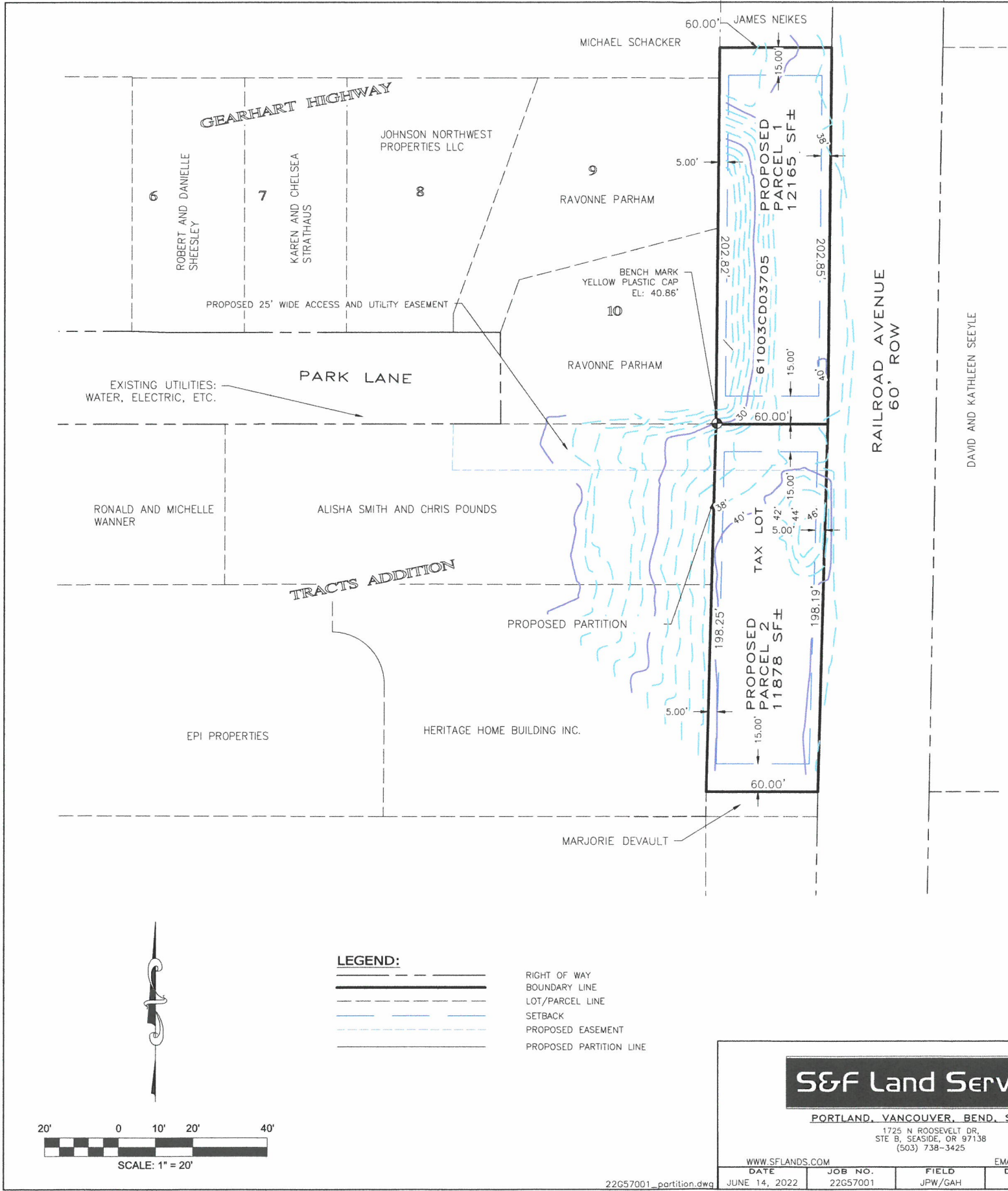




TENTATIVE PARTITION PLAN

FOR CHRIS POUNDS
TAXLOT 61003CD03705
CITY OF GEARHART
CLATSOP COUNTY, OREGON

OWNER:
ALISHA SMITH AND CHRIS POUNDS

ADDITIONAL OWNERS
WITHIN 250 FEET:

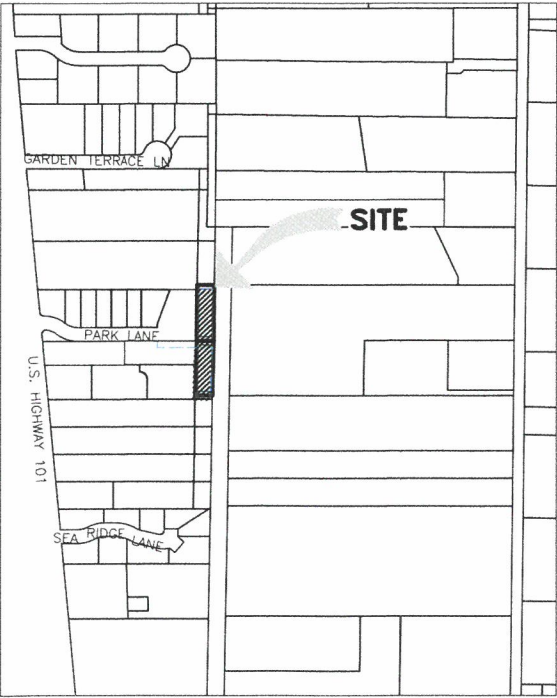
PARTITIONER:
ALISHA SMITH AND CHRIS POUNDS
1321 PARK LANE
GEARHART, OR, 97138
907-315-0887

CRONIN INVESTMENTS LLC
JANE NEWHOUSE
JEFFEREY AND CHRISTINE PAVELOCK
TAVISH AND MEGAN MACOMB
ELDON AND KIMBERLY WRIGHT
LEE BANTA
CEDAR ESTATES

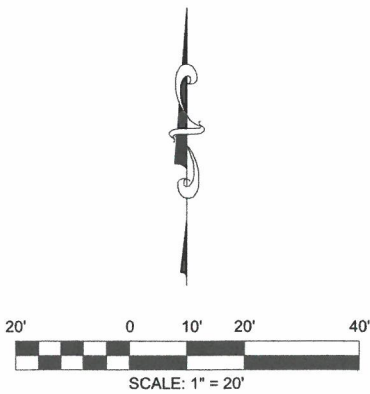
LEGAL DESCRIPTION:
INSTRUMENT NUMBER 20210810
TAXLOT 61003CD0705

ZONE:
R2

LEGEND:
SETBACK REQUIREMENT AS PER CITY OF GEARHART ZONING ORDINANCE 684 xx.xx' →



VICINITY MAP
(NOT TO SCALE)
GEARHART, OREGON



LEGEND:
RIGHT OF WAY
BOUNDARY LINE
LOT/PARCEL LINE
SETBACK
PROPOSED EASEMENT
PROPOSED PARTITION LINE

S&F Land Services

PORTLAND, VANCOUVER, BEND, SEASIDE

1725 N ROOSEVELT DR,
STE B, SEASIDE, OR 97138
(503) 738-3425

WWW.SFLANDS.COM

EMAIL: INFO@SFLANDS.COM

DATE	JOB NO.	FIELD	DRAWN	CHECKED
JUNE 14, 2022	22G57001	JPW/GAH	TLO	JLW

SURVEY FOR:
CHRIS POUNDS
AND ALISHA SMITH

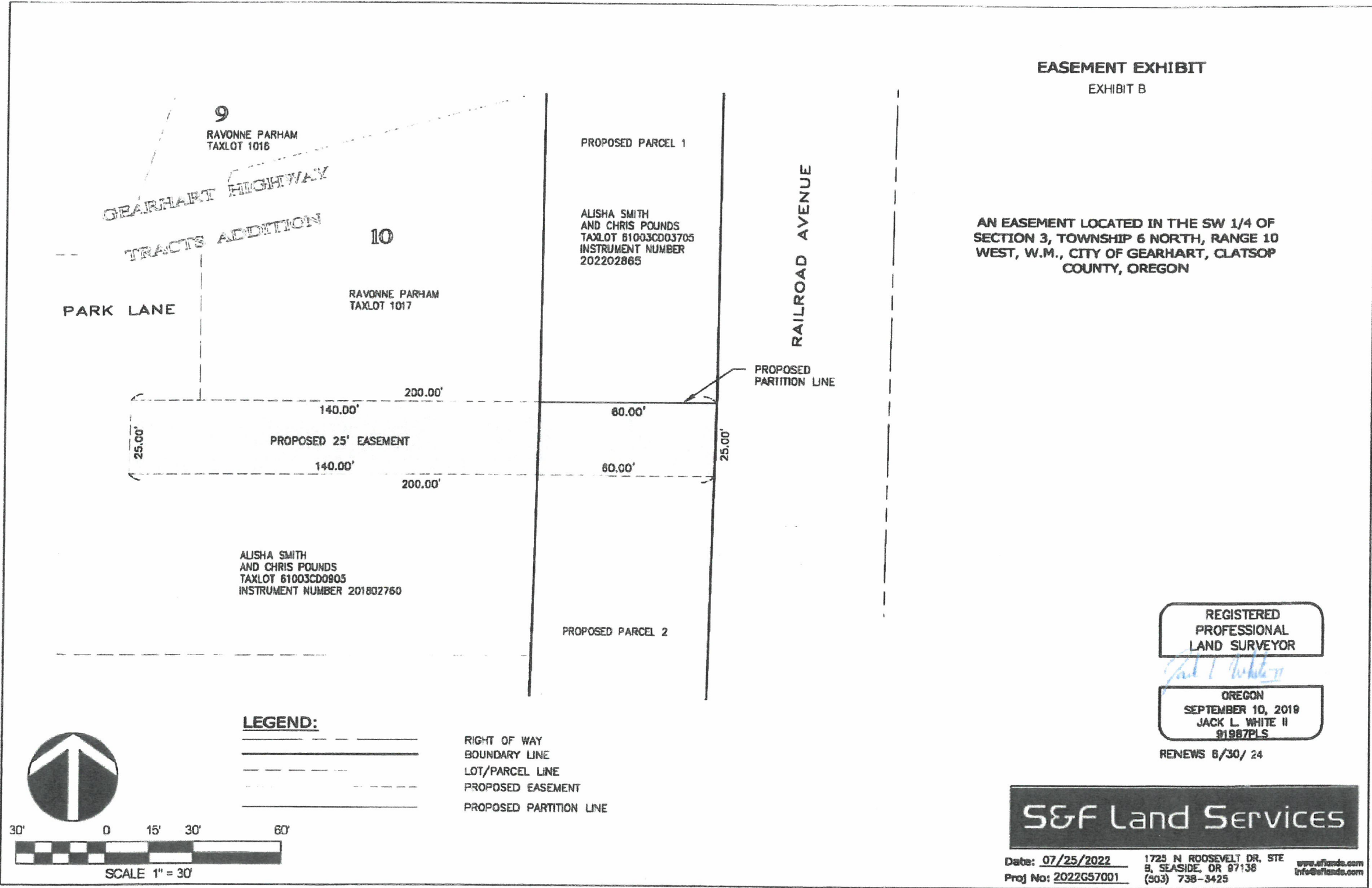
1321 PARK LANE
GEARHART, OREGON 97138

SW 1/4 SECTION 3, T6N, R10W, W.M.
CLATSOP COUNTY

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
SEPTEMBER 10, 2019
JACK L. WHITE II
91987PLS

RENEWS 6/30/22



EASEMENT EXHIBIT
EXHIBIT B

AN EASEMENT LOCATED IN THE SW 1/4 OF
SECTION 3, TOWNSHIP 6 NORTH, RANGE 10
WEST, W.M., CITY OF GEARHART, CLATSOP
COUNTY, OREGON

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Jack L. White II

OREGON
SEPTEMBER 10, 2019
JACK L. WHITE II
91987PLS

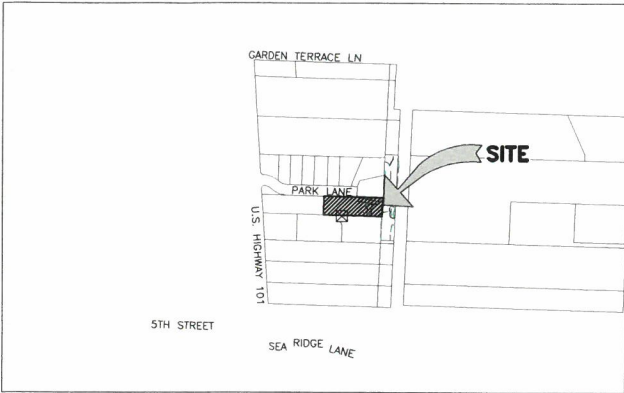
RENEWS 8/30/ 24

S&F Land Services

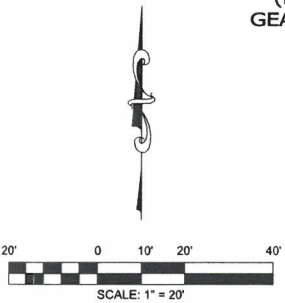
Date: 07/25/2022 1725 N ROOSEVELT DR, STE 8, SEASIDE, OR 97138
Proj No: 2022G57001 (503) 739-3425 info@sflands.com

TOPOGRAPHIC SURVEY

FOR CHRIS POUNDS
LOCATED IN THE SW 1/4 OF SECTION 3,
TOWNSHIP 6 NORTH, RANGE 10 WEST
OF THE WILLAMETTE MERIDIAN
CITY OF GEARHART, CLATSOP COUNTY, OREGON



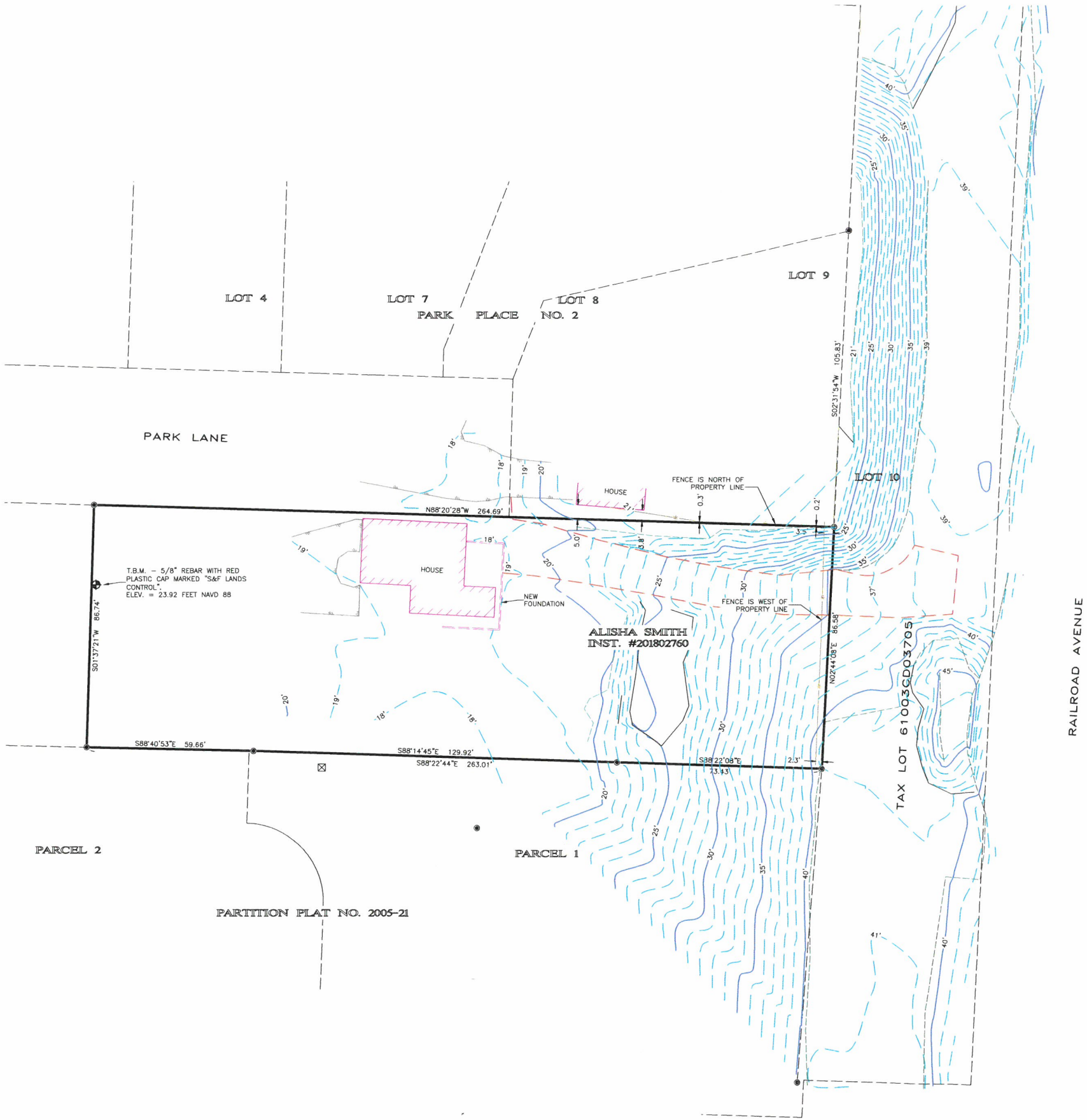
VICINITY MAP
(NOT TO SCALE)
GEARHART, OREGON



- LEGEND:**
- FOUND SURVEY MONUMENT OF RECORD.
 - FENCE.
 - EDGE OF ASPHALT.
 - MAJOR CONTOUR.
 - MINOR CONTOUR.
 - PROPERTY BOUNDARY.
 - ▨ BUILDING.

BASIS OF BEARINGS:
OREGON STATE PLANE COORDINATES, NORTH ZONE, NAD 83

BASIS OF ELEVATIONS:
NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD 88).
CONTOUR INTERVAL 1.0 FOOT.



S&F Land Services

PORTLAND, VANCOUVER, BEND, SEASIDE

1725 N. ROOSEVELT DR.
STE. B, SEASIDE, OR 97138
(503) 738-3425

WWW.SFLANDS.COM EMAIL: INFO@SFLANDS.COM

DATE	JOB NO.	FIELD	DRAWN	CHECKED
APR. 9, 2021	2021-G356-01	TJW	CC	JLW

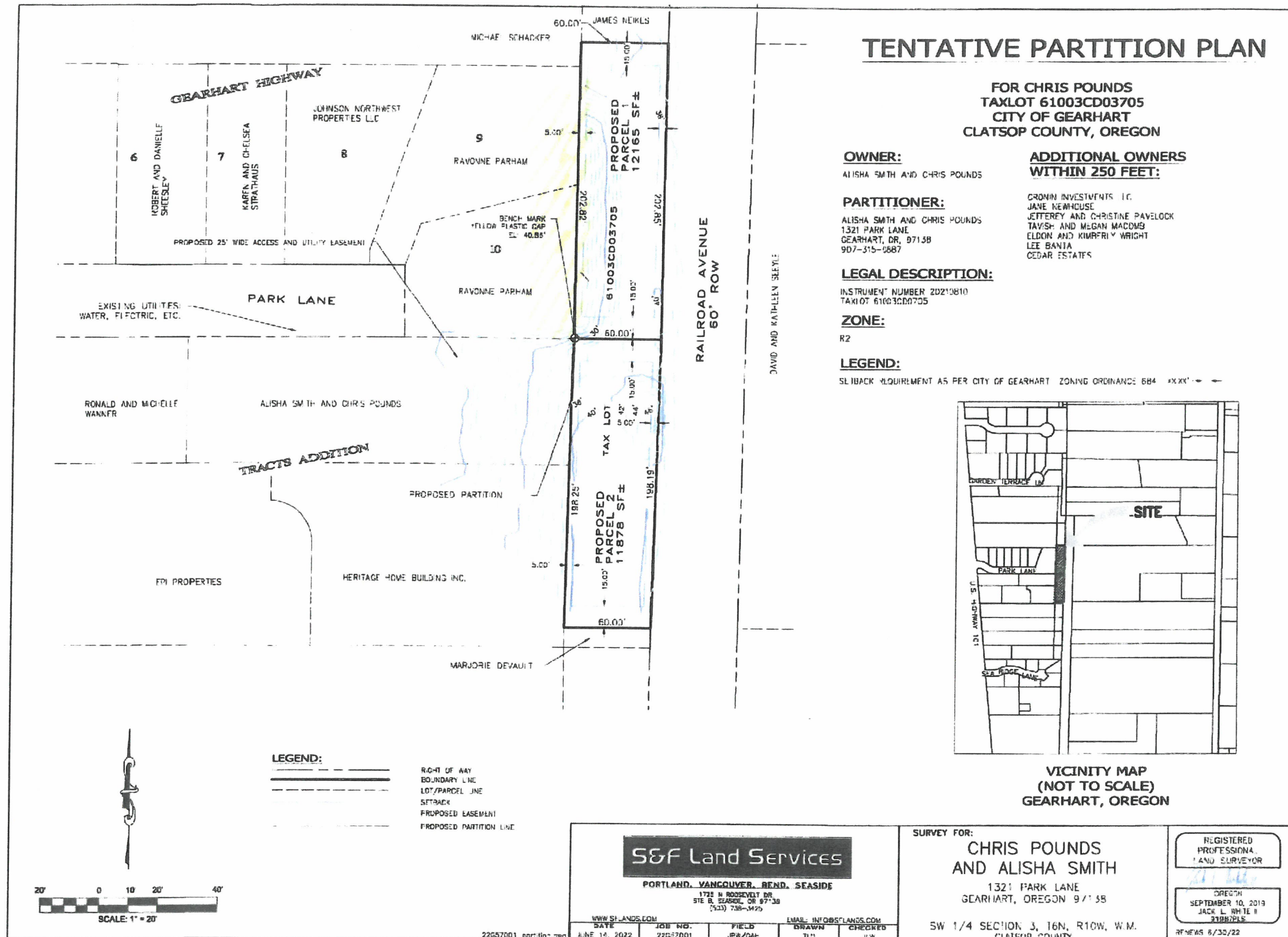
TOPOGRAPHIC SURVEY FOR:
CHRIS POUNDS

INST. #201802760

SW1/4 OF SECTION 3, T6N, R10W, W.M.
CITY OF GEARHART, CLATSOP COUNTY, OREGON

QUESTION # 9

AREA OF DUNE REMOVED



QUESTION # 13

AREA TO BE FILLED ON CITY PROPERTY W/ SOIL FROM LOTS 1 & 2.

TENTATIVE PARTITION PLAN

FOR CHRIS POUNDS
TAXLOT 61003CD03705
CITY OF GEARHART
CLATSOP COUNTY, OREGON

OWNER:
ALISHA SMITH AND CHRIS POUNDS

ADDITIONAL OWNERS
WITHIN 250 FEET:

PARTITIONER:
ALISHA SMITH AND CHRIS POUNDS
1321 PARK LANE
GEARHART, OR, 97138
907-315-0387

ORDIN INVESTMENTS LLC
JANE NEWHOUSE
JETERREY AND CHRISTINE PAVELOK
TAVISH AND MEGAN MACOMB
ELDON AND KIMBERLY WRIGHT
LEE BANTA
CEDAR ESTATES

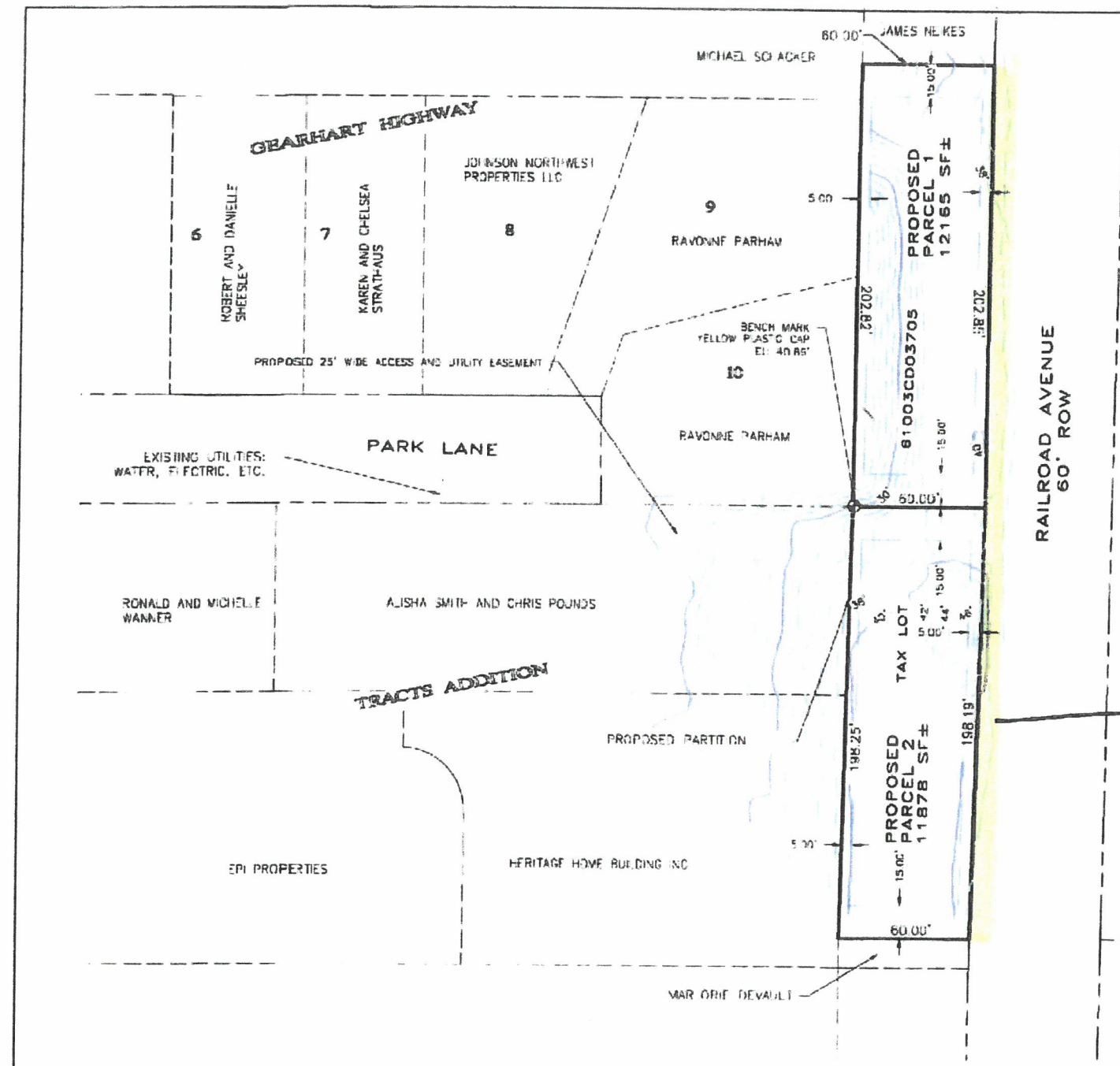
LEGAL DESCRIPTION:

INSTRUMENT NUMBER 20210810
TAXLOT 61003CD03705

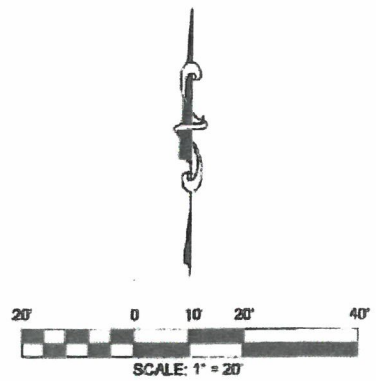
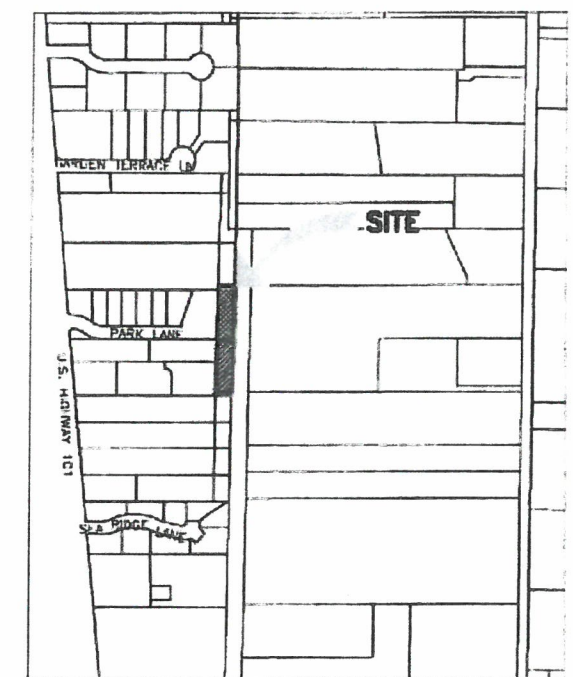
ZONE:
R2

LEGEND:

SETBACK REQUIREMENT AS PER CITY OF GEARHART ZONING ORDINANCE 6B4 XXXX' - - - -



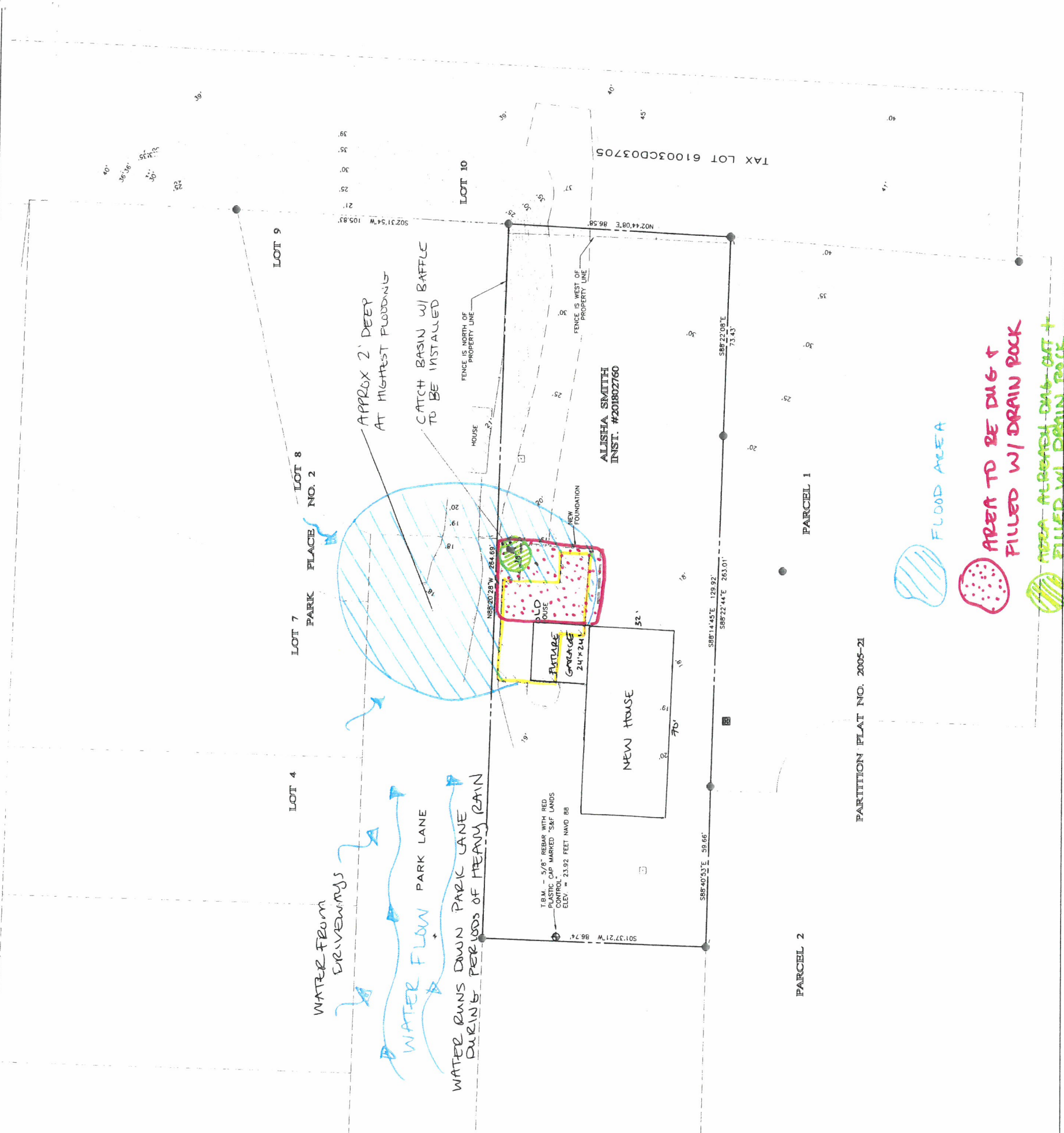
10' x 104'



LEGEND:

- RIGHT OF WAY BOUNDARY LINE
- LOT/PARCEL LINE
- SETBACK
- PROPOSED EASEMENT
- PROPOSED PARTITION LINE

S&F Land Services PORTLAND, VANCOUVER, BEND, SEASIDE 1725 N. ROOSEVELT JR. ST. B. SEASIDE, OR 97138 (503) 738-3425 WWW.SFLANDS.COM				SURVEY FOR: CHRIS POUNDS AND ALISHA SMITH 1321 PARK LANE GEARHART, OREGON 97138 SW 1/4 SECTION 3, 16N, R10W, W.M. CLATSOP COUNTY		REGISTERED PROFESSIONAL LAND SURVEYOR OREGON SEPTEMBER 10, 2019 JACK L. WHITE 51987PLS RENEWS 5/30/22
DATE JUNE 14, 2022	JOB NO. 22057201	FIELD JPW/GAM	DRAWN JLD	CHECKED JLW		



IN	DESCRIPTION	DATE	DATE DRAWN:	05-27-2022	SHEET NUM:
			ISSUE DATE:		C1.C
			DRAWING SCALE:	1" = 20'	1 OF 2
			PROJECT NO.:		
			DRAWING STATUS:		

POUNDS/ SMITH SITE PLAN
 1321 PARK LANE
 GEARHART OR 97138
 TAXLOT 61003CD00905

SITE SURVEY