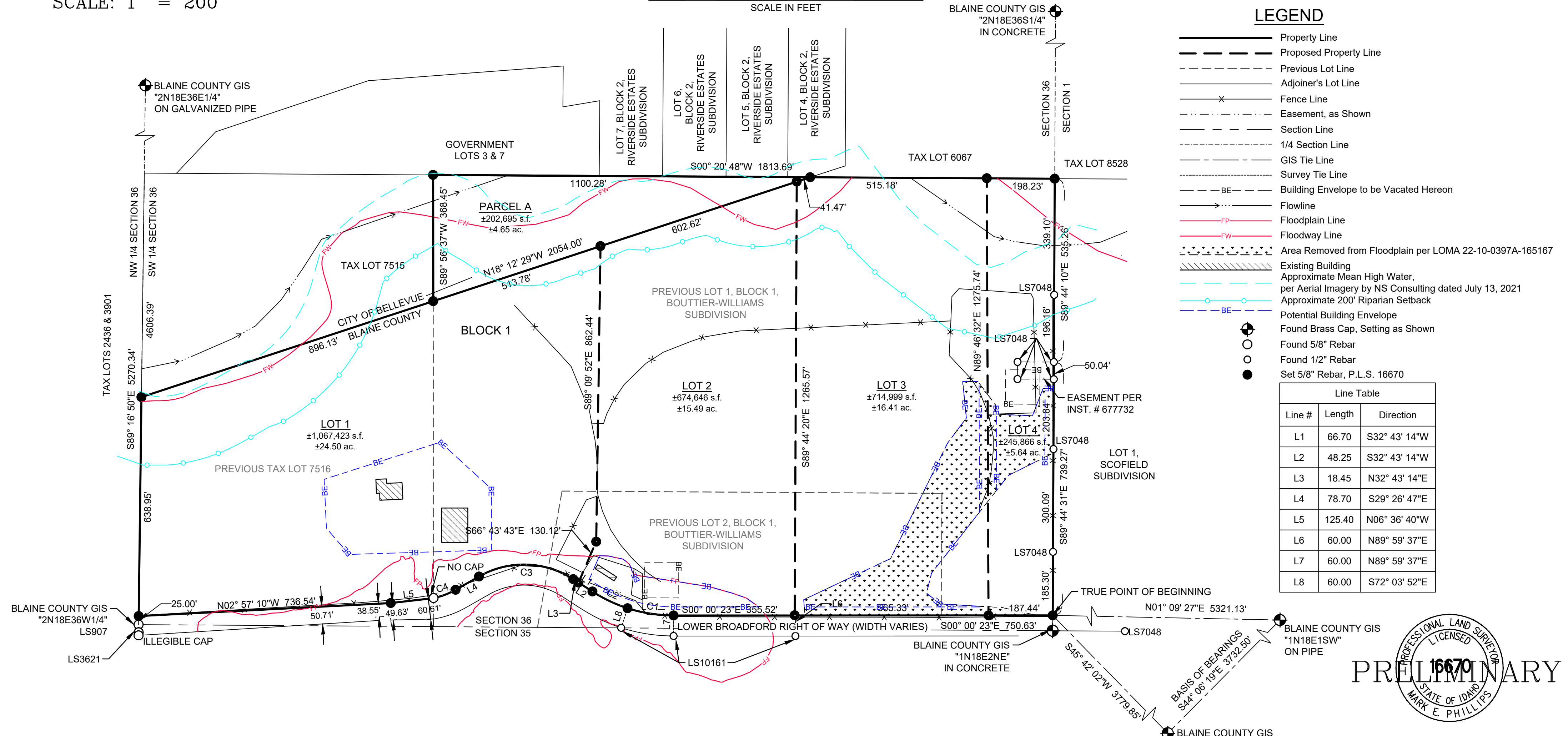
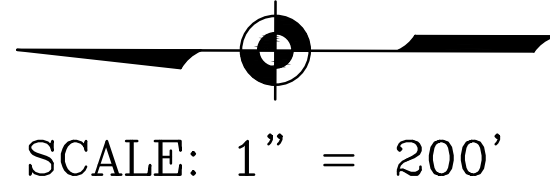


# A PLAT SHOWING DRINKERS OF THE WIND SUBDIVISION

WHERE IN LOTS 1 & 2, BLOCK 1, BOUTTIER-WILLIAMS SUBDIVISION AND TAX LOT 7516 ARE SUBDIVIDED AS SHOWN HEREON  
LOCATED WITHIN SECTION 36, T.2N., R.18E., B.M., BLAINE COUNTY, IDAHO

JANUARY 2023



### LEGEND

- Property Line
- Proposed Property Line
- Previous Lot Line
- Adjoiner's Lot Line
- Fence Line
- Easement, as Shown
- Section Line
- 1/4 Section Line
- GIS Tie Line
- Survey Tie Line
- Building Envelope to be Vacated Hereon
- Flowline
- Floodplain Line
- Floodway Line
- Area Removed from Floodplain per LOMA 22-10-0397A-165167
- Existing Building
- Approximate Mean High Water, per Aerial Imagery by NS Consulting dated July 13, 2021
- Approximate 200' Riparian Setback
- Potential Building Envelope
- Found Brass Cap, Setting as Shown
- Found 5/8" Rebar
- Found 1/2" Rebar
- Set 5/8" Rebar, P.L.S. 16670

Line Table		
Line #	Length	Direction
L1	66.70	S32° 43' 14"W
L2	48.25	S32° 43' 14"W
L3	18.45	N32° 43' 14"E
L4	78.70	S29° 26' 47"E
L5	125.40	N06° 36' 40"W
L6	60.00	N89° 59' 37"E
L7	60.00	N89° 59' 37"E
L8	60.00	S72° 03' 52"E

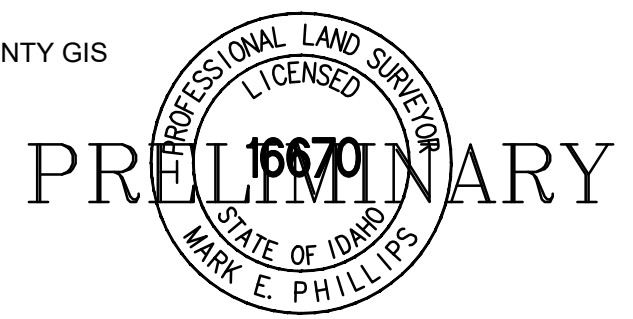
### SURVEY NARRATIVE & NOTES

Curve Table						
Curve	Length	Radius	Delta	Tangent	Chord	Chord Direction
C1	136.66'	442.71'	17° 41' 12"	68.88'	136.12'	S08° 49' 28"W
C2	113.57'	442.71'	14° 41' 52"	57.10'	113.25'	S25° 33' 08"W
C3	289.22'	263.89'	62° 47' 45"	161.07'	274.96'	N01° 37' 28"E
C4	69.01'	223.00'	17° 43' 47"	34.78'	68.73'	S20° 40' 27"E

**HEALTH CERTIFICATE:** Sanitary restrictions as required by Idaho Code Title 50, Ch. 13, have been satisfied. Sanitary restrictions may be reimposed in accordance with Idaho Code Title 50, Ch. 13, Sec. 50-1326, by issuance of a Certificate of Disapproval.

Date \_\_\_\_\_ South Central Public Health District

1. The purpose of this survey is to show the monuments found and set during the boundary retracement of Lots 1 & 2, Block 1, Bouttier-Williams Subdivision and Tax Lot 7516 and subdivide them into Lots 1-4, Block 1, Drinkers of the Wind Subdivision, as shown hereon. The boundary shown is based on found lot corner and centerline monuments, and the recorded plat of Bouttier-Williams Subdivision, Instrument Number 208701, records of Blaine County, Idaho. All found monuments have been accepted. An additional document used in the course of this study is the Record of Survey showing Lot 1, Scofield Subdivision & A Drainfield Easement on Lot 1, Bouttier-Williams Subdivision, Instrument Number 677732.
2. The distances shown are measured. Refer to the above referenced documents for the previous record data.
3. A Title Commitment for the property has been issued by Stewart Title Guaranty Company, File Number 21428157, with a Date of Policy of September 15, 2021. Certain information contained in said title policy may not appear on this map or may affect items shown hereon. It is the responsibility of the owner or agent to review said title policy. All plottable encumbrances and easements listed in the title report are not shown hereon. Review of specific documents is required, if further information is desired.
4. Unless otherwise shown hereon, this survey does not purport to reflect any of the following which may be applicable to subject real property: natural hazards, encroachments, wetlands, easements, building setbacks, restrictive covenants, subdivision restrictions, zoning or any other land-use regulations.
5. All new septic systems shall be built with risers, out-flow filters and drainfield inspection ports on each system.
6. A 10' Public Utility Easement shall be centered on all interior lot lines and along the exterior boundary of the subdivision.
7. All exterior lighting shall comply with Title 9, Blaine County Zoning Regulations, Chapter 29A.
8. Pursuant to State regulations, maintenance and weed control for all lots are the responsibility of the developer until the lot is sold and thereafter the responsibility of the owners of the individual lots. The control program to be implemented by the responsible party will target those species designated on the Idaho Noxious Weed List. Mowing and manual removal are recommended, although biological control has been shown to be effective in eradicating knapweed.
9. All new wells shall be metered.
10. Landscape irrigated by a domestic well is limited to 1/2 acre maximum per State regulations.
11. All utility service lines shall be installed underground.
12. Fire Protection requirements for this subdivision include those of the Wood River Fire Protection District, the Blaine County Fire Protection Ordinance and the most currently adopted version of the International Fire Code, including, but not limited to, fire protection water supply, 20-foot wide fire apparatus access roads, Class-A roof coverings and defensible space shall be complied with prior to final approval.
13. Building Setbacks, including Accessory Dwelling Units, are subject to Blaine County Zoning and Overlay Setback requirements.
14. Parcel A shall be un-buildable and remain in the City of Bellevue with no access or municipal services.
15. Non-habitable agricultural structures shall be permitted outside of building envelopes shown hereon subject to applicable Floodplain Overlay and Riparian Setback District requirements.



MARK E. PHILLIPS, P.L.S. 16670

DRINKERS OF THE WIND  
SUBDIVISION

GALENA ENGINEERING, INC.  
HAILEY, IDAHO

SHEET 1 OF 1  
Job No. 8130