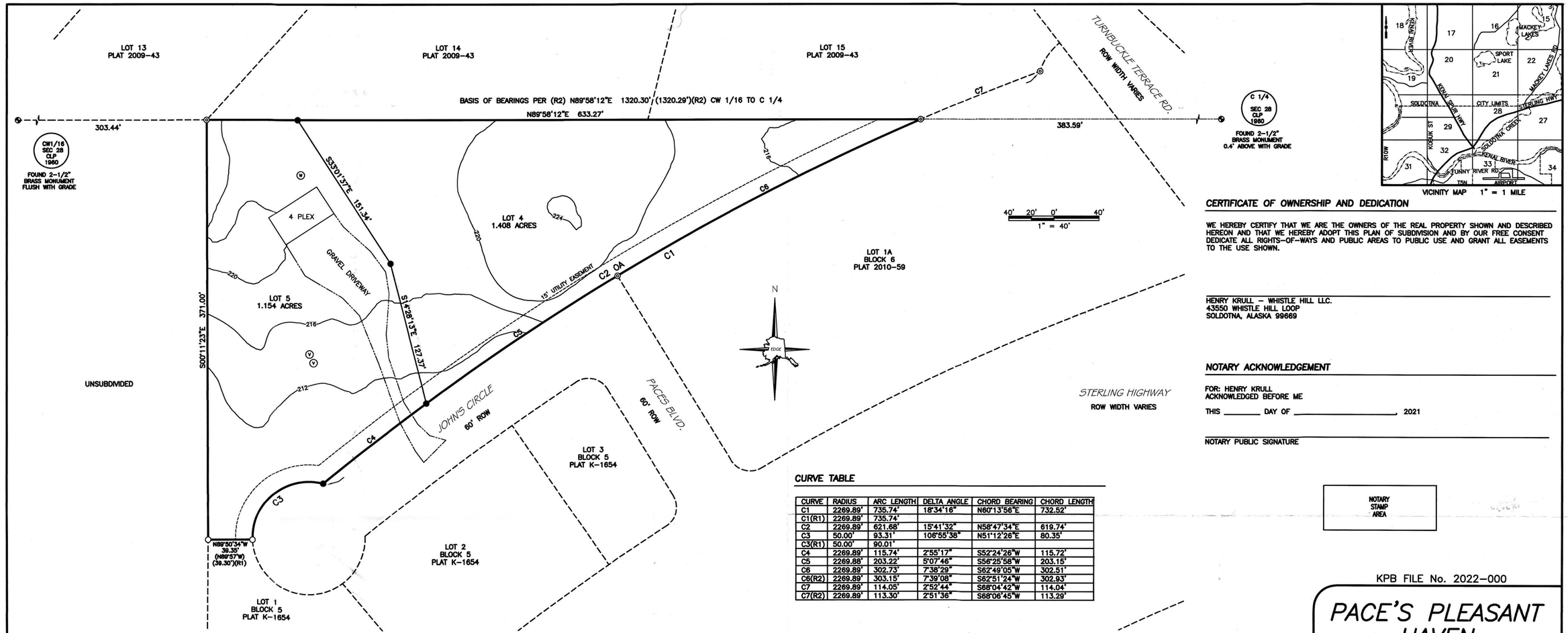


## CURVE TABLE

| CURVE | RADIUS | ARC LENGTH | DELTA ANGLE | CHORD BEARING | CHORD LENGTH |
|---|---|---|---|---|---|
| C1 | 2269.89' | 735.74' | 18°34'16" | N60°13'56"E | 732.52' |
| C1(R1) | 2269.89' | 735.74' | | | |
| C2 | 2269.89' | 621.68' | 15°41'32" | N58°47'34"E | 619.74' |
| C3 | 50.00' | 93.31' | 106°55'38" | N51°12'26"E | 80.35' |
| C3(R1) | 50.00' | 90.01' | | | |
| C4 | 2269.89' | 115.74' | 2°55'17" | S52°24'26"W | 115.72' |
| C5 | 2269.88' | 203.22' | 5°07'46" | S56°25'58"W | 203.15' |
| C6 | 2269.89' | 302.73' | 7°38'29" | S62°49'05"W | 302.51' |
| C6(R2) | 2269.89' | 303.15' | 7°39'08" | S62°51'24"W | 302.93' |
| C7 | 2269.89' | 114.05' | 2°52'44" | S68°04'42"W | 114.04' |
| C7(R2) | 2269.89' | 113.30' | 2°51'36" | S68°06'45"W | 113.29' |

## CERTIFICATE OF OWNERSHIP AND DEDICATION

WE HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE REAL PROPERTY SHOWN AND DESCRIBED HEREON AND THAT WE HEREBY ADOPT THIS PLAN OF SUBDIVISION AND BY OUR FREE CONSENT DEDICATE ALL RIGHTS-OF-WAYS AND PUBLIC AREAS TO PUBLIC USE AND GRANT ALL EASEMENTS TO THE USE SHOWN.

HENRY KRULL – WHISTLE HILL LLC.
43550 WHISTLE HILL LOOP
SOLDOTNA, ALASKA 99669

## NOTARY ACKNOWLEDGEMENT

FOR: HENRY KRULL
ACKNOWLEDGED BEFORE ME

THIS _____ DAY OF _____, 2021

NOTARY PUBLIC SIGNATURE

NOTARY STAMP AREA

## LEGEND

| | | | |
|---|---|---|---|
| ⊕ | FOUND PRIMARY MONUMENT AS REFERENCED | ——— | SUBDIVISION BOUNDARY |
| ○ | FOUND SECONDARY MONUMENT 1/2" REBAR | ——— | INTERIOR LOT LINE |
| ◎ | FOUND SECONDARY MONUMENT 5/8" REBAR WITH 2" ALUMINUM CAP STAMPED LS 4928-S | - - - - - | ADJACENT PROPERTY LINE |
| ● | SET SECONDARY MONUMENT 5/8" X 30" REBAR WITH 2" ALUMINUM CAP STAMPED EDGE SURVEY LS-13022 2021 | —·—·— | EASEMENT |
| | | ——·—·—— | MONUMENT TIE |
| | | OA | OVERALL |
| | | (R#) | RECORD DATA, SEE REFERENCE |

## REFERENCES

(R1) PACE'S PLEASANT HAVEN SUBDIVISION ADDITION NO. 1, PLAT NO. K-1654, KENAI RECORDING DISTRICT

(R2) PACE'S PLEASANT HAVEN SUBDIVISION ADDITION NO. 2, PLAT NO. 2010-59, KENAI RECORDING DISTRICT

## PLAT APPROVAL

THIS PLAT WAS APPROVED BY THE KENAI PENINSULA BOROUGH PLANNING COMMISSION AT THE MEETING OF JANUARY 10, 2022.

KENAI PENINSULA BOROUGH

AUTHORIZED OFFICIAL

## NOTES

1. THIS SUBDIVISION IS SUBJECT TO CITY OF SOLDOTNA ZONING REGULATIONS.
2. THE FRONT 15 FEET ADJACENT TO THE RIGHTS-OF-WAY IS A UTILITY EASEMENT. 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.
12. WASTE WATER DISPOSAL: SOIL CONDITIONS, WATER TABLE LEVELS, AND SOIL SLOPES IN THIS SUBDIVISION HAVE BEEN FOUND SUITABLE FOR CONVENTIONAL ONSITE WASTEWATER TREATMENT AND DISPOSAL SYSTEMS SERVING SINGLE-FAMILY OR DUPLEX RESIDENCES AND MEETING THE REGULATORY REQUIREMENTS OF THE KENAI PENINSULA BOROUGH. ANY OTHER TYPE OF ONSITE WASTEWATER TREATMENT AND DISPOSAL SYSTEM MUST BE DESIGNED BY A PROFESSIONAL ENGINEER, REGISTERED TO PRACTICE IN ALASKA, AND THE DESIGN MUST BE APPROVED BY THE ALASKA DEPARTMENT OF ENVIRONMENTAL CONSERVATION.

ENGINEER _____ LICENSE NUMBER _____ DATE _____

KPB 2022-013

## CERTIFICATE OF SURVEYOR

I, MARK AIMONETTI 13022-S, HEREBY CERTIFY THAT I AM A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF ALASKA AND THAT THIS PLAT REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECT SUPERVISION, AND THAT THE MONUMENTS SHOWN ON THIS SURVEY ACTUALLY EXIST AS DESCRIBED, AND THAT ALL DIMENSIONAL AND OTHER DETAILS ARE TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

STATE OF ALASKA 49TH · Mark A. Aimonetti · No. 13022 – S · REGISTERED PROFESSIONAL LAND SURVEYOR

RECORDER'S STAMP AREA 2.25" x 2.25"

KPB FILE No. 2022-000

# PACE'S PLEASANT HAVEN SUBDIVISION ADDITION NO. 3

A SUBDIVISION OF
N1/2 N1/2 NE1/4 NE1/4
T5N R10 W SECTION 28
EXCLUDING THE WEST 303.4 FEET AND
PACE'S PLEASANT HAVEN ADDITION NO. 1

OWNERS:
WHISTLE HILL LLC.
43550 WHISTLE HILL ROAD
SOLDOTNA, ALASKA 99669

LOCATED WITHIN NE 1/4 SECTION 28,
T.5N., R.10W. S.M.
STATE OF ALASKA
KENAI PENINSULA BOROUGH
KENAI RECORDING DISTRICT
CITY OF SOLDOTNA

CONTAINING 2.562 ACRES

EDGE SURVEY AND DESIGN, LLC
12501 OLD SEWARD, D ANCHORAGE, AK 99515
Phone (907) 344-5990 Fax (907) 344-7794
AECL# 1392

| DRAWN BY: | DATE: | PROJECT: |
|---|---|---|
| JY | 11/18/2021 | 21-630 |
| CHECKED BY: | SCALE: | SHEET: |
| MA | 1" = 40' | 1 OF 1 |