

Resubmittal

# PRELIMINARY PLAT OF COPPER RIDGE SUBDIVISION, THIRD FILING

BEING LOT 12 OF BLOCK 3, LOTS 32-34 OF BLOCK 4, AND DEDICATED PARKLAND & PUBLIC RIGHT-OF-WAY IN BLOCK 4 OF COPPER RIDGE SUBDIVISION, SECOND FILING SITUATED IN THE SW1/4 OF SECTION 25, T. 1 N., R. 24 E., P.M.M. IN THE CITY OF BILLINGS, YELLOWSTONE COUNTY, MONTANA

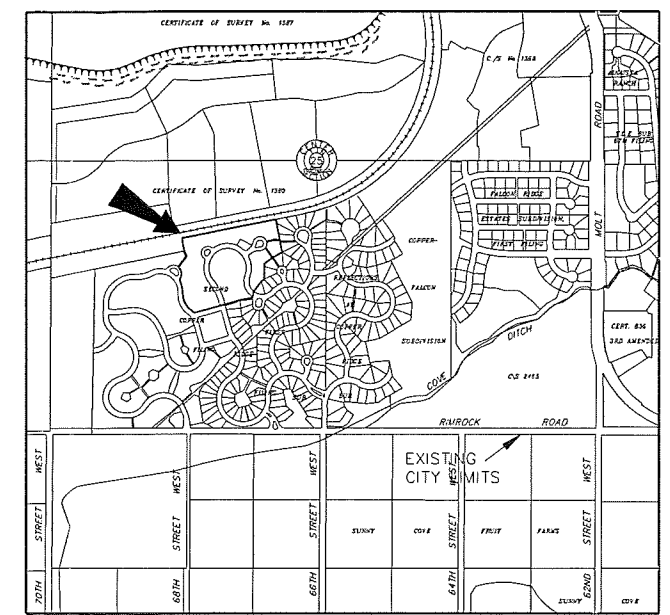
PREPARED FOR : COPPER RIDGE DEVELOPMENT CORP.

JANUARY, 2012

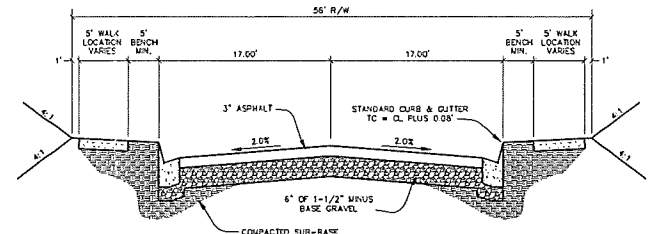
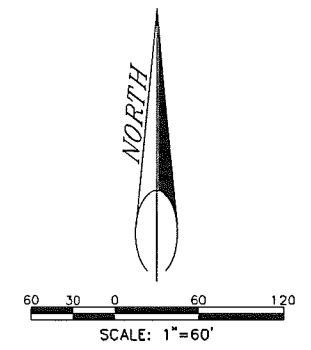
PREPARED BY : SANDERSON STEWART

BILLINGS, MONTANA

CERT. OF SURVEY No. 1380



VICINITY MAP  
NOT TO SCALE



TYPICAL ROAD SECTION  
NOT TO SCALE

### PLAT DATA

GROSS AREA	= ±14.075 AC
NET AREA	= ±11.657 AC
NUMBER OF LOTS	= 23
MINIMUM LOT SIZE	= ±8,013 SF
MAXIMUM LOT SIZE	= ±2.49 AC
LINEAL FEET OF STREETS	= ±724.5
PARKLAND REQUIREMENT	= MET PREVIOUSLY
PARKLAND DEDICATION	= VACATION - 0.386 ACRES VIA CASH
EXISTING ZONING	= R-7000R
SURROUNDING ZONING:	
NORTH	= OUTSIDE ZONING DISTRICT
SOUTH	= R-7000R
EAST	= R-7000R
WEST	= R-7000R
EXISTING LAND USE	= RESIDENTIAL
PROPOSED LAND USE	= RESIDENTIAL

