

BK 10 PG. 27

# HICKORY HILLS

## A PLANNED UNIT DEVELOPMENT A REPLAT OF PARCEL 2, PARTITION PLAT NO. 99-35 IN N.E. 1/4 SEC. 1, T. 11 S., R. 4 W., W.M. CITY OF ALBANY, BENTON COUNTY, OREGON

BY:  
MULTI/TECH ENGINEERING SERVICES, INC.  
1155 13TH ST. S.E.  
SALEM, OREGON 97302  
503-363-9227

I, ADAM SURCKLA, CERTIFY THAT THIS IS  
AN EXACT COPY OF THE ORIGINAL PLAT.

*Adam Surckla*  
ADAM SURCKLA

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

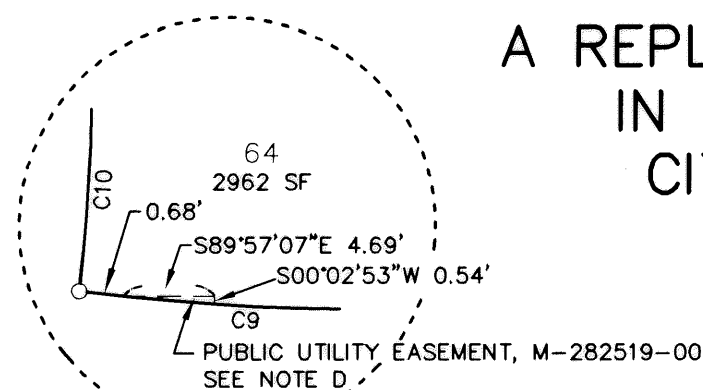
OREGON  
JUNE 30, 1997  
ADAM SURCKLA  
2815

RENEW BY: 6/30/02

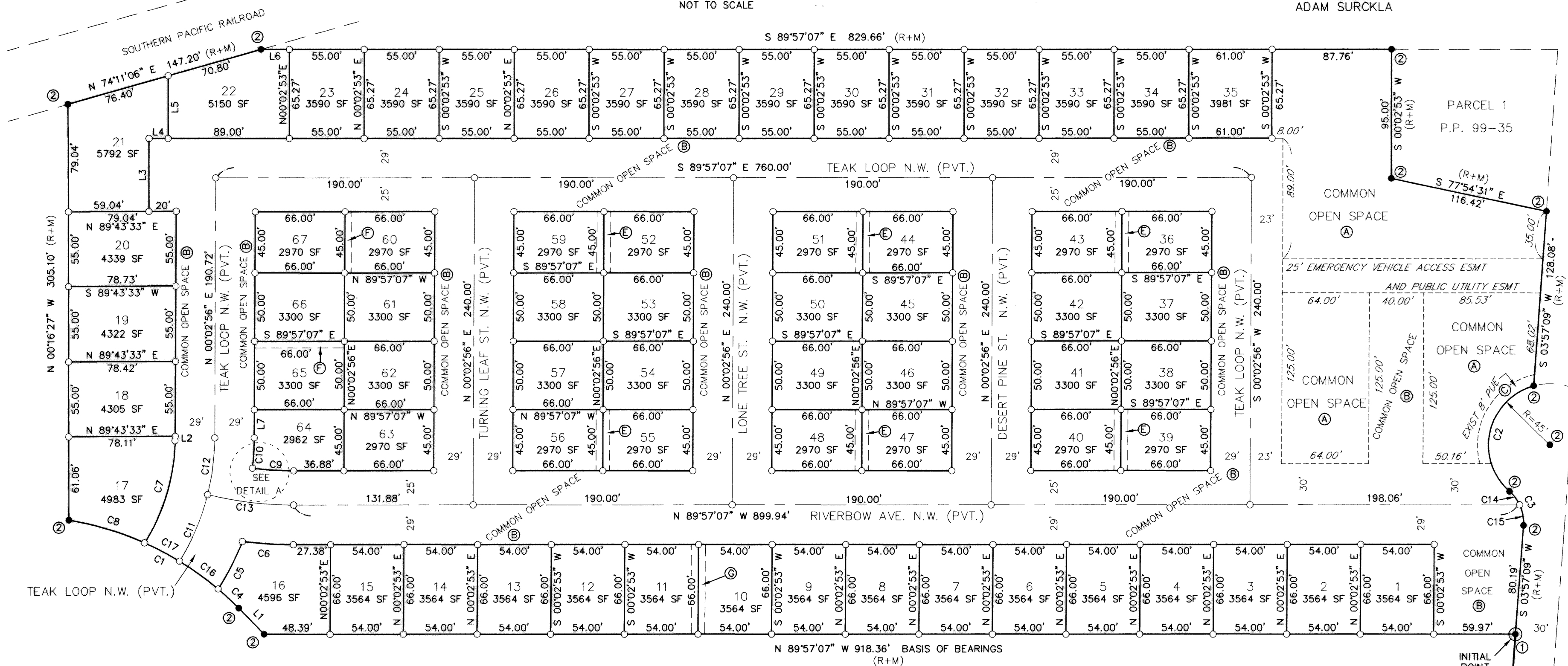
- (R+M) = RECORD & MEASURED BEARING & DISTANCE PER PARTITION PLAT NO. 99-35.
- (PVT.) = PRIVATE STREET
- B.O.T.P. = BOOK OF TOWN PLATS
- COR. = CORNER
- C.S. = COUNTY SURVEY
- I.P. = IRON PIPE
- I.R. = IRON ROD
- MON. = MONUMENT
- P. = PAGE
- R. = REEL
- V. = VOLUME
- YPC = YELLOW PLASTIC CAP

### LINE TABLE

LINE	BEARING	DISTANCE
L1 (R+M)	N 44°25'12" W	26.87
L2	S 00°02'56" W	1.15
L3	S 00°02'53" W	53.68
L4	N 89°57'07" W	14.01
L5	N 00°02'53" E	45.92
L6	S 89°57'07" E	20.90
L7	S 00°02'56" W	20.72



DETAIL A  
NOT TO SCALE



SCALE: 1" = 60'  
DATE: 1/05/01

### NOTES:

- Ⓐ COMMON OPEN SPACE TO BE CONVEYED TO THE "HICKORY HILLS HOMEOWNERS ASSOCIATION"
- Ⓑ COMMON OPEN SPACE TO BE CONVEYED TO THE "HICKORY HILLS HOMEOWNERS ASSOCIATION", PRIVATE ACCESS EASEMENT FOR THE BENEFIT OF THE INDIVIDUAL LOT OWNERS AND EMERGENCY VEHICLES, AND PUBLIC UTILITY EASEMENT.
- Ⓒ A PUBLIC UTILITY EASEMENT, RECORDED IN BENTON COUNTY MICROFILM RECORDS M-280770-00, LIES WITHIN THE COMMON OPEN SPACE, PRIVATE ACCESS, AND PUBLIC UTILITY EASEMENT (NOTE A & B)
- Ⓓ A PUBLIC UTILITY EASEMENT, RECORDED IN BENTON COUNTY MICROFILM RECORDS M-282519-00, LIES WITHIN THE COMMON OPEN SPACE, PRIVATE ACCESS, AND PUBLIC UTILITY EASEMENT (NOTE A & B), EXCEPT WHERE IT AFFECTS LOT 64. (SEE DETAIL A)
- Ⓔ A 10' WIDE PRIVATE SEWER EASEMENT CENTERED ON THE PROPERTY LINE FOR THE BENEFIT OF THE LOTS ADJOINING THE EASEMENT AS SHOWN HEREON
- Ⓕ A 5' WIDE PRIVATE SEWER EASEMENT ADJACENT TO THE PROPERTY LINE FOR THE BENEFIT OF THE LOTS ADJOINING THE EASEMENT AS SHOWN HEREON
- Ⓖ A 10' WIDE PRIVATE STORM DRAIN EASEMENT CENTERED ON THE PROPERTY LINE FOR THE BENEFIT OF THE "HICKORY HILLS HOMEOWNERS ASSOCIATION"

● = MONUMENT FOUND PER P.P. NO. 99-35.

○ = 5/8" X 30" IRON ROD SET AT LOT CORNERS WITH RED PLASTIC CAP MARKED MULTI/TECH ENG., AND 5/8" X 30" IRON ROD SET AT BOUNDARY CORNERS, POINTS OF CURVES AND TANGENTS ON STREET BOUNDARIES WITH YELLOW PLASTIC CAP MARKED MULTI/TECH ENG. AND 5/8" X 30" IRON ROD SET AT CENTERLINE OF STREETS WITH ALUMINUM CAP MARKED MULTI/TECH ENG.

### CURVE TABLE

CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
(R+M) C1	226.00	143.21	140.82	N 62°34'23" W	36°18'22"
(R+M) C2	45.00	97.12	79.34	S 12°39'07" W	123°39'32"
(R+M) C3	30.00	27.82	26.83	S 22°36'45" E	53°07'48"
C4	226.00	20.79	20.78	N 47°03'19" W	05°16'14"
C5	208.72	39.31	39.25	N 26°46'08" E	10°47'30"
C6	294.63	37.51	37.48	S 86°18'17" E	07°17'40"
C7	144.72	81.11	80.06	S 16°06'21" W	32°06'50"
C8	226.00	58.20	58.04	N 73°20'54" W	14°45'20"
C9	240.63	30.44	30.42	N 86°19'42" W	07°14'50"
C10	202.72	22.41	22.40	N 03°12'55" E	06°19'59"
C11	173.72	53.05	52.84	N 22°40'18" E	17°29'43"
C12	173.72	42.07	41.97	N 06°59'11" E	13°52'31"
C13	265.63	63.80	63.65	N 83°04'17" W	13°45'41"
C14	30.00	12.38	12.29	S 37°21'18" E	23°38'43"
C15	30.00	15.44	15.27	S 10°47'24" E	29°29'06"
C16	226.00	35.12	35.09	N 54°08'34" W	08°54'16"
C17	226.00	29.09	29.07	N 62°16'58" W	07°22'32"

### MONUMENT NOTES

- ① 1" IR PER P.P. 99-35 AND "HARD COPY No. 11-4 00003" (OLD C.S. 277) FLUSH.
- ② 5/8" IR YPC MULTI/TECH. FLUSH. P.P. 99-35.

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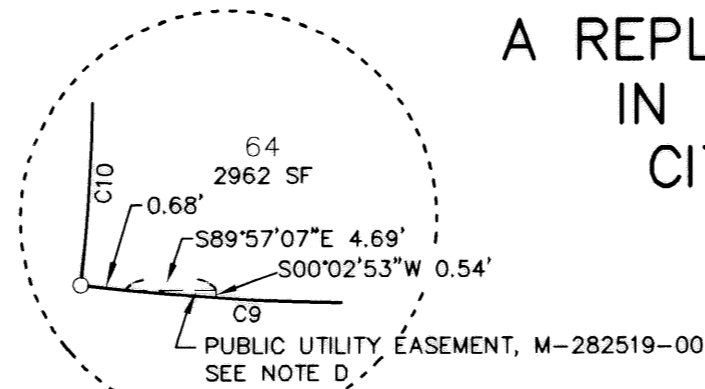
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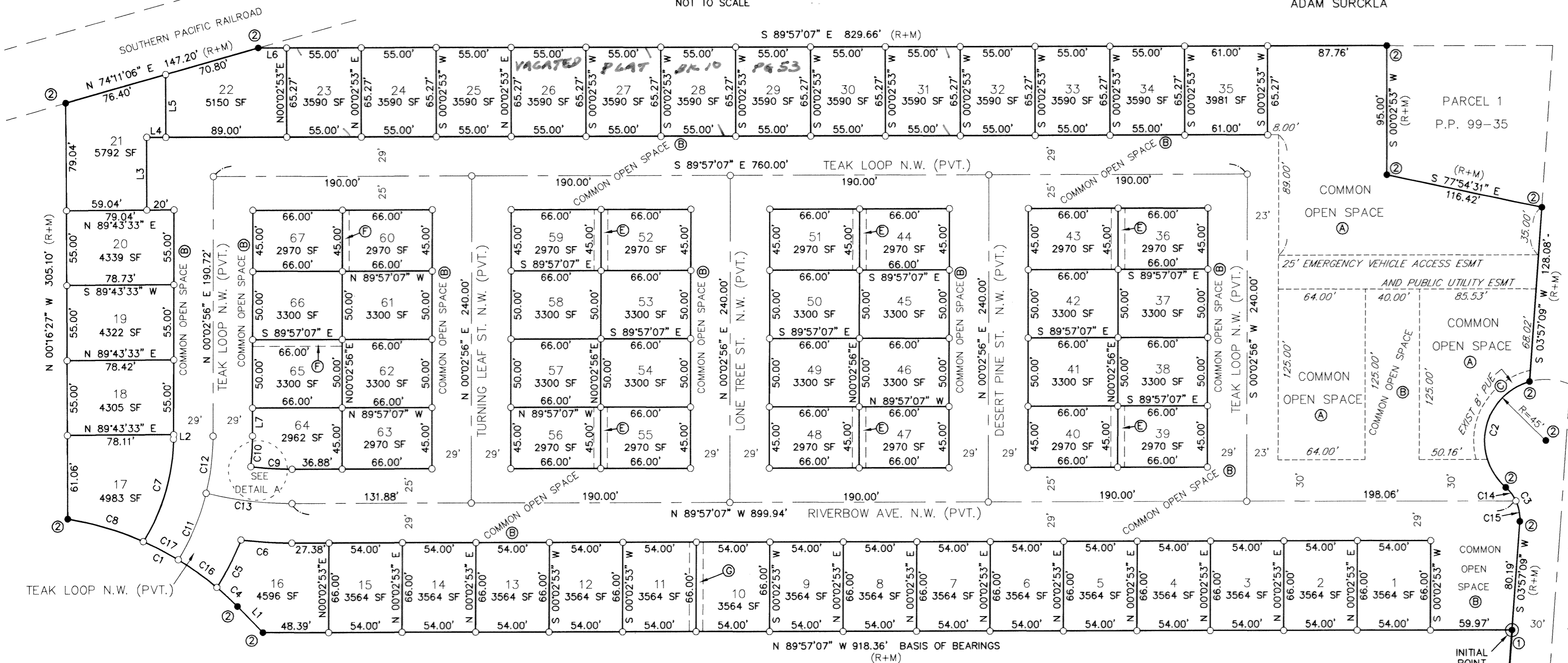
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