

CERTIFICATE OF DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED SLH PROPERTIES, LLC, BEING THE OWNER, PROPRIETOR OR PARTIES OF INTEREST IN THE LAND SHOWN ON THIS PLAT, DO HEREBY CERTIFY THAT THE FOREGOING PLAT DESIGNATED AS POWDER HORN PARK, LOCATED IN THE S1/2NE1/4 SECTION 24, TOWNSHIP 50 NORTH, RANGE 72 WEST, 6TH PRINCIPAL MERIDIAN, GILLETTE, CAMPBELL COUNTY, WYOMING, AND IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A PARCEL LOCATED IN THE S1/2NE1/4 OF SECTION 24, T50N, R72W OF THE 6TH P.M., CITY OF GILLETTE, CAMPBELL COUNTY, WYOMING, AS RECORDED IN BOOK 2993 OF PHOTOS, PAGE 294 OF THE CAMPBELL COUNTY CLERKS RECORDS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE CENTER QUARTER CORNER OF SAID SECTION 24, BEING MONUMENTED BY 1973 BRASS CAP STAMPED LS 538; THENCE ALONG THE NORTH-SOUTH QUARTER LINE OF SAID SECTION 24, N00°13'07"W, 100.04 FEET TO THE SOUTHWEST CORNER OF SAID PARCEL, BEING THE NORTH RIGHT OF WAY OF WARLOW DRIVE, AS RECORDED IN BOOK 600 PHOTOS, PAGE 433, MONUMENTED BY A PLASTIC CAP STAMPED EAGLE LS 584 AND BEING THE POINT OF BEGINNING; THENCE CONTINUING ALONG SAID QUARTER LINE, N00°13'07"W, 1198.75 FEET TO THE NORTHWEST CORNER OF SAID PARCEL, BEING THE SOUTH RIGHT OF WAY OF VAQUERO DRIVE AS RECORDED IN BOOK 6 OF PLATS, PAGE 80, MONUMENTED BY AN ALUMINUM CAP STAMPED PLS 15542; THENCE ALONG SAID SOUTH RIGHT OF WAY, S87°42'39"E, 2464.97 FEET TO THE NORTHEAST CORNER OF SAID PARCEL, BEING THE WEST RIGHT OF WAY OF GARNER LAKE ROAD AS RECORDED IN BOOK 2386 PHOTOS, PAGE 399, MONUMENTED BY AN ALUMINUM CAP STAMPED PELS 2395; THENCE ALONG SAID WEST RIGHT OF WAY, S00°53'29"E, 1188.56 FEET TO THE SOUTHEAST CORNER OF SAID PARCEL, BEING THE AFOREMENTIONED NORTH RIGHT OF WAY OF WARLOW DRIVE, MONUMENTED BY AN ALUMINUM CAP STAMPED PELS 2395; THENCE ALONG SAID NORTH RIGHT OF WAY, N87°57'43"W, 2478.49 FEET TO THE POINT OF BEGINNING, AND CONTAINS AN AREA OF 67.69 ACRES, MORE OR LESS, 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 HEREFTER 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:

SLH PROPERTIES, LLC STEVE HALVORSON, OWNER

STATE OF WYOMING )  
 )SS.  
CAMPBELL COUNTY)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS \_\_\_\_ DAY OF \_\_\_\_\_, A.D., 20\_\_\_\_, BY SLH PROPERTIES, LLC, STEVE HALVORSON, 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

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 \_\_\_\_ P.M., THIS \_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_, AND IS DULY RECORDED IN BOOK NUMBER \_\_\_\_\_, PAGE NUMBER \_\_\_\_\_.

COUNTY CLERK

SUBDIVISION SUMMARY

TOTAL AREA: 67.69 ACRES  
TOTAL LOTS: 8 LOTS  
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 POWDER HORN PARK LOCATED IN THE S1/2NE1/4 SECTION 24, 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 #109 ELEVATION= 4515.13

BASIS OF BEARING

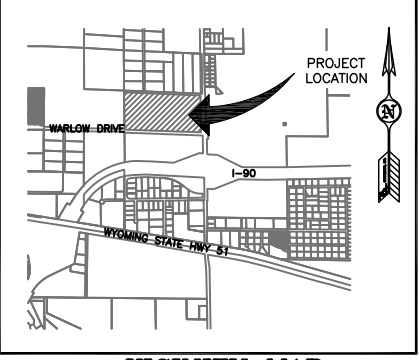
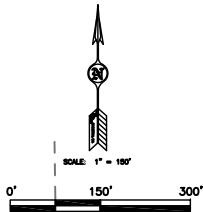
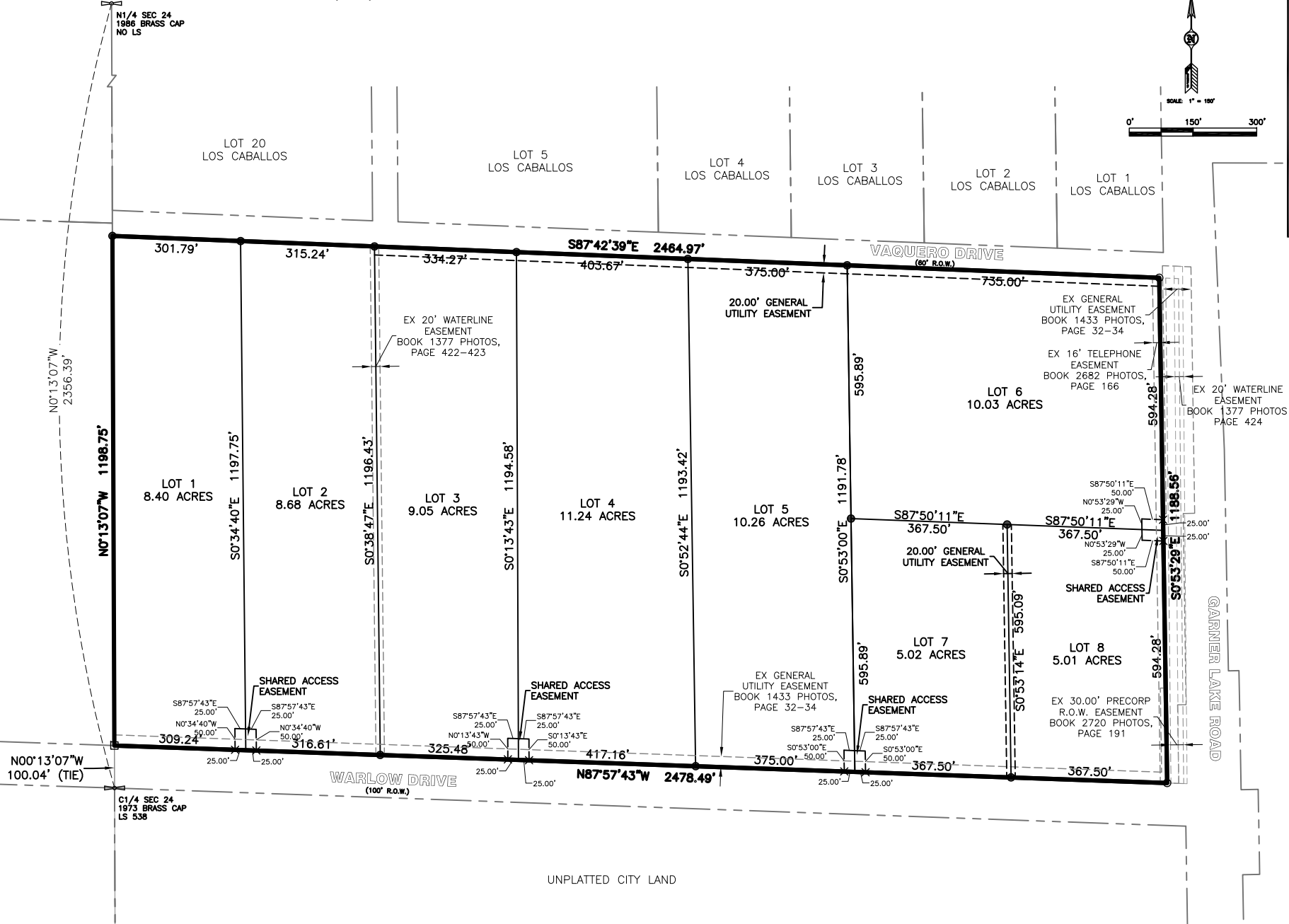
THE CITY OF GILLETTE HORIZONTAL CONTROL NETWORK.  
\*\*\*ALL MEASURED DISTANCES ARE GRID, FOR CONVERSION TO SURFACE, MULTIPLY BY 1.00026964.  
\*\*\*ALL AREAS ARE CALCULATED AT SURFACE.

LEGEND

- FOUND REBAR AND CAP PELS 2395
- FOUND REBAR AND CAP EAGLE LS 584
- ⊠ FOUND QUARTER CORNER SEE CORNER FOR DETAIL
- SET 2" # ALUMINUM CAP (PLS #15542)
- × SET 2" # ALUMINUM CAP (PLS #15542) 25' W.C.
- BOUNDARY
- - - EASEMENT
- - - RIGHT OF WAY/PARCELS
- - - EXISTING EASEMENT

POWDER HORN PARK

LOCATED IN THE S1/2NE1/4 SECTION 24, T50N, R72W OF THE 6TH P.M., CITY OF GILLETTE, CAMPBELL COUNTY, WYOMING



VICINITY MAP

LEGAL DESCRIPTION

A PARCEL LOCATED IN THE S1/2NE1/4 OF SECTION 24, T50N, R72W OF THE 6TH P.M., CITY OF GILLETTE, CAMPBELL COUNTY, WYOMING, AS RECORDED IN BOOK 2993 OF PHOTOS, PAGE 294 OF THE CAMPBELL COUNTY CLERKS RECORDS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER QUARTER CORNER OF SAID SECTION 24, BEING MONUMENTED BY 1973 BRASS CAP STAMPED LS 538;

THENCE ALONG THE NORTH-SOUTH QUARTER LINE OF SAID SECTION 24, N00°13'07"W, 100.04 FEET TO THE SOUTHWEST CORNER OF SAID PARCEL, BEING THE NORTH RIGHT OF WAY OF WARLOW DRIVE, AS RECORDED IN BOOK 600 PHOTOS, PAGE 433, MONUMENTED BY A PLASTIC CAP STAMPED EAGLE LS 584 AND BEING THE POINT OF BEGINNING;

THENCE CONTINUING ALONG SAID QUARTER LINE, N00°13'07"W, 1198.75 FEET TO THE NORTHWEST CORNER OF SAID PARCEL, BEING THE SOUTH RIGHT OF WAY OF VAQUERO DRIVE AS RECORDED IN BOOK 6 OF PLATS, PAGE 80, MONUMENTED BY AN ALUMINUM CAP STAMPED PLS 15542;

THENCE ALONG SAID SOUTH RIGHT OF WAY, S87°42'39"E, 2464.97 FEET TO THE NORTHEAST CORNER OF SAID PARCEL, BEING THE WEST RIGHT OF WAY OF GARNER LAKE ROAD AS RECORDED IN BOOK 2386 PHOTOS, PAGE 399, MONUMENTED BY AN ALUMINUM CAP STAMPED PELS 2395;

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THENCE ALONG SAID NORTH RIGHT OF WAY, N87°57'43"W, 2478.49 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINS 67.69 ACRES MORE OR LESS.

Prepared for:  
SLH PROPERTIES, LLC  
P.O. BOX 423  
DICKINSON, ND 58602  
(701) 225-8521



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Drawn by: SS	Design by: SS	Reviewed by: TS
Revision Date	Revision Description	
01/2019	PLAT UPDATE	
04/2019	ZONING LOT UPDATE	

PCA Project Number: 173804.00  
Plat Date: Apr 08, 2019 - 9:48am  
G:\PROJECTS\17380400 East Warlow Drive Subdivision\0 MainP.dwg  
Layout: Plat 1  
X-Ref: ...

POWDER HORN PARK  
LOCATED IN THE S1/2NE1/4 SECTION 24, T50N, R72W OF THE 6TH P.M., CITY OF GILLETTE, CAMPBELL COUNTY, WYOMING

FINAL PLAT

SHEET 1 OF 1