

CERTIFICATE OF OWNERSHIP AND DEDICATION

WE HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON AND THAT WE HEREBY ADAPT THIS PLAN OF SUBDIVISION WITH MY FREE CONSENT AND I DEEDICATE ALL STREETS, ALLEYS, WALKS, PARKS AND OTHER OPEN SPACES TO PUBLIC OR PRIVATE USE AS NOTED.

DATE: 5-15-03
 OWNER: *Gas M. Adams Director*
Barnard Island Housing Authority

NOTARY'S ACKNOWLEDGMENT

STATE OF ALASKA
 CITY & BOROUGH OF SITKA

THIS IS TO CERTIFY THAT ON THIS 15th DAY OF May, 2003, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF ALASKA, DULY COMPEARED AND SOLEMNLY APPEARED *Gas M. Adams, Executive Director of Barnard Island Housing Authority*

TO ME KNOWN TO BE THE IDENTICAL INDIVIDUAL(S) MENTIONED AND WHO EXECUTED THE WITHIN PLAT AND *he* ACKNOWLEDGED TO ME THAT *he* SIGNED THE SAME FREELY AND VOLUNTARILY FOR THE USES AND PURPOSES THEREIN SPECIFIED.

WITNESS MY HAND AND NOTARY SEAL THE DAY AND YEAR IN THIS CERTIFICATE FIRST HEREIN WRITTEN.

Shirley Russell
 NOTARY PUBLIC IN AND FOR THE STATE OF ALASKA
 MY COMMISSION EXPIRES: 4-15-04

CERTIFICATE OF PAYMENT OF TAXES

STATE OF ALASKA
 FIRST JUDICIAL DISTRICT } 55

I, THE UNDERSIGNED, BEING DULY APPOINTED AND QUALIFIED, AND ASSESSOR FOR THE CITY AND BOROUGH OF SITKA, DO HEREBY CERTIFY THAT, ACCORDING TO THE RECORDS OF THE CITY AND BOROUGH OF SITKA, THE FOLLOWING RECORDED PROPERTY IS CARRIED ON THE TAX RECORDS IN THE NAME OF *Barnard Island Housing Authority*

DATE: 15th DAY OF May, 2003 AT SITKA, ALASKA

CERTIFICATE OF APPROVAL BY THE BOARD

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS OF THE CITY & BOROUGH OF SITKA PLATTING BOARD AND THAT SAID PLAT HAS BEEN APPROVED BY THE BOARD BY PLAT RESOLUTION NO. 2003-19 DATED 5-12-2003, AND THAT THE PLAT SHOWN HEREON HAS BEEN APPROVED FOR RECORDING IN THE OFFICE OF THE DISTRICT MAGISTRATE, EX-OFFICIO RECORDER, SITKA, ALASKA.

DATE: 5-12-03
 CHAIRMAN, PLATTING BOARD: *Shirley Russell*

CERTIFICATE OF APPROVAL BY THE ASSEMBLY

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS OF THE CITY & BOROUGH OF SITKA ASSEMBLY AS RECORDED IN MINUTE BOOK _____ PAGE _____ DATED _____ 20____ AND THAT THE PLAT SHOWN HEREON HAS BEEN APPROVED FOR RECORDING IN THE OFFICE OF THE DISTRICT COURT, EX-OFFICIO RECORDER, SITKA, ALASKA.

DATE: 5/15/03
 MAYOR: *Shirley Russell*

CITY AND BOROUGH CLERK

CERTIFICATE OF PAYMENT OF LOCAL IMPROVEMENT DISTRICT

I, THE UNDERSIGNED, BEING DULY APPOINTED AND QUALIFIED, AND FINANCE DIRECTOR FOR THE CITY & BOROUGH OF SITKA, DO HEREBY CERTIFY THAT, ACCORDING TO THE RECORDS OF THE CITY & BOROUGH OF SITKA, THE FOLLOWING RECORDED PROPERTY IS CARRIED ON THE RECORDS IN THE NAME OF *Barnard Island Housing Authority*

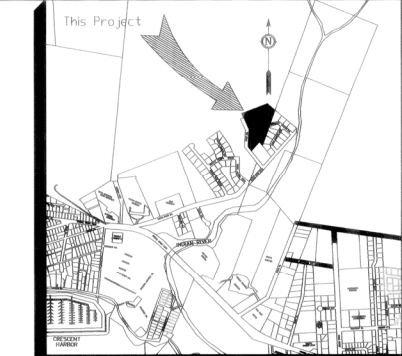
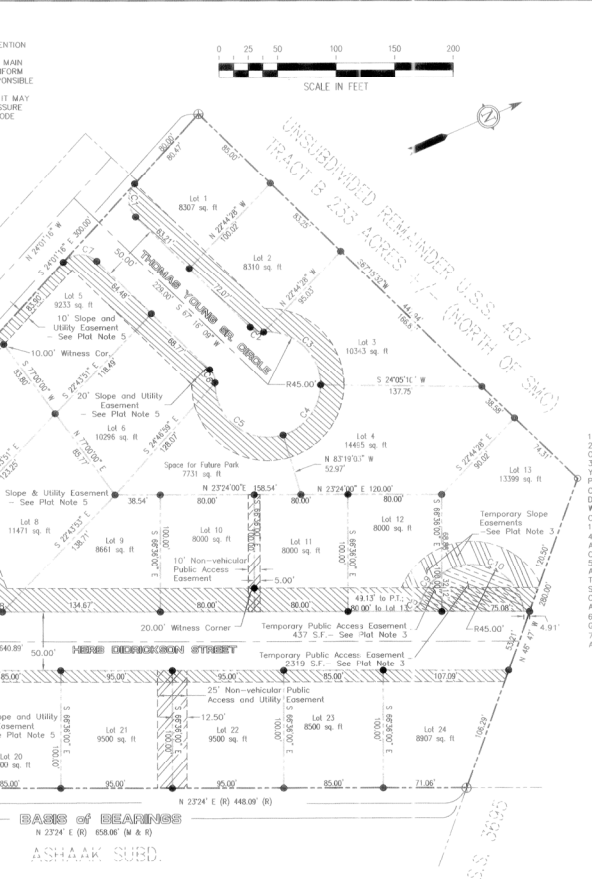
DATE: THIS 15th DAY OF May, 2003 AT SITKA, ALASKA

INFORMATIONAL NOTES

1. A GRANT OF EASEMENT FOR AN OFFSITE STORMWATER DETENTION POND IS COVERED IN A SEPARATE DOCUMENT.
2. ALL LOTS WITHIN THIS SUBDIVISION ARE SERVED BY WATER MAIN PRESSURES THAT EXCEED THE MINIMUMS OUTLINED IN THE UNIFORM PLUMBING CODE (UPC). THE INDIVIDUAL LOT OWNER IS RESPONSIBLE TO DETERMINE WATER PRESSURE AT REMOTE FIXTURES AND SUBSEQUENT CONFORMANCE WITH UPC PRESSURE MINIMUMS. IT MAY BE NECESSARY FOR INDIVIDUAL LOT OWNERS TO INSTALL PRESSURE TANKS AND PUMPS OR OTHER MEANS TO MEET EITHER THE CODE MINIMUM OR DESIRED WATER PRESSURE.

LEGEND

- PRIMARY ALUMINUM MONUMENT (SET)
- SECONDARY ALUMINUM MONUMENT (SET)
- PRIMARY ALUMINUM MONUMENT (RECORDED)
- SECONDARY ALUMINUM MONUMENT (RECORDED)
- (R) RECORD DATA
- (M) MEASURED DATA



VICINITY MAP
 SCALE: 1"=1,000'

- PLAT NOTES**
1. THE PURPOSE OF THIS PLAT IS TO SUBDIVIDE LOT 1 SJC-BHA SUBDIVISION INTO 24 LOTS.
 2. NONE OF THE LOTS CREATED IN THIS SUBDIVISION SHALL HAVE DIRECT VEHICULAR ACCESS ONTO YAW DRIVE.
 3. IN THE EVENT THAT HERB DORRIGSEN STREET IS NOT EXTENDED TO THE NORTH WITHIN 10 YEARS, THE PUBLIC ACCESS EASEMENTS ON LOTS 12 AND 13 SHALL BECOME A PERMANENT PART OF THE HERB DORRIGSEN STREET RIGHT OF WAY. THE TEMPORARY SLOPE EASEMENTS OF 20' WIDTH ALONG THE ACCESS EASEMENTS SHALL ALSO BECOME PERMANENT. IF HERB DORRIGSEN STREET IS EXTENDED, THE PUBLIC ACCESS EASEMENTS ON LOTS 12 AND 13 AS WELL AS THE ADJACENT TEMPORARY SLOPE EASEMENTS SHALL BE VACATED. THE CONTINUATION OF THE STRAIGHT 20' PERMANENT SLOPE EASEMENTS CROSSING LOTS 12 AND 13 IS PERMANENT.
 4. THE EXISTING 50' AND 10' WIDE ACCESS EASEMENTS AT THE INTERSECTION OF YAW DRIVE AND INDIAN RIVER ROAD, OWNED BY THE CITY AND BOROUGH OF SITKA ARE TO BE CONVERTED INTO DEDICATED RIGHT-OF-WAY BY THE ADOPTION OF THIS PLAT.
 5. TWENTY FOOT SLOPE AND UTILITY EASEMENTS APPLY TO LOTS 1-6 AND THE FUTURE PARK AREA WHERE THEY FRONT THOMAS YOUNG SENIOR CENTER CIRCLE, AS WELL AS LOTS 8 & 9 WHERE THEY FRONT OIL TRUITT COURT AND LOTS 8-13 ALONG HERB DORRIGSEN STREET. TEN FOOT SLOPE AND UTILITY EASEMENTS APPLY TO LOTS 14 & 15 ALONG THE OIL TRUITT COURT RIGHT OF WAY AS WELL AS TO LOTS 15-24 ALONG THE HERB DORRIGSEN STREET RIGHT OF WAY AND TO LOTS 5, 7, AND A PORTION OF LOT 14 ALONG THE YAW DRIVE RIGHT-OF-WAY.
 6. THE LOT DESIGNATED "SPACE FOR FUTURE PARK" SHALL BE CLEARED AND SEEDED WITH GRASS PRIOR TO THE ISSUANCE OF ANY CERTIFICATES OF OCCUPANCY IN THIS SUBDIVISION.
 7. THERE SHALL NOT BE ANY CONSTRUCTION WITHIN THE SLOPE/UTILITY EASEMENTS WITHOUT APPROVAL OF THE MUNICIPALITY.

CURVE TABLE

| NUMBER | DELTA ANGLE | RADIUS | ARC LENGTH | CHORD DIRECTION | CHORD LENGTH |
|--------|-------------|--------|------------|-----------------|--------------|
| C1 | 88°42'35" | 20.00 | 30.97 | S 68°22'34" E | 27.96 |
| C2 | 48°11'24" | 15.00 | 12.62 | N 43°10'27" E | 12.25 |
| C3 | 05°00'25" | 45.00 | 74.62 | S 68°34'59" W | 66.36 |
| C4 | 72°35'46" | 45.00 | 57.02 | N 29°36'56" W | 53.28 |
| C5 | 108°46'52" | 45.00 | 85.44 | N 61°04'06" E | 73.17 |
| C6 | 48°11'23" | 15.00 | 12.62 | N 88°38'10" W | 12.25 |
| C7 | 91°17'25" | 20.00 | 31.87 | S 21°37'26" W | 28.60 |
| C8 | 70°31'44" | 15.00 | 18.46 | N 11°51'52" W | 17.32 |
| C9 | 36°05'47" | 45.00 | 28.35 | S 29°04'50" E | 27.88 |
| C10 | 118°03'11" | 45.00 | 92.72 | S 47°59'39" W | 77.17 |

| NUMBER | DELTA ANGLE | RADIUS | ARC LENGTH | CHORD DIRECTION | CHORD LENGTH |
|--------|-------------|--------|------------|-----------------|--------------|
| C11 | 48°11'28" | 15.00 | 12.62 | S 00°41'44" E | 12.25 |
| C12 | 69°30'45" | 45.00 | 54.60 | N 09°57'55" E | 51.31 |
| C13 | 114°27'23" | 45.00 | 84.90 | S 78°03'00" E | 73.68 |
| C14 | 71°41'54" | 45.00 | 56.31 | N 15°01'38" E | 52.71 |
| C15 | 20°42'52" | 45.00 | 16.27 | S 61°14'01" W | 13.18 |
| C16 | 48°11'28" | 15.00 | 12.62 | N 47°29'44" E | 12.25 |
| C17 | 110°21'14" | 15.00 | 28.89 | N 31°46'37" W | 24.63 |
| C18 | 69°38'46" | 15.00 | 18.23 | N 58°13'23" E | 17.13 |
| C19 | 90°00'00" | 20.00 | 31.42 | S 48°02'46" W | 23.28 |
| C20 | 90°00'00" | 20.00 | 31.42 | S 41°57'14" E | 23.28 |

TABLE OF ACCESSORIES

| CORNER | DESCRIPTION | BEARING | DISTANCE |
|-------------------------|--------------|------------|----------|
| 20' W.C. SW L16 & W L17 | 17" HEMLOCK | N 45°23' E | 14.40' |
| | FIRE HYDRANT | S 29°26' W | 77.04' |
| | STREET LIGHT | S 48°00' W | 70.72' |
| 15" HEMLOCK | | N 14°19' W | 45.43' |
| 20" SPRUCE | | S 62°30' E | 57.7' |
| 16" HEMLOCK | | N 39°00' W | 31.80' |
| 11" HEMLOCK | | N 21°00' W | 11.85' |

CERTIFICATE OF OWNERSHIP AND DEDICATION

I, THE UNDERSIGNED, BEING DULY APPOINTED AND QUALIFIED AS THE ADMINISTRATOR OF THE CITY AND BOROUGH OF SITKA, DO HEREBY CERTIFY THAT THE CITY AND BOROUGH OF SITKA IS THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON AND DO HEREBY ADAPT THIS PLAN OF THE SUBDIVISION WITH MY FREE CONSENT AND I DEEDICATE ALL STREETS, ALLEYS, WALKS, PARKS AND OTHER OPEN SPACES TO PUBLIC OR PRIVATE USE AS NOTED.

DATE: 5 MAY 03
 CITY ADMINISTRATOR: *Gary E. Foster*

NOTARY'S ACKNOWLEDGMENT

STATE OF ALASKA
 CITY & BOROUGH OF SITKA

THIS IS TO CERTIFY THAT ON THIS 15th DAY OF May, 2003, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF ALASKA, DULY COMPEARED AND SOLEMNLY APPEARED *Gary E. Foster, City Administrator of the City and Borough of Sitka*

TO ME KNOWN TO BE THE IDENTICAL INDIVIDUAL(S) MENTIONED AND WHO EXECUTED THE WITHIN PLAT AND *he* ACKNOWLEDGED TO ME THAT *he* SIGNED THE SAME FREELY AND VOLUNTARILY FOR THE USES AND PURPOSES THEREIN SPECIFIED.

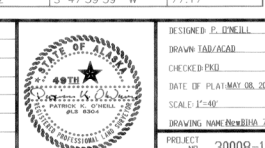
WITNESS MY HAND AND NOTARY SEAL THE DAY AND YEAR IN THIS CERTIFICATE FIRST HEREIN WRITTEN.

Shirley Russell
 NOTARY PUBLIC IN AND FOR THE STATE OF ALASKA
 MY COMMISSION EXPIRES: 4-15-04

O'NEILL SURVEYING AND ENGINEERING

BOX 1849 SITKA, ALASKA 99835
 PHONE: (907) 747-6700
 FAX: (907) 747-7590
 EMAIL: sitkasurveying@worldnet.att.net

| BY | DATE | REV | DESCRIPTION OF CHANGE |
|----|------|-----|-----------------------|
| | | | |



SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I AM A REGISTERED SURVEYOR, LICENSED IN THE STATE OF ALASKA, AND THAT IN 15th DAY OF May, 2003, A SURVEY OF THE HEREIN DESCRIBED LANDS WAS CONDUCTED UNDER MY DIRECT SUPERVISION AND THAT THIS PLAN IS A TRUE AND ACCURATE REPRESENTATION OF THE FIELD NOTES OF SAID SURVEY, AND THAT ALL DIMENSIONS AND OTHER DETAILS ARE CORRECT ACCORDING TO SAID FIELD NOTES.

DATE: 5-8-03
 SURVEYOR: *Patrick R. O'Neill*
 LICENSE NO. 4911

KAASDA HEEN SHAAK SUBDIVISION

A SUBDIVISION OF LOT 1 OF THE SJC-BHA SUBD. AND THE DEDICATION OF RIGHT-OF-WAY CROSSING A PORTION OF LOT 2, USS 3695

CLIENT: D.G. JONES AND ASSOC., PO BOX 2196, SITKA AK 99835