

PRELIMINARY PLAT OF
STILL RIVER ESTATES SUBDIVISION
 BEING AN UNPLATTED TRACT LOCATED IN THE SOUTH 1/2 OF THE SOUTH 1/2
 OF THE NORTHWEST 1/4 OF SECTION 17, TOWNSHIP 1 SOUTH, RANGE 25 EAST
 YELLOWSTONE COUNTY, MONTANA P.M.M.

PREPARED FOR : CDW CONSTRUCTION
 PROPERTY OWNER: ACK HOLDINGS, INC.
 PREPARED BY : PERFORMANCE ENGINEERING, LLC
 DATE: AUGUST 2021



SITE DATA	
# OF LOTS	73
MAXIMUM LOT AREA	± 23,192 SF
MINIMUM LOT AREA	± 11,219 SF
PARKLAND AREA REQUIRED	± 2.53 AC
PARKLAND AREA PROVIDED	± 7.39 AC
LINEAL FEET OF STREETS	± 6,122 LF
NET LOT ACREAGE	± 23.36 AC
GROSS ACREAGE	± 39.50 AC
EXISTING ZONING	UNZONED
EXISTING LAND USE	AGRICULTURE
PROPOSED LAND USE	RESIDENTIAL
SANITARY SEWER	INDIVIDUAL & SHARED SEPTIC
WATER	COMMUNITY WELL
FIRE SERVICE AREA	BUFSA

