

Notes:

1. No field survey was performed. Boundaries and areas are of record per plat HM77-61.
2. No permanent structures shall be constructed or placed within a utility easement which would interfere with the ability of the utility to use the easement.
3. There is a 15' Utility Easement fronting all street ROWs.
4. This subdivision is subject to City of Homer Zoning Codes.
5. An exception to KPB 20.30.240, Building Setback note was granted by the Kenai Peninsula Plat Committee at the meeting of _____.
6. An exception to KPB 20.30.120, ROW width was granted by the Kenai Peninsula Plat Committee at the meeting of _____.
7. This subdivision may be subject to Covenants, Conditions, and Restrictions recorded in Bk. 94 Pg. 927 H.R.D.
8. This subdivision may be subject to a general easement to Homer Electric Association recorded in Bk. 48 Pg. 77, and Bk. 90 Pg. 166 H.R.D.
9. Property owners should contact the Army Corps of Engineers prior to onsite development or construction activity to obtain the most current wetland designation, if any. Property owners are responsible for obtaining all required local, state and federal permits.

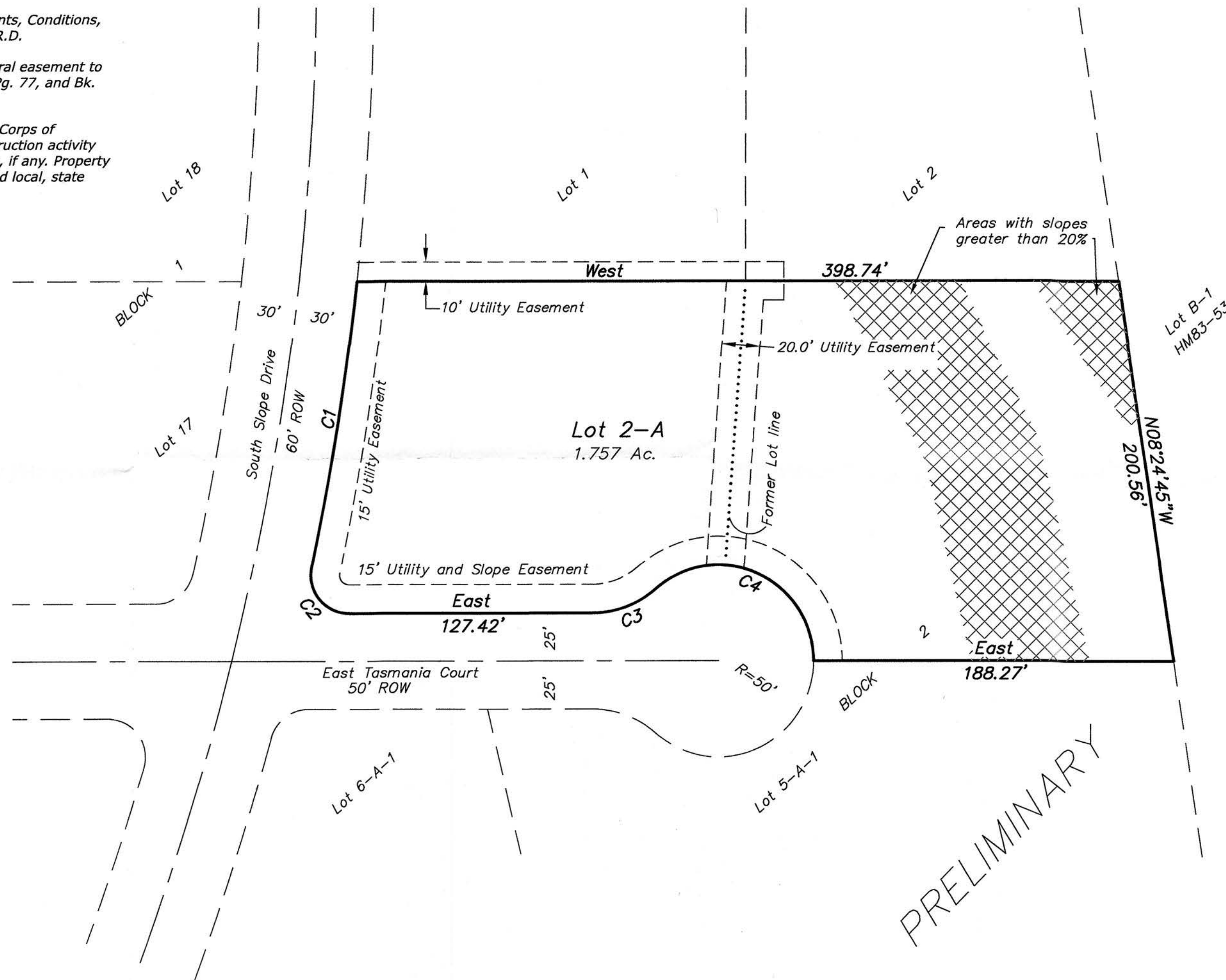
Plat Approval

This plat was approved by the Kenai Peninsula Borough Planning Commission at the meeting of July 13, 2020.

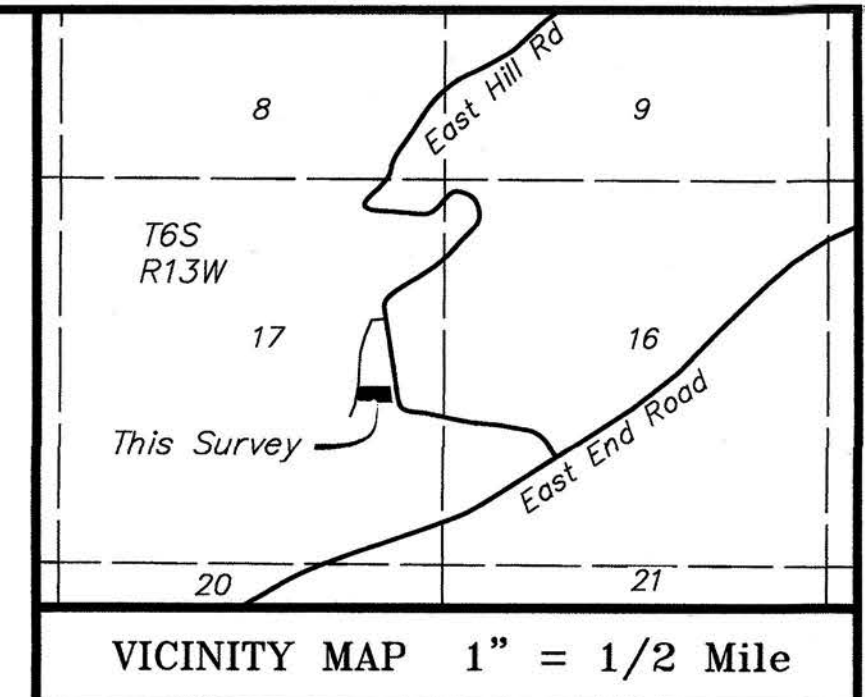
By: _____ Date _____
Authorized Official
Kenai Peninsula Borough



WASTEWATER CERTIFICATE:
Plans for wastewater disposal that meet regulatory requirements are on file at the Department of Environmental Conservation.



CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	1550.00'	151.22'	151.16'	N08°53'02"E	5°35'24"
C2	20.00'	35.49'	31.02'	N39°09'38"W	101°40'44"
C3	50.00'	36.14'	35.36'	N69°17'43"E	41°24'35"
C4	50.00'	114.68'	91.14'	N65°42'13"W	131°24'44"



Ownership Certificate:

We hereby certify that we are the owners of the real property shown and described hereon and we hereby adopt this plan of subdivision and by our free consent dedicate all rights-of-way to public use and grant all easements to the use shown.

Bryan W. Evans
4526 South Slope Drive
Homer, AK 99603

Notary's Acknowledgement:

For _____
Acknowledged before me this _____ day
of _____, 20__.

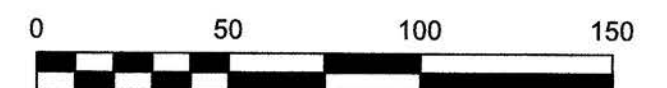
Notary Public for Alaska
My commission expires: _____

Ginny A. Evans
4526 South Slope Drive
Homer, AK 99603

Notary's Acknowledgement:

For _____
Acknowledged before me this _____ day
of _____, 20__.

Notary Public for Alaska
My commission expires: _____



**BARNETT'S SOUTH SLOPE SUBD.
EVANS ADDITION**

A replat combining
Lot 2 and Lot 4, Block 2,
Barnett's South Slope Subd. HM77-61
Within NE1/4 Sec. 17, T6S, R13W, SM,
City of Homer, Kenai Peninsula Borough,
Homer Recording District, Third Judicial District, Alaska
Containing 1.757 Acres more or less.

Prepared for:
Bryan and Ginny Evans
4526 S. Slope Drive
Homer, AK 99603

Prepared by:
Orion Surveys
PO Box 15025
36570 Maria Road
Fritz Creek, AK 99603
(907) 399-7028
tom@orionsurveys.com

Scale: 1"=50'

Date: 10/27/2021

FB: NA

Job# 862

KPB File No. 2021-

KPB 2022-015