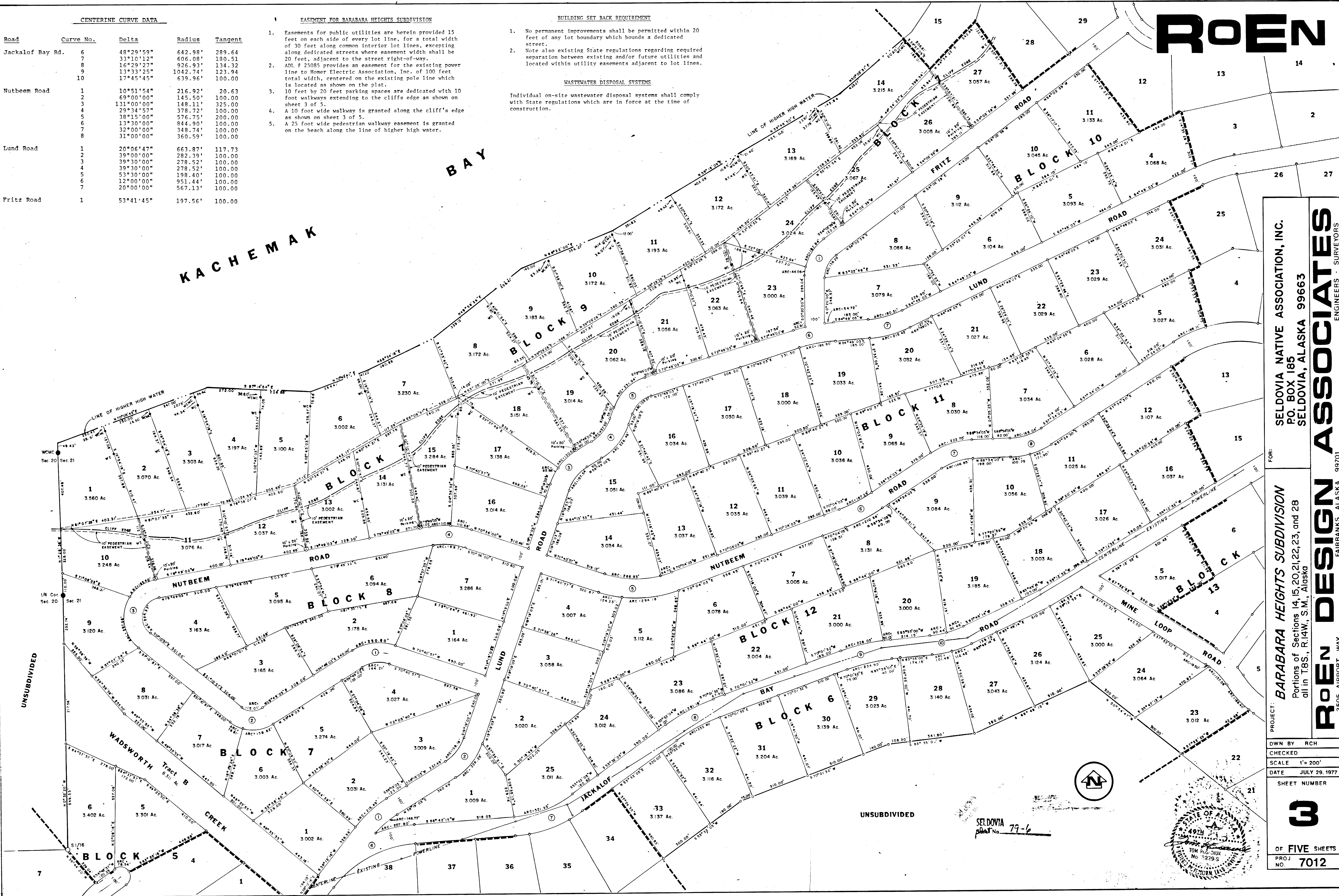


SELDVIA
79-6

CENTERLINE CURVE DATA				
Road	Curve No.	Delta	Radius	Tangent
Jackalof Bay Rd.	6	48°29'59"	642.98'	289.64
	7	33°10'12"	606.08'	180.51
	8	16°29'27"	926.93'	134.32
	9	13°33'25"	1042.74'	123.94
Nutbeem Road	10	17°45'45"	639.96'	100.00
	1	10°51'54"	216.92'	20.63
	2	69°00'00"	145.50'	100.00
	3	131°00'00"	148.11'	325.00
Lund Road	4	29°34'57"	378.72'	100.00
	5	38°15'00"	576.75'	200.00
	6	13°30'00"	844.90'	100.00
	7	32°00'00"	348.74'	100.00
Fritz Road	8	31°00'00"	360.59'	100.00
	1	20°06'47"	663.87'	117.73
	2	39°00'00"	282.39'	100.00
	3	39°30'00"	278.52'	100.00
Lund Road	4	39°30'00"	278.52'	100.00
	5	53°30'00"	198.40'	100.00
	6	12°00'00"	951.44'	100.00
	7	20°00'00"	567.13'	100.00
Fritz Road	1	53°41'45"	197.56'	100.00

- EASEMENT FOR BARBARA HEIGHTS SUBDIVISION**
- Easements for public utilities are herein provided 15 feet on each side of every lot line, for a total width of 30 feet along common interior lot lines, excepting along dedicated streets where easement width shall be 20 feet, adjacent to the street right-of-way.
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- BUILDING SET BACK REQUIREMENT**
- No permanent improvements shall be permitted within 20 feet of any lot boundary which bounds a dedicated street.
 - Note also existing State regulations regarding required separation between existing and/or future utilities and located within utility easements adjacent to lot lines.
- WASTEWATER DISPOSAL SYSTEMS**
- Individual on-site wastewater disposal systems shall comply with State regulations which are in force at the time of construction.

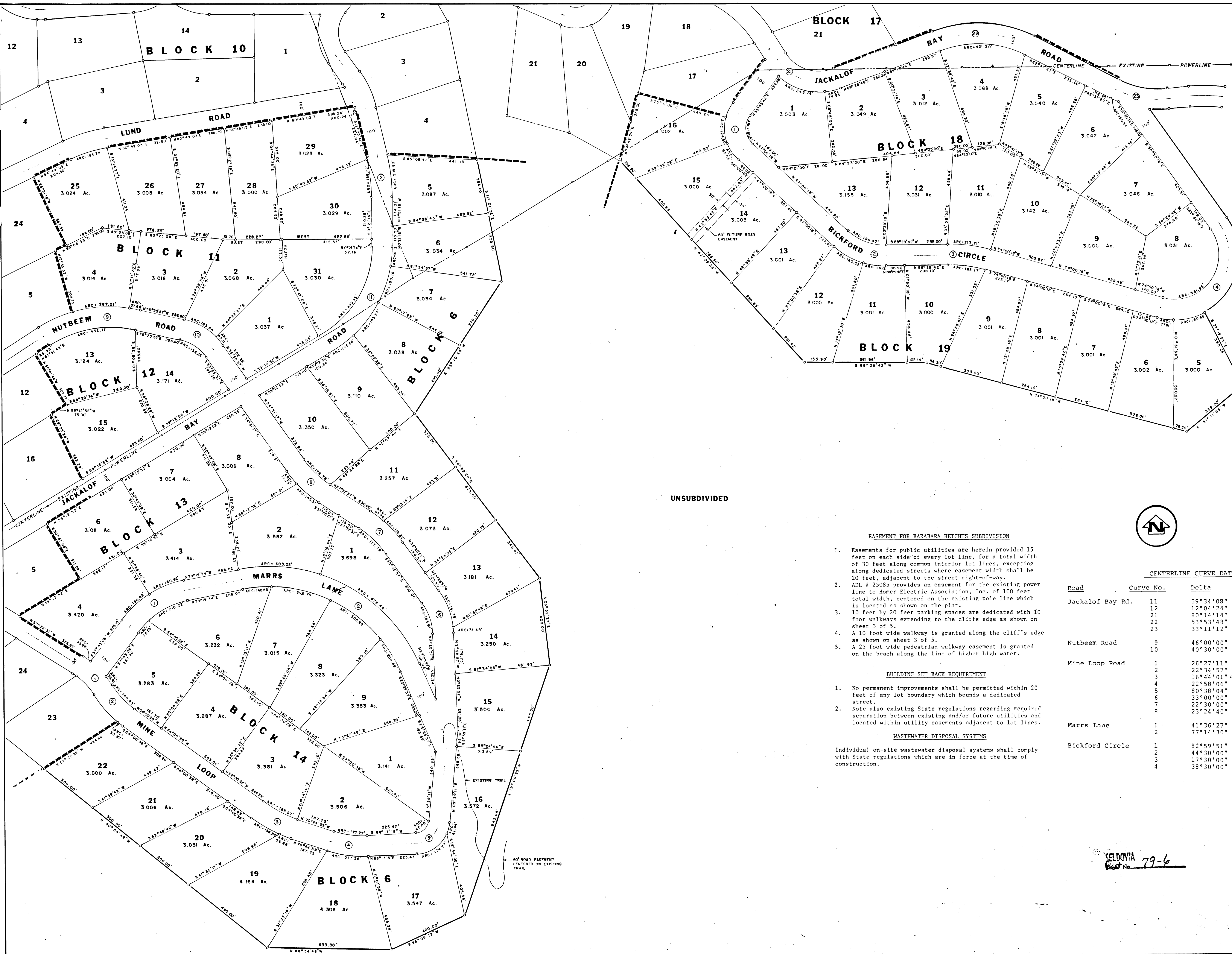


FOR: SELDOVIA NATIVE ASSOCIATION, INC.
P.O. BOX 185
SELDOVIA, ALASKA 99663

PROJECT: BARBARA HEIGHTS SUBDIVISION
Portions of Sections 14, 15, 20, 21, 22, 23, and 28
all in T8S, R14W, S.M., Alaska

DOWN BY: RCH
CHECKED: [Signature]
SCALE: 1"=200'
DATE: JULY 29, 1977
SHEET NUMBER: 3
OF FIVE SHEETS
PROJ. NO. 7012

ROEN DESIGN ASSOCIATES
ENGINEERS - SURVEYORS
FAIRBANKS, ALASKA 99701



UNSUBDIVIDED

EASEMENT FOR BARBARA HEIGHTS SUBDIVISION

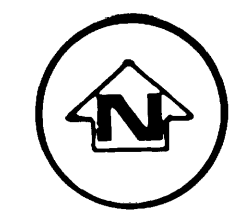
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BUILDING SET BACK REQUIREMENT

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WASTEWATER DISPOSAL SYSTEMS

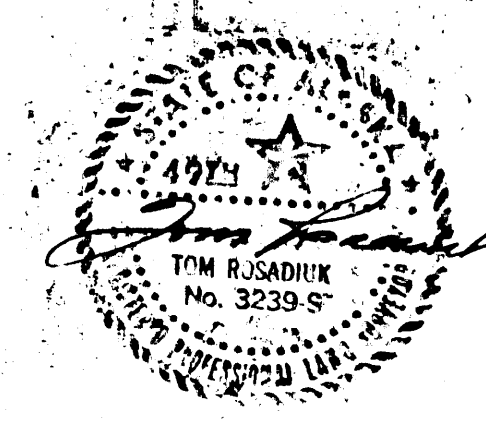
Individual on-site wastewater disposal systems shall comply with State regulations which are in force at the time of construction.



CENTERLINE CURVE DATA

Road	Curve No.	Delta	Radius	Tangent
Jackalof Bay Rd.	11	59°34'08"	530.37'	303.56
	12	12°04'24"	945.61'	100.00
	21	80°14'14"	237.35'	200.00
	22	53°53'48"	553.98'	281.64
Nutbeem Road	9	46°00'00"	588.96'	250.00
	10	40°30'00"	271.06'	100.00
Mine Loop Road	1	26°27'11"	389.15'	91.46
	2	22°34'57"	458.10'	91.46
	3	16°44'01"	679.92'	100.00
	4	22°58'06"	492.21'	100.00
	5	80°38'04"	117.84'	100.00
	6	33°00'00"	337.59'	100.00
	7	22°30'00"	502.73'	100.00
	8	23°24'40"	482.65'	100.00
Marrs Lane	1	41°36'27"	447.44'	170.00
	2	77°14'30"	752.22'	600.94
Bickford Circle	1	82°59'51"	153.84'	136.10
	2	44°30'00"	305.54'	125.00
	3	17°30'00"	649.71'	100.00
	4	38°30'00"	265.40'	92.68

SELDOWIA
Sheet No. 79-6



FOR: SELDOVIA NATIVE ASSOCIATION, INC.
P.O. BOX 185
SELDOWIA, ALASKA 99663

PROJECT: BARBARA HEIGHTS SUBDIVISION
Portions of Sections 14, 15, 20, 21, 22, 23, and 28
all in T8S., R14W., S1M., Alaska

DWN BY: RCH
CHECKED:
SCALE: 1" = 200'
DATE: JULY 29, 1977
SHEET NUMBER

OF FIVE SHEETS
PROJ. NO. 7012

ROEN
DESIGN ASSOCIATES
ENGINEERS - SURVEYORS
FAIRBANKS, ALASKA 99701
3505 AIRPORT WAY

4



CENTERLINE CURVE DATA				
Road	Curve No.	Delta	Radius	Tangent
Jackalof Bay Rd.	13	23°37'24"	429.46'	89.81
	14	75°20'00"	211.58'	163.33
	15	73°45'32"	204.13'	153.15
	16	157°35'43"	141.28'	713.38
	17	90°00'00"	75.53'	75.53
	18	90°00'00"	75.53'	75.53
	19	29°31'37"	1049.95'	276.69
	20	43°47'51"	546.41'	219.64
Lund Road	8	16°00'00"	711.54'	100.00
Olstead Road	1	40°13'44"	263.95'	96.67
Kashevarof Road	1	13°00'00"	877.69'	100.00
	2	44°00'00"	247.51'	100.00
	3	18°00'00"	263.44'	41.72
	4	41°00'00"	267.46'	100.00
Barabara Creek Rd.	1	23°26'05"	392.01'	81.30
	2	41°13'18"	393.11'	147.84
	3	27°49'20"	571.67'	141.59
	4	97°30'00"	342.02'	390.00
	5	25°37'06"	494.83'	112.51
Barnhardt Lane	1	24°30'00"	460.57'	100.00

- BUILDING SET BACK REQUIREMENT**
- No permanent improvements shall be permitted within 20 feet of any lot boundary which bounds a dedicated street.
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WASTEWATER DISPOSAL SYSTEMS

Individual on-site wastewater disposal systems shall comply with State regulations which are in force at the time of construction.

Native Allotment 5945

- EASEMENT FOR BARABARA HEIGHTS SUBDIVISION**
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FOR: SELDOVIA NATIVE ASSOCIATION, INC.
PO. BOX 185
SELDOVIA, ALASKA 99663

PROJECT: BARABARA HEIGHTS SUBDIVISION
Portions of Sections 14, 15, 20, 21, 22, 23, and 28
all in T8S., R14W., S.M., Alaska

ROEN DESIGN ASSOCIATES
ENGINEERS - SURVEYORS
FAIRBANKS, ALASKA 99701
3505 AIRPORT WAY

OWN BY: RCH
CHECKED
SCALE: 1" = 200'
DATE: JULY 29, 1977
SHEET NUMBER: 5
OF FIVE SHEETS
PROJ. NO.: 7012