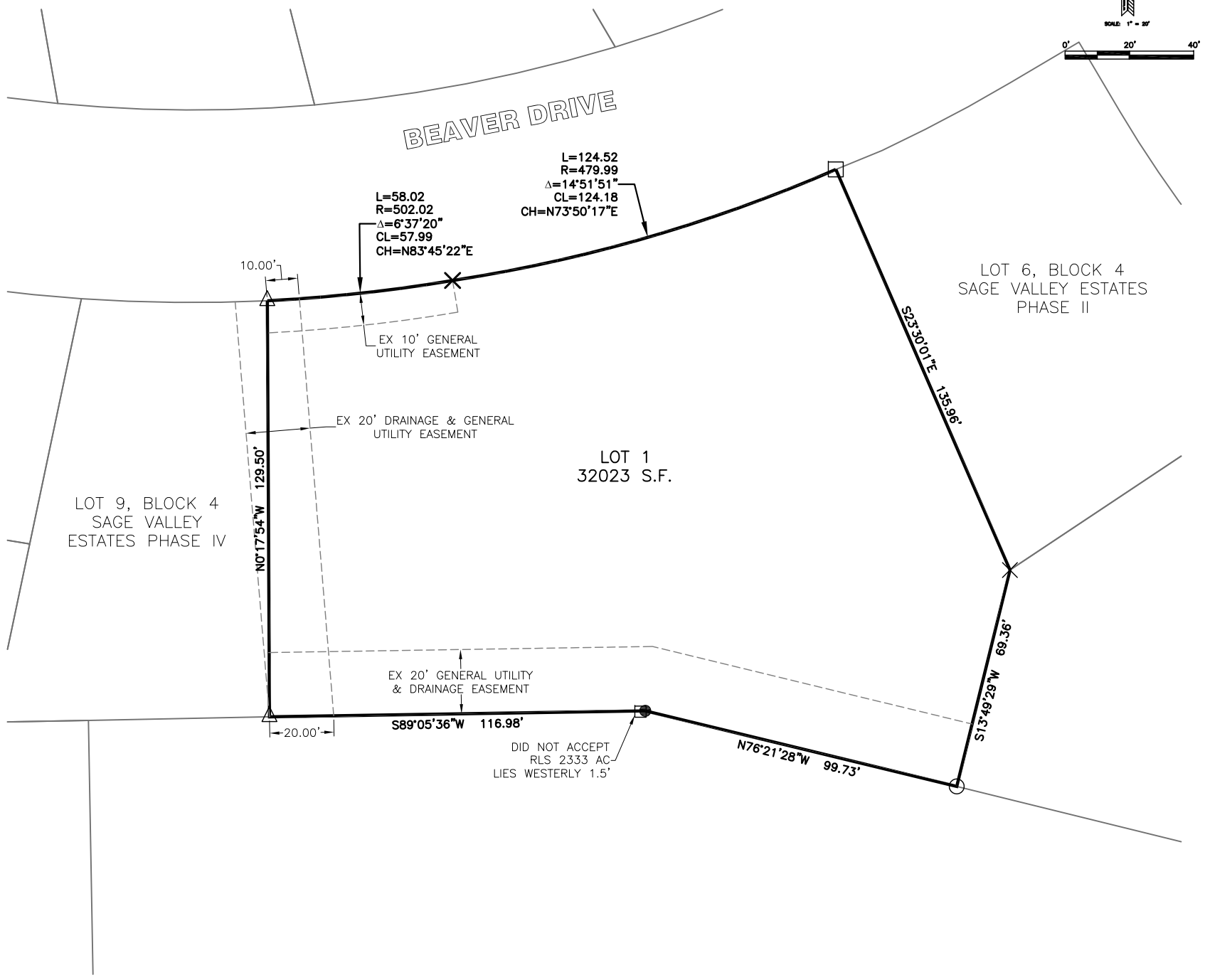
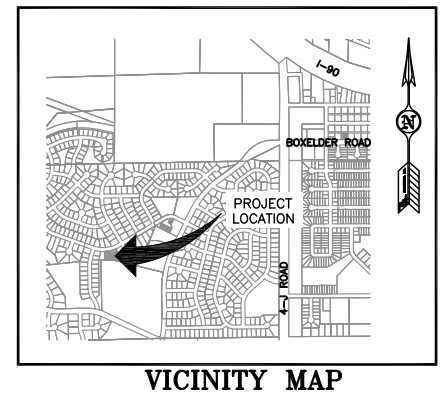
ROHDE SUBDIVISION

A RESUBDIVISION OF LOT 8, BLOCK 4 SAGE VALLEY ESTATES PHASE IV AND LOT 7A, BLOCK 4 SAGE VALLEY ESTATES, PHASE II
LOCATED IN A PORTION OF THE NW1/4 SECTION 33, T50N, R72W OF THE 6TH P.M., CITY OF GILLETTE, CAMPBELL COUNTY, WYOMING





VICINITY MAP

CERTIFICATE OF DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED CHRISTOPHER AND SHERRI ROHDE REVOCABLE TRUST, BEING THE OWNERS, PROPRIETORS OR PARTIES OF INTEREST IN THE LAND SHOWN ON THIS PLAT, DO HEREBY CERTIFY THAT THE FOREGOING PLAT DESIGNATED AS ROHDE SUBDIVISION, A RESUBDIVISION OF LOT 8, BLOCK 4 SAGE VALLEY ESTATES PHASE IV AND LOT 7A, BLOCK 4 SAGE VALLEY ESTATES, PHASE II, LOCATED IN A PORTION OF THE NW1/4 SECTION 33, T50N, R72W OF THE 6TH P.M., CITY OF GILLETTE, CAMPBELL COUNTY, WYOMING, AND IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LOT 8, BLOCK 4 SAGE VALLEY ESTATES PHASE IV AND LOT 7A, BLOCK 4 SAGE VALLEY ESTATES, PHASE II, LOCATED IN A PORTION OF THE NW1/4 SECTION 33, T50N, R72W OF THE 6TH P.M., CITY OF GILLETTE, CAMPBELL COUNTY, WYOMING, AND THAT THIS SUBDIVISION, AS IT IS DESCRIBED AND AS IT APPEARS ON THIS PLAT, IS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER AND PROPRIETOR; AND THAT THIS IS A CORRECT PLAT OF THE AREA AS IT IS DIVIDED INTO LOTS, BLOCKS, STREETS AND EASEMENTS.

THAT THE UNDERSIGNED OWNER OF THE LAND SHOWN AND DESCRIBED ON THIS PLAT DOES HEREBY DEDICATE TO THE CITY OF GILLETTE AND ITS LICENSEES FOR PERPETUAL PUBLIC USE, ALL STREETS, ALLEYS, EASEMENTS AND OTHER PUBLIC LANDS WITHIN THE BOUNDARY LINES OF THE PLAT, AS INDICATED, AND NOT ALREADY OTHERWISE DEDICATED FOR PUBLIC USE.

UTILITY EASEMENTS, AS DESIGNATED ON THIS PLAT, ARE HEREBY DEDICATED TO THE CITY OF GILLETTE AND ITS LICENSEES FOR PERPETUAL PUBLIC USE, FOR THE PURPOSE OF INSTALLING, REPAIRING, REINSTALLING, REPLACING AND MAINTAINING SEWERS, WATER LINES, GAS LINES, ELECTRIC LINES, TELEPHONE LINES, CABLE TV LINES AND OTHER FORMS AND TYPES OF PUBLIC UTILITIES NOW OR HEREAFTER GENERALLY UTILIZED BY THE PUBLIC.

DRAINAGE EASEMENTS, AS DESIGNATED ON THIS PLAT, ARE HEREBY DEDICATED TO THE CITY OF GILLETTE AND ITS LICENSEES FOR PUBLIC USE, TO ACCOMMODATE THE FLOW OR STORAGE OF STORM WATERS AND SHALL BE KEPT FREE OF ALL STRUCTURES OR OTHER IMPEDIMENTS.

ALL RIGHTS UNDER AND BY VIRTUE OF THE HOMESTEAD EXEMPTION LAWS OF THE STATE OF WYOMING ARE HEREBY WAIVED AND RELEASED.

EXECUTED THIS _____ DAY OF _____ A.D., 20____, BY:

_____
CHRISTOPHER ROHDE, OWNER

STATE OF WYOMING)
)SS.
CAMPBELL COUNTY)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS ____ DAY OF _____, A.D., 20___ BY CHRISTOPHER ROHDE, OWNER, AS A FREE AND VOLUNTARY ACT AND DEED.

WITNESS MY HAND AND OFFICIAL SEAL.

_____
NOTARY PUBLIC

MY COMMISSION EXPIRES:_____

EXECUTED THIS _____ DAY OF _____ A.D., 20____, BY:

_____
SHERRI ROHDE, OWNER

STATE OF WYOMING)
)SS.
CAMPBELL COUNTY)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS ____ DAY OF _____, A.D., 20___ BY SHERRI ROHDE, OWNER, AS A FREE AND VOLUNTARY ACT AND DEED.

WITNESS MY HAND AND OFFICIAL SEAL.

_____
NOTARY PUBLIC

MY COMMISSION EXPIRES:_____

CERTIFICATE OF REVIEW OF THE CITY ENGINEER

DATA ON THIS PLAT REVIEWED THIS _____ DAY OF _____ A.D., 20____ BY THE CITY ENGINEER OF GILLETTE WYOMING.

_____
CITY ENGINEER

CERTIFICATE OF APPROVAL BY THE CITY COUNCIL OF THE CITY OF GILLETTE, WYOMING

APPROVED BY THE CITY COUNCIL OF THE CITY OF GILLETTE, WYOMING THIS _____ DAY OF _____ A.D., 20____.

_____
MAYOR

_____
CITY CLERK

CERTIFICATE OF APPROVAL BY THE CITY OF GILLETTE PLANNING COMMISSION

APPROVED BY THE CITY OF GILLETTE PLANNING COMMISSION THIS _____ DAY OF _____ A.D., 20____.

_____
CHAIRMAN

_____
SECRETARY

DECLARATION VACATING PREVIOUS PLATTING

THIS PLAT IS THE A RESUBDIVISION OF LOT 8, BLOCK 4 SAGE VALLEY ESTATES PHASE IV, AS RECORDED IN BOOK 7 OF PLATS, PAGE 103, OF THE RECORDS OF THE CAMPBELL COUNTY CLERK AND LOT 7A, BLOCK 4 SAGE VALLEY ESTATES, PHASE II, AS RECORDED IN BOOK 7 OF PLATS, PAGE 39, OF THE RECORDS OF THE CAMPBELL COUNTY CLERK. ALL EARLIER PLATS OR PORTIONS THEREOF, ENCOMPASSED BY THE BOUNDARIES OF THIS PLAT ARE HEREBY VACATED.

CERTIFICATE FOR RECORDING BY THE COUNTY CLERK AND RECORDER

THIS PLAT WAS FILED FOR RECORD IN THE OFFICE OF THE CLERK AND RECORDER AT _____ O'CLOCK ____M.; THIS _____DAY OF _____ 20___, AND IS DULY RECORDED IN BOOK NUMBER _____, PAGE NUMBER _____.

_____
COUNTY CLERK

SUBDIVISION SUMMARY

TOTAL AREA: 32023 S.F.

TOTAL LOTS: 1 LOT

FLOOD PLAIN DESIGNATION ZONE X

SURVEYOR'S CERTIFICATE

I, SHEILA M. SLOCUM, DO HEREBY CERTIFY THAT I AM A LICENSED LAND SURVEYOR, LICENSED UNDER THE LAWS OF THE STATE OF WYOMING, THAT THIS SUBDIVISION PLAT IS A TRUE, CORRECT AND COMPLETE PLAT OF THE ROHDE SUBDIVISION, A RESUBDIVISION OF LOT 8, BLOCK 4 SAGE VALLEY ESTATES PHASE IV AND LOT 7A, BLOCK 4 SAGE VALLEY ESTATES, PHASE II, LOCATED IN A PORTION OF THE NW1/4 SECTION 33, T50N, R72W OF THE 6TH P.M., CITY OF GILLETTE, CAMPBELL COUNTY, WYOMING, AS LAID OUT, PLATTED, DEDICATED AND SHOWN HEREON, THAT SUCH PLAT WAS MADE FROM AN ACTUAL SURVEY OF SAID PROPERTY BY ME AND UNDER MY SUPERVISION.

BENCHMARK

BASED ON CITY OF GILLETTE VERTICAL CONTROL MONUMENT #104 ELEVATION= 4633.13

BASIS OF BEARING

THE CITY OF GILLETTE HORIZONTAL CONTROL NETWORK.
***ALL MEASURED DISTANCES ARE GRID. FOR CONVERSION TO SURFACE, MULTIPLY BY 1.00026964.
***ALL AREAS ARE CALCULATED AT SURFACE.

LEGEND

- FOUND REBAR AND PLASTIC CAP RLS 2333
- FOUND REBAR AND ALUMINUM CAP RLS 2333
- FOUND BARE REBAR
- FOUND X IN CONCRETE
- SET 2" ø ALUMINUM CAP (PLS #15542)
- CHISELED X IN CONCRETE
- BOUNDARY
- RIGHT OF WAY/PARCELS
- EXISTING EASEMENT

Prepared for:

CHRIS ROHDE
1207 BEAVER DRIVE
GILLETTE, WY 82718
(307) 257-0028

PCA ENGINEERING INC.
CIVIL ENGINEERING
SURVEYING
MATERIAL TESTING
4508 Wigwam Blvd.
P.O. Box 2185
Gillette, Wyoming 82718
307-687-0600

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Drawn by: SS	Design by: SS	Reviewed by: SS
Revision Date	Revision Description	

PCA Project Number: 193951.002
Plot Date: Apr 03, 2019 - 3:31pm
G:\PROJECTS\193851002 Sage Valley Estates Phase II A\MainP.dwg
Layout: Plat 1
X-Ref: ...

ROHDE SUBDIVISION
A RESUBDIVISION OF LOT 8, BLOCK 4 SAGE VALLEY ESTATES PHASE IV AND LOT 7A, BLOCK 4 SAGE VALLEY ESTATES, PHASE II LOCATED IN A PORTION OF THE NW1/4 SECTION 33, T50N, R72W OF THE 6TH P.M., CITY OF GILLETTE, CAMPBELL COUNTY, WYOMING

FINAL PLAT

SHEET 1 OF 1