

PRELIMINARY PLAT OF HIGH SIERRA SUBDIVISION, NINTH FILING

BEING LOT 3A, BLOCK 2 OF AMENDED PLAT OF LOT 2, BLOCK 1 AND
LOTS 2 & 3, BLOCK 2 OF MARISELA SUBDIVISION
SITUATED IN THE SW1/4 OF SECTION 9, T. 1 N., R. 26 E., P.M.M.,
IN THE CITY OF BILLINGS, YELLOWSTONE COUNTY, MONTANA

PREPARED FOR : HIGH SIERRA II, INC.

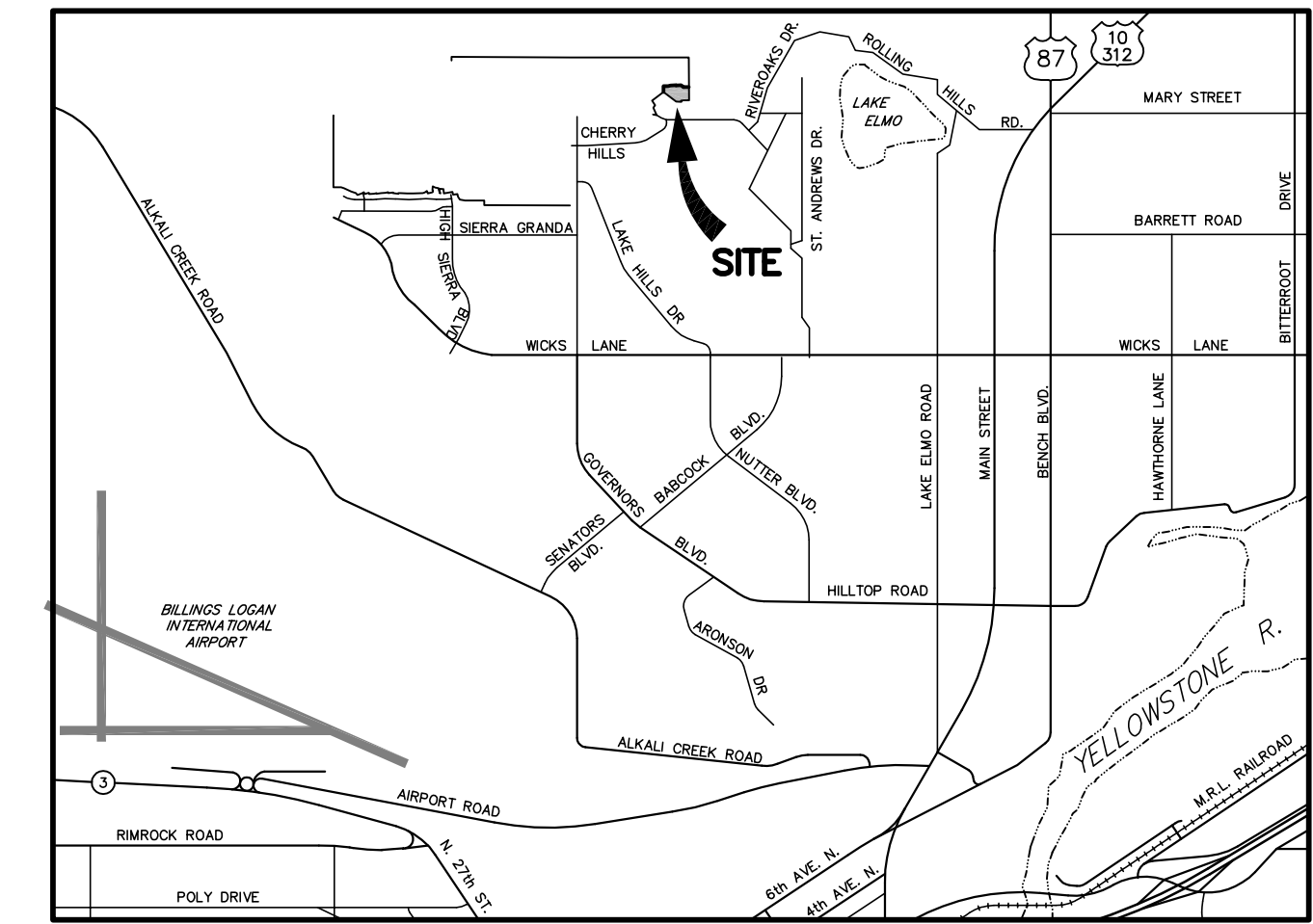
JUNE, 2014

PREPARED BY : SANDERSON STEWART 

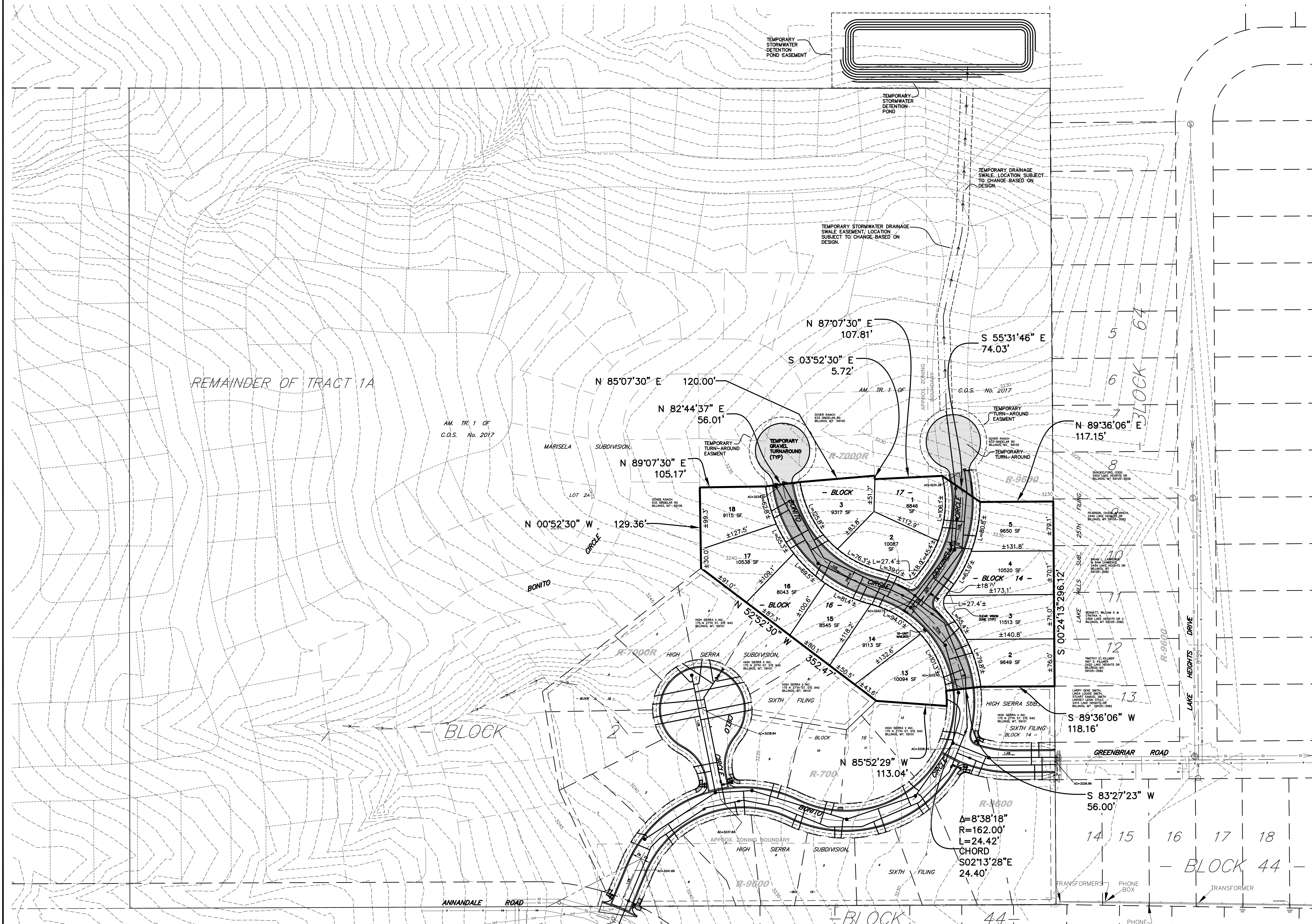
BILLINGS, MONTANA



80 40 0 80 160
SCALE: 1"=80'



VICINITY MAP
NOT TO SCALE



PLAT DATA

GROSS AREA	=	3.702 AC
NET AREA	=	±2.832 AC
NUMBER OF LOTS	=	13
MINIMUM LOT SIZE	=	±8,043 SF
MAXIMUM LOT SIZE	=	±11,513 SF
LINEAL FEET OF STREETS	=	±650
PARKLAND REQUIREMENT	=	±0.316 AC
PARKLAND DEDICATION	=	0 AC - CASH-IN-LIEU
EXISTING ZONING	=	R-7000 RESTRICTED/ R-9600
SURROUNDING ZONING:		
NORTH	=	R-7000R/R-9600
SOUTH	=	R-7000R/R-9600
EAST	=	R-9600
WEST	=	R-7000R
EXISTING LAND USE	=	VACANT
PROPOSED LAND USE	=	RESIDENTIAL DEVELOPMENT