

0.481 ACRES

15.73%

5,000 SF

5,800 SF

C1

R12

20'

20'

3 0.406 ACRES

0.0238 ACRES

6.25 DU/ACRE



- 1. BOISE CITY SEWER AND UNITED WATER SERVICE SHALL BE EXTENDED TO ALL LOTS
- 2. NO PART OF THIS DEVELOPMENT FALLS WITHIN THE FEMA 100 YEAR FLOOD HAZARD
- 3. ALL LOT SHALL HAVE A PERMANENT EASEMENT FOR PUBLIC UTILITIES, BOISE CITY STREET LIGHTS, IRRIGATION AND LOT DRAINAGE OVER THE 10 (TEN) FEET ADJACENT TO ANY PUBLIC STREET OR SUBDIVISION BOUNDARY. THERE SHALL BE A 5 (FIVE) FOOT PUBLIC UTILTY, IRRIGATION AND LOT DRAINAGE EASEMENT ADJACENT TO ANY
- 4. LOT 23, BLOCK 1 IS COVERED BY AN EXISTING PUBLIC UTILITIES AND IRRIGATION
- 5. THE DEVELOPER SHALL PROVIDE IRRIGATION WATER TO EACH LOT FROM THE EXISTING PRESSURE IRRIGATION SYSTEM IN MOONRIDGE SUBDIVISION NO. 1. ALL LOTS IN
- 6. STORM DRAINAGE SHALL BE ROUTED TO THE EXISTING SYSTEM APPROVED AND CON-
- 7. LOTS 23 & 27, BLOCK 1 ARE COMMON LOTS TO BE OWNED AND MAINTAINED BY THE

<u>NOTES</u>

- FROM EXISTING MAINS IN S. ZITHER AVE.
- ZONE. REFERENCE FIRM PANEL 16001C0270 H, DATED FEBRUARY 19, 2003.
- LOT LINE NOT ADJACENT TO A PUBLIC STREET.
- EASEMENT.
- THIS SUBDIVISION WILL BE SUBJECT TO ASSESSMENTS OF THE NEW YORK IRRIGATION
- STRUCTED FOR MOONRIDGE SUBDIVISION NO. 12.
- MOONRIDGE HOMEOWNER'S ASSOCIATION OR ITS ASSIGNS.
- 8. THIS DEVELOPMENT FALLS WITHIN THE SOUTHWEST PLANNING AREA.

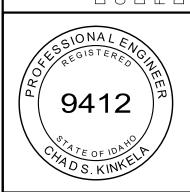
TAL 4254

MOONRIDGE SUBDIVIS

A RESUBDIVISION OF LOT

MOONRIDGE SUBDIVISION

LOCATED IN GOVT. LOT 4 (T.2N., R.1E., B.M., ADA (T.2N., R.1E., B.M., ADA (T.2N.)



SHEET