

PRELIMINARY PLAT OF 44 WEST SUBDIVISION

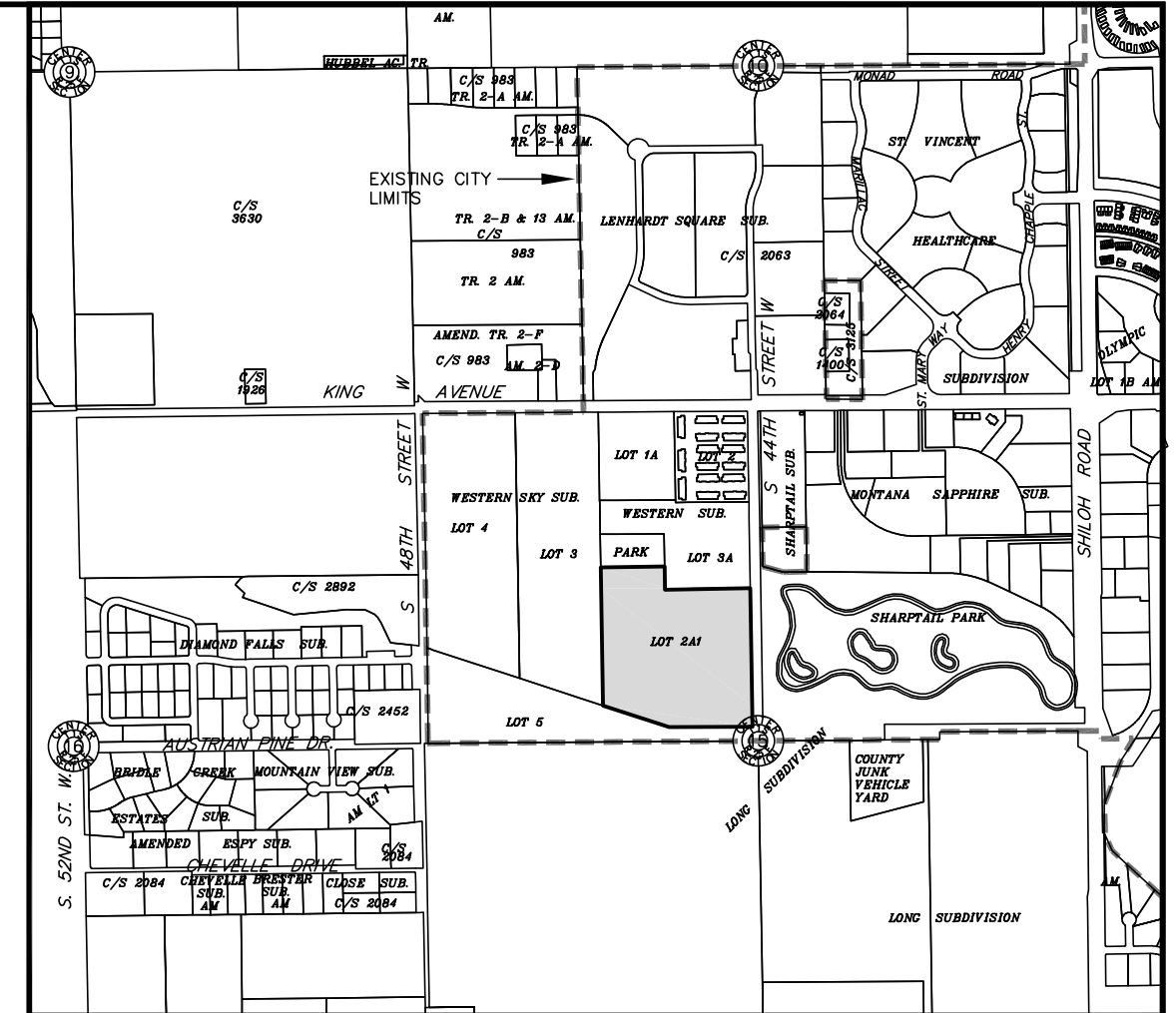
BEING LOT 2A-1, BLOCK 1, WESTERN SKY SUBDIVISION
SITUATED IN THE NW1/4 OF SECTION 15, T. 1 S., R. 25 E., P.M.M.,
IN THE CITY OF BILLINGS, YELLOWSTONE COUNTY, MONTANA

PREPARED FOR : PROPIEDAD LLC

OCTOBER, 2018

PREPARED BY : SANDERSON STEWART 

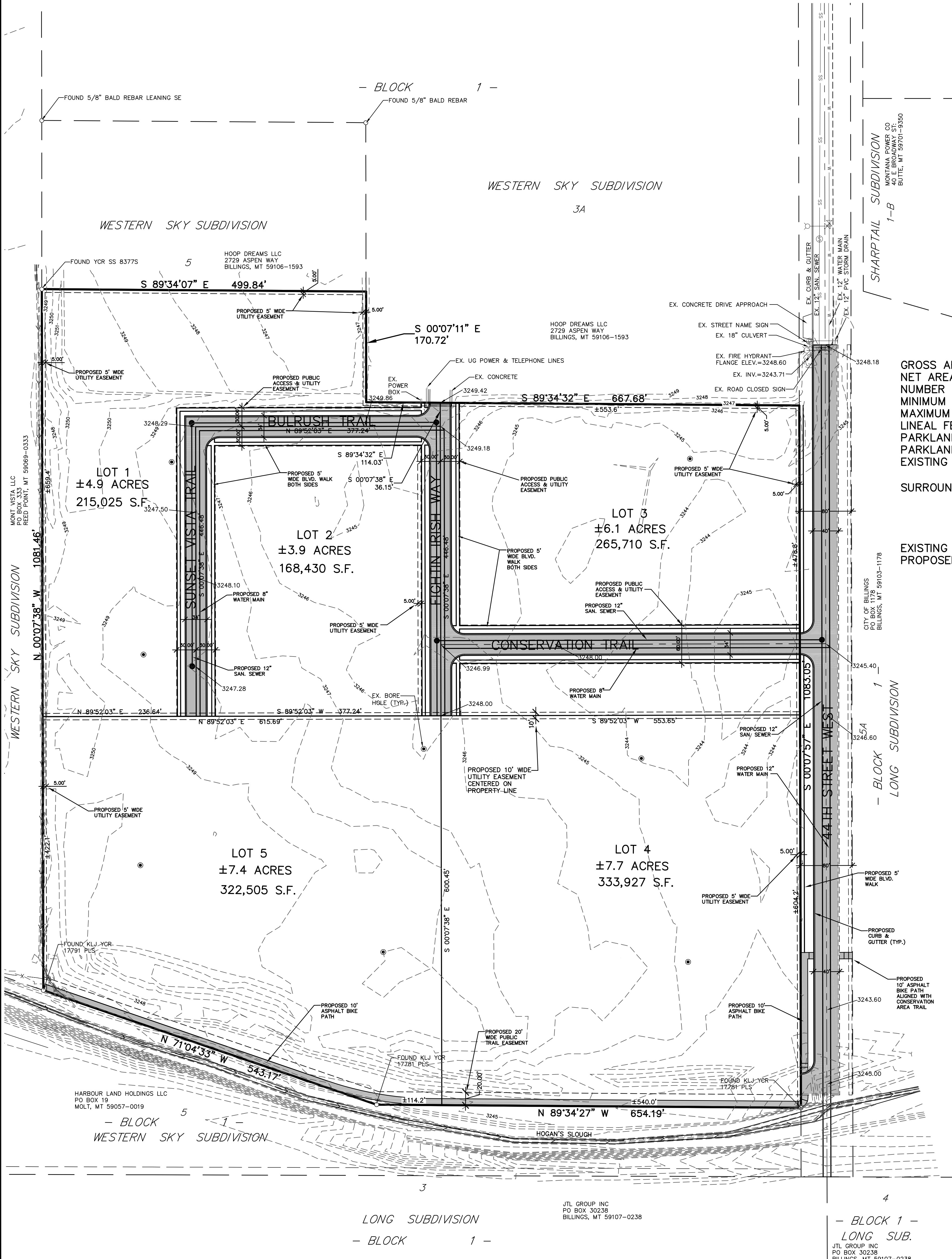
BILLINGS, MONTANA



VICINITY MAP
NOT TO SCALE



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



PLAT DATA

| | | |
|----------------------------|---|---------------------|
| GROSS AREA | = | 29.97 ACRES |
| NET AREA | = | 29.97 ACRES |
| NUMBER OF LOTS | = | 5 LOTS |
| MINIMUM LOT SIZE | = | ±3.9 ACRES |
| MAXIMUM LOT SIZE | = | ±7.7 ACRES |
| LINEAL FEET OF STREETS | = | 0 |
| PARKLAND REQUIREMENT | = | 3.30 ACRES |
| PARKLAND DEDICATION | = | 0 |
| EXISTING ZONING | = | RMF-R/R7000 /PUBLIC |
| SURROUNDING ZONING: | | |
| NORTH | = | RMF-R/PUBLIC |
| SOUTH | = | PUBLIC |
| EAST | = | PUBLIC |
| WEST | = | R9600 |
| EXISTING LAND USE | = | AG |
| PROPOSED ZONING | = | RMF-R/RMH |

MONT VISTA LLC
PO BOX 333
REED POINT, MT 59069-0333

SHARPTAIL SUBDIVISION
MONTANA POWER CO
40 E BROADWAY ST.
BUTTE, MT 59701-9350

CITY OF BILLINGS
PO BOX 1178
BILLINGS, MT 59103-1178

HARBOUR LAND HOLDINGS LLC
PO BOX 19
MOLT, MT 59057-0019

JTL GROUP INC
PO BOX 30238
BILLINGS, MT 59107-0238

JTL GROUP INC
PO BOX 30238
BILLINGS, MT 59107-0238