

SCENIC VALLEY SUBDIVISION, 6TH ADDITION

AN OFFICIAL REPLAT OUTLOT 'Z' SCENIC VALLEY SUBDIVISION, 5TH ADDITION
AMES, IOWA

Instrument #: 2021-10700
08/19/2021 02:50:06 PM Total Pages: 25
SURV SURVEYS AND PLATS
Recording Fee: \$ 132.00
Stacie Herridge, Recorder, Story County Iowa

NW CORNER SE 1/4, SE 1/4
VALLEY SUBDIVISION, 5TH ADDITION
SCENIC VALLEY SUBDIVISION, 5TH ADDITION
FOUND 1/2" REBAR WITH
YELLOW PLASTIC CAP # 6586
N = 3487541.49
E = 4876670.34

NE CORNER SE 1/4, SE 1/4
SCENIC VALLEY SUBDIVISION, 5TH ADDITION
FOUND MAGNAIL
N = 3487541.25
E = 4877981.20

FOR RECORDER USE ONLY

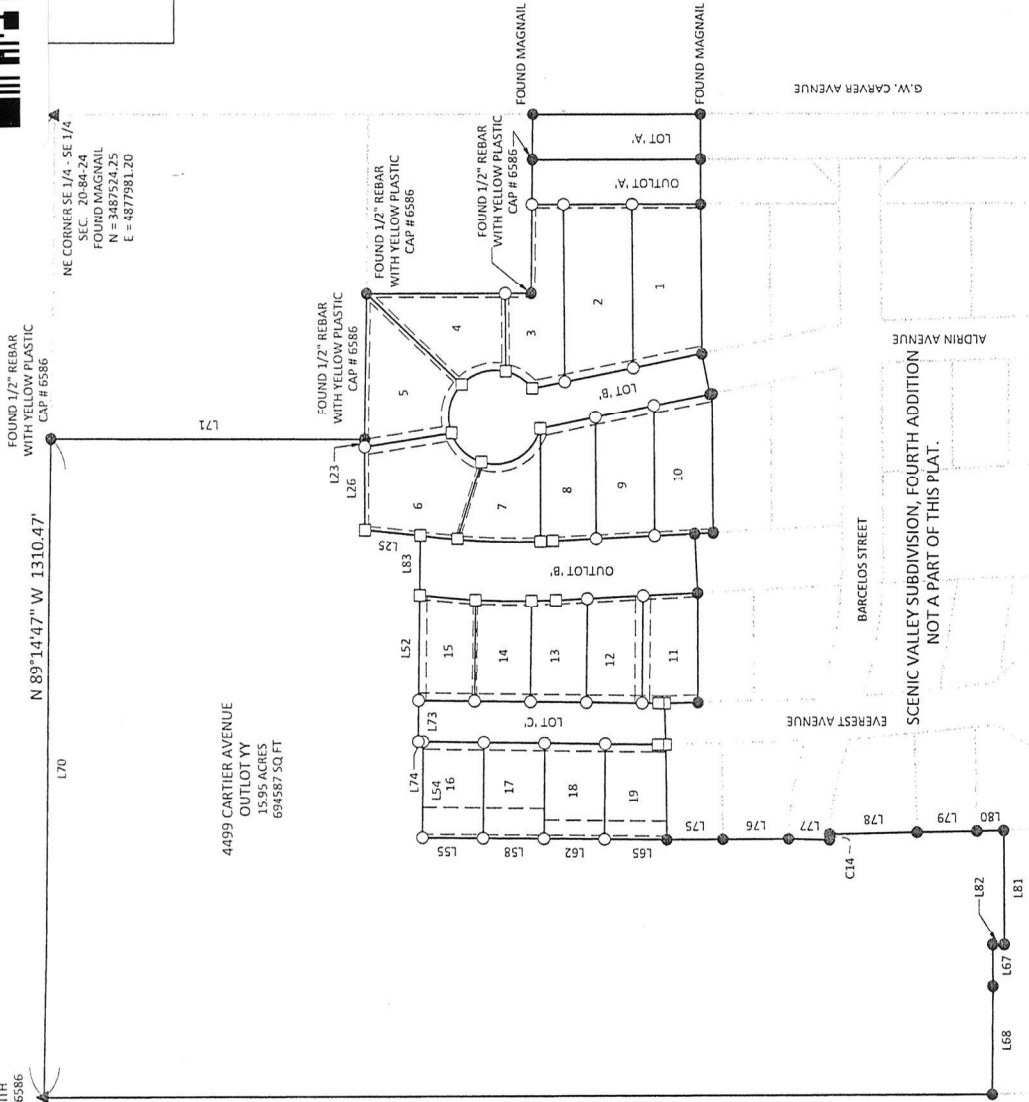
INDEX LEGEND	
LOCATION	OUTLOT 'Z' SCENIC VALLEY SUBDIVISION, 5TH ADDITION, CITY OF AMES, STORY COUNTY, IOWA
REQUESTOR:	HUNZIKER DEVELOPMENT GROUP
PROPRIETOR:	HUNZIKER DEVELOPMENT GROUP
SURVEYOR:	EUGENE R. DREYER, P.L.S. #17535
SURVEYOR COMPANY:	BOLTON & MENK, INC.
RETURN TO:	EUGENE R. DREYER, BOLTON & MENK, INC. 1519 BALTIMORE DRIVE, AMES, IA 50010 (515) 233-6100

LEGAL DESCRIPTION:
AN OFFICIAL REPLAT OF OUTLOT 'Z', SCENIC VALLEY SUBDIVISION, 5TH ADDITION TO THE CITY OF AMES, STORY COUNTY, IOWA.

- NOTES:**
- BEARINGS SHOWN ARE IOWA REGIONAL COORDINATE SYSTEM, ZONE 8 AMES/DMS MOINES, US SURVEY FOOT.
 - THIS SURVEY MEETS OR EXCEEDS IOWA CODE 355.
 - DATE OF SURVEY: APRIL 2021.
 - THIS PLAT IS SUBJECT TO EASEMENTS APPARENT OR OF RECORD.
 - SOIL BORINGS ARE REQUIRED IN AREAS WITHIN THIS PLAT WHICH HAVE BEEN IDENTIFIED BY THE CITY OF AMES AS HAVING SOILS THAT MAKE CONSTRUCTION OF BUILDINGS DIFFICULT.
 - LOT A, B, AND C, CONTAINING A COMBINED 1.608 ACRES TO BE DEDICATED TO THE CITY OF AMES FOR RIGHT OF WAY PURPOSES.
 - OUTLOT 'Y' IS RESERVED FOR FUTURE DEVELOPMENT.
 - SCENIC VALLEY SUBDIVISION, 6TH ADDITION CONTAINS A TOTAL OF 23.870 ACRES OR 1,039,781.50 FT.



- LEGEND:**
- FOUND 1/2" REBAR WITH YELLOW PLASTIC CAP #17535 (UNLESS OTHERWISE NOTED)
 - SET 1/2"x24" REBAR WITH YELLOW PLASTIC CAP #17535 (UNLESS OTHERWISE NOTED)
 - SET 5/8"x24" REBAR WITH YELLOW PLASTIC CAP #17535
 - (R) RECORDED DIMENSION
 - EASEMENT
 - P.U.E. PUBLIC UTILITY EASEMENT
 - PED ESMT PEDESTRIAN EASEMENT
 - S.W.F.E. STORM WATER FLOWAGE EASEMENT



I hereby certify that this land surveying document was prepared by me and that the field work was performed by me or under my direct personal supervision and that I am a duly licensed land surveyor under the laws of the State of Iowa.

EUGENE R. DREYER, P.L.S.
REG. NO. 17535 DATE: 12-31-2022
MY LICENSE RENEWAL DATE IS 12-31-2022

PAGES OR SHEETS COVERED BY THIS SEAL:
SHEETS 1 THROUGH 3

7/14/21

BOLTON & MENK

AN OFFICIAL REPLAT OF OUTLOT 'Z' SCENIC VALLEY SUBDIVISION, 5TH ADDITION TO THE CITY OF AMES, STORY COUNTY, IA

FINAL PLAT - SCENIC VALLEY SUBDIVISION, 6TH ADDITION

1519 BALTIMORE DRIVE
AMES, IOWA 50010
(515) 233-6100

SHEET 1 OF 3

Filed By / Return To: ATIS of Story County
212 SR 16th Street, Ames, IA 50010
File No. 21-1950

SCENIC VALLEY SUBDIVISION, 6TH ADDITION

AN OFFICIAL REPLAT OF OUTLOT 'Z' SCENIC VALLEY SUBDIVISION, 5TH ADDITION
AMES, IOWA

JULY 2021

LINE TABLE		
LINE #	LENGTH	BEARING
L1	59.99'	S89°54'22"W
L2	92.16'	N0°05'42"W
L3	91.76'	N0°05'42"W
L4	42.28'	N0°05'42"W
L5	60.01'	S89°13'51"E
L6	225.30'	S0°05'35"E
L7	60.01'	S89°13'51"E
L8	224.39'	S0°05'42"E
L9	60.01'	S89°54'22"W
L10	198.79'	S89°37'33"W
L11	93.89'	N11°23'06"W
L12	217.17'	N89°37'33"E
L13	235.54'	N89°43'08"E
L14	93.87'	N11°23'06"W
L15	118.42'	S89°13'51"E
L16	44.29'	N11°23'06"W
L17	102.86'	N89°37'35"E
L18	34.74'	S0°05'36"E
L19	185.58'	S0°05'36"E
L20	175.04'	N43°19'55"E
L21	193.61'	S89°15'06"E
L22	117.75'	N8°58'45"W
L23	10.12'	N90°00'00"E
L24	109.22'	N72°41'11"W
L25	74.53'	N5°20'31"E
L26	111.41'	N90°00'00"E
L27	150.79'	N90°00'00"W
L28	162.03'	S85°37'54"W
L29	58.23'	N2°53'03"W

LINE TABLE		
LINE #	LENGTH	BEARING
L30	75.25'	S11°23'06"E
L31	80.00'	S11°23'06"E
L32	173.86'	S89°37'54"W
L33	78.60'	N2°53'03"W
L34	24.86'	N2°53'03"W
L35	53.74'	N2°53'03"W
L36	76.79'	S11°23'06"E
L37	3.21'	S11°23'06"E
L38	185.70'	S89°37'54"W
L39	146.00'	N90°00'00"W
L40	44.67'	N1°15'04"W
L41	21.58'	N0°45'13"E
L42	143.01'	S89°14'47"E
L43	73.20'	S2°53'03"E
L44	75.00'	N0°45'13"E
L45	138.24'	S89°14'47"E
L46	75.15'	S2°53'03"E
L47	75.00'	N0°45'13"E
L48	134.10'	S89°14'47"E
L49	42.22'	S2°53'03"E
L50	134.46'	S89°14'47"E
L51	75.00'	N0°45'13"E
L52	139.95'	S89°14'47"E
L53	75.00'	N0°45'13"E
L54	128.26'	N89°14'47"W
L55	81.45'	N0°34'04"E
L56	81.45'	S0°45'13"W
L57	127.99'	N89°14'47"W
L58	81.45'	N0°34'04"E

LINE TABLE		
LINE #	LENGTH	BEARING
L59	127.73'	N89°14'47"W
L60	81.45'	S0°45'13"W
L61	127.46'	N89°14'47"W
L62	81.45'	N0°34'04"E
L63	81.45'	S0°45'13"W
L64	127.36'	S89°39'26"W
L65	83.88'	N0°34'04"E
L66	70.77'	S0°45'13"W
L67	55.00'	S89°51'25"W
L68	145.22'	N89°41'13"W
L69	1268.55'	N0°07'56"W
L70	879.60'	S89°14'47"E
L71	418.13'	S0°03'51"W
L72	80.00'	S87°06'57"W
L73	55.00'	N89°14'47"W
L74	6.45'	S0°45'13"W
L75	74.99'	S0°20'36"E
L76	88.08'	S0°20'36"E
L77	55.00'	S1°14'30"W
L78	116.86'	S1°09'10"E
L79	80.32'	S1°09'10"E
L80	35.58'	S1°09'10"E
L81	152.52'	S89°51'16"W
L82	15.52'	N0°08'35"W
L83	80.51'	S89°17'09"E
L84	55.00'	S78°36'54"W
L85	55.00'	S88°44'45"W

CURVE TABLE						
CURVE #	LENGTH	RADIUS	DELTA	CH LENGTH	CH BEARING	
C1	43.25'	62.50'	39°38'41"	42.39'	N32° 41' 20"E	
C2	64.28'	62.50'	58°55'55"	61.49'	N16° 35' 58"W	
C3	70.25'	62.50'	64°24'10"	66.61'	N78° 16' 01"W	
C4	56.99'	62.50'	52°14'30"	55.03'	S43° 24' 40"W	
C5	100.98'	62.50'	92°34'17"	90.35'	S28° 59' 43"E	
C6	8.75'	250.14'	2°00'16"	8.75'	N0° 02' 29"E	
C7	32.90'	1098.43'	1°42'57"	32.90'	S1° 47' 25"E	
C8	75.02'	1098.43'	3°54'46"	75.00'	S1° 01' 27"W	
C9	75.22'	1098.43'	3°55'24"	75.20'	S4° 56' 32"W	
C10	10.68'	377.51'	1°37'15"	10.68'	S0° 00' 41"E	
C11	16.67'	968.95'	0°59'10"	16.67'	N2° 23' 28"W	
C12	111.62'	968.95'	6°36'02"	111.56'	N1° 24' 07"E	
C13	49.87'	968.95'	2°56'56"	49.86'	N6° 10' 36"E	
C14	7.67'	372.50'	1°10'49"	7.67'	S88° 09' 58"E	

FINAL PLAT - SCENIC VALLEY SUBDIVISION, 6TH ADDITION

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SHEET

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OF

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