

DEDICATION

STATE OF ARIZONA)
COUNTY OF MARICOPA) SS

KNOW ALL MEN BY THESE PRESENTS:

THAT NNP III ESTRELLA MOUNTAIN RANCH, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AS OWNER, HAS SUBDIVIDED UNDER THE NAME OF "ESTRELLA PARCEL 9.1", A PORTION OF SECTION 27, TOWNSHIP 1 SOUTH, RANGE 2 WEST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA, AS SHOWN PLATTED HEREIN AND HEREBY PUBLISHES THIS PLAT AS AND FOR THE PLAT OF SAID "ESTRELLA PARCEL 9.1" AND HEREBY DECLARES THAT SAID PLAT SETS FORTH THE LOCATION AND GIVES DIMENSIONS OF THE LOTS, TRACTS, EASEMENTS, AND STREETS CONSTITUTING SAME, AND THAT EACH LOT, TRACT, AND STREET SHALL BE KNOWN BY THE NUMBER, LETTER OR NAME GIVEN EACH RESPECTIVELY ON SAID PLAT.

THAT NNP III ESTRELLA MOUNTAIN RANCH, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AS OWNER, DOES HEREBY DEDICATE, GRANT, AND CONVEY TO THE CITY OF GOODYEAR THE PUBLIC STREETS, IN FEE, SHOWN ON SAID PLAT AND INCLUDED IN THE ABOVE DESCRIBED PREMISES. THAT NNP III EMR3, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AS OWNER, HEREBY DEDICATES TO THE CITY OF GOODYEAR FOR USE BY THE CITY AND ITS PERMITEES EXCLUSIVE PUBLIC UTILITY EASEMENTS ("PUE") IN TRACTS A,B,C,D,E,F,G,H,I,J,K INCLUSIVE, AND IN LOTS, AS SHOWN ON THIS PLAT. SUCH PUBLIC UTILITY EASEMENTS ARE FOR THE PURPOSES OF INSTALLING, OPERATING, MAINTAINING, REPLACING, AND OR REPAIRING PUBLIC UTILITIES, IN, OVER, ABOVE, AND UNDER THE PUBLIC UTILITY EASEMENT AREAS AS SHOWN ON THIS PLAT. NO STRUCTURES OR IMPROVEMENTS MAY BE CONSTRUCTED ON, IN, OVER, OR UNDER THE PUBLIC UTILITY AREAS IF SUCH IMPROVEMENTS WILL INTERFERE WITH THE USE OF THE EASEMENT AREAS FOR PUBLIC UTILITY FACILITIES, EXCEPT THAT ROADWAYS, SIDEWALKS, AND LANDSCAPING AS APPROVED BY THE CITY MAY BE CONSTRUCTED OR INSTALLED ON OR OVER SUCH PUBLIC UTILITY EASEMENT AREAS. PUBLIC UTILITY PROVIDERS SHALL BE AND REMAIN RESPONSIBLE FOR THE REPLACEMENT OF ANY IMPROVEMENTS INSTALLED AND/OR CONSTRUCTED WITHIN THE PUBLIC UTILITY EASEMENT AREAS, INCLUDING, BUT NOT LIMITED TO, LANDSCAPING IMPROVEMENTS AND STREETS, DAMAGED DURING THE INSTALLATION AND/OR REPAIR OF THEIR UTILITY FACILITIES.

THAT NNP III ESTRELLA MOUNTAIN RANCH, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AS OWNER, DOES HEREBY DEDICATE TO THE CITY OF GOODYEAR A PERPETUAL VEHICLE NON-ACCESS EASEMENT (V.N.A.E.) UPON, OVER, AND ACROSS THE PREVIOUSLY DESCRIBED PREMISES SHOWN HEREIN. THE PURPOSE OF THE NON-EXCLUSIVE (V.N.A.E.) IS TO PROHIBIT VEHICULAR ACCESS.

TRACTS A THROUGH K ARE HEREBY DECLARED FOR THE SPECIFIC USES IDENTIFIED ON THE TRACT TABLE PROVIDED HEREIN ON PAGE 2 OF THIS FINAL PLAT. SAID TRACTS SHALL BE OWNED AND MAINTAINED BY THE VILLAGES AT ESTRELLA MOUNTAIN RANCH COMMUNITY ASSOCIATION AND SUBJECT TO THE EASEMENTS DEDICATED TO THE CITY OF GOODYEAR AND TO THE RESTRICTIVE COVENANTS HEREIN.

OWNER [NNP III ESTRELLA MOUNTAIN RANCH, LLC] AND ITS SUCCESSORS OR ASSIGNS HEREBY RESERVES THE RIGHT TO CONSTRUCT, REPAIR, REPLACE AND MAINTAIN NON-POTABLE OR IRRIGATION PIPELINES WITHIN THE PUBLIC UTILITY EASEMENTS, STREETS, AND TRACTS FOR THE BENEFIT OF OWNER, ESTRELLA COMMUNITY ASSOCIATION, THE VILLAGES AT ESTRELLA MOUNTAIN RANCH COMMUNITY ASSOCIATION, AND ESTRELLA JOINT COMMITTEE, INC. AND THEIR MEMBERS. SAID RIGHTS SHALL BE SUBJECT TO TERMS OF ANY FUTURE AGREEMENT BETWEEN OWNER AND CITY CONCERNING SAID PUBLIC UTILITY EASEMENTS, STREETS, AND TRACTS. CONSTRUCTION, REPAIR, REPLACEMENT, AND MAINTENANCE OF NON-POTABLE OR IRRIGATION PIPELINES SHALL REQUIRE APPROVED CONSTRUCTION PLANES AND PERMITS FROM THE CITY OF GOODYEAR, NOT TO BE UNREASONABLY WITHHELD.

NNP III ESTRELLA MOUNTAIN RANCH, LLC, INCLUDING ITS HEIRS, SUCCESSORS, AND ASSIGNS, AS OWNER, HEREBY DECLARES ALL TRACTS WITHIN THE SUBDIVISION AS COMMON AREAS FOR THE USE AND ENJOYMENT OF THE OWNERS WITHIN THE VILLAGES AT ESTRELLA MOUNTAIN RANCH COMMUNITY ASSOCIATION AND ARE DEDICATED FOR THE PURPOSES INDICATED HEREIN AND AS MORE FULLY SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS.

NNP III ESTRELLA MOUNTAIN RANCH, LLC, INCLUDING ITS HEIRS, SUCCESSORS, AND ASSIGNS, AS OWNER, HEREBY DEDICATES TO THE CITY OF GOODYEAR FOR USE BY THE CITY AND ITS PERMITEES EXCLUSIVE AND PERPETUAL WATERLINE EASEMENTS UPON, OVER, ACROSS AND UNDER ALL AREAS WITHIN TRACT D DESIGNATED AS "WATERLINE EASEMENT" AND NON- EXCLUSIVE ACCESS EASEMENTS UPON, OVER AND ACROSS ALL AREAS WITHIN TRACT D DESIGNATED AS "WATERLINE EASEMENT" THE WATERLINE EASEMENT IS FOR THE PURPOSES OF INSTALLING, OPERATING, MAINTAINING, REPLACING, AND OR REPAIRING WATERLINES AND APPURTENANCES.

NNP III ESTRELLA MOUNTAIN RANCH, LLC, INCLUDING ITS HEIRS, SUCCESSORS, AND ASSIGNS, AS OWNER, COVENANTS TO THE CITY OF GOODYEAR AND AGREES AS FOLLOWS:
TRACTS A AND D ARE HEREBY RESERVED FOR THE INSTALLATION OF DRAINAGE FACILITIES AND BASINS FOR THE INCLUSIVE CONVEYANCE AND STORAGE OF DRAINAGE FOR THIS SUBDIVISION AND FROM THE PUBLIC RIGHTS-OF-WAY AS REQUIRED BY THE CITY OF GOODYEAR'S ENGINEERING STANDARDS AND DESIGN POLICIES AND GOODYEAR CITY CODE. DRAINAGE FACILITIES SUCH AS CATCH BASINS, SCUPPERS, STORM DRAINS, HEADWALLS AND EROSION CONTROL FACILITIES DOWNSTREAM OF STORM DRAIN OUTLETS AND RETENTION AREAS SHALL BE INSTALLED AND MAINTAINED BY THE OWNER AND SHALL PROVIDE STORM WATER CONVEYANCE AND STORAGE AS PRIVATE DRAINAGE FACILITIES AND PRIVATE RETENTION BASINS ADEQUATE TO CONVEY AND STORE DRAINAGE FROM THIS SUBDIVISION AND FROM PUBLIC RIGHTS-OF-WAY AND TO CONVEY DRAINAGE OFF-SITE PER IMPROVEMENT PLANS APPROVED BY AND ON FILE WITH THE CITY OF GOODYEAR. THESE COVENANTS CAN BE ENFORCED OR REMOVED BY THE CITY OF GOODYEAR, AND THE CITY OF GOODYEAR AND ANY PERSON OR PERSONS WHO HAVE BEEN DAMAGED BY THE VIOLATIONS OR ATTEMPTED VIOLATIONS OF ANY OF THESE COVENANTS CAN BRING PROCEEDINGS AT LAW OR IN EQUITY TO ENFORCE THESE COVENANTS AND THE PARTY SEEKING TO ENFORCE THESE COVENANTS SHALL HAVE THE RIGHT TO RECOVER, IN ADDITION TO ANY DAMAGES, THEIR COSTS, INCLUDING COURT COSTS, IN ADDITION TO REASONABLE ATTORNEYS' FEES. THE AGREEMENTS AND COVENANTS CONTAINED HEREIN SHALL BE A COVENANTS RUNNING WITH THE LAND, AND UPON RECORDING SHALL BE BINDING UPON ANY SUBSEQUENT OWNER OF ALL OR A PORTION OF TRACTS A AND D.

NNP III ESTRELLA MOUNTAIN RANCH, LLC, INCLUDING ITS HEIRS, SUCCESSORS, AND ASSIGNS, AS OWNER, HEREBY DEDICATES TO THE VILLAGES AT ESTRELLA MOUNTAIN RANCH COMMUNITY ASSOCIATION, ALL DRAINAGE EASEMENTS ACROSS TRACTS A AND D AND ALL AREAS DESIGNATED HEREON AS "DRAINAGE EASEMENTS". THE VILLAGES AT ESTRELLA MOUNTAIN RANCH COMMUNITY ASSOCIATION, SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF ABOVE- GROUND AND BELOW-GROUND PRIVATE DRAINAGE FACILITIES; INCLUDING CATCH BASINS, SCUPPERS, STORM DRAINS, HEADWALLS, RETENTION BASINS, DETENTION BASINS, EROSION CONTROL AREAS, AND DRYWELLS.

NNP III ESTRELLA MOUNTAIN RANCH, LLC, INCLUDING ITS HEIRS, SUCCESSORS, AND ASSIGNS, AS OWNER, HEREBY DEDICATES TO THE CITY OF GOODYEAR FOR USE BY THE CITY, THIRD PARTIES PROVIDING SERVICES ON BEHALF OF THE CITY OF GOODYEAR, THIRD PARTIES PROVIDING EMERGENCY SERVICES, THIRD PARTIES PERFORMING ANY PERMITTED WORK WITHIN THE EASEMENTS GRANTED TO THE CITY IN THIS PLAT, AND FOR USE BY ALL OTHER GOVERNMENTAL ENTITIES AND AGENCIES A NON-EXCLUSIVE ACCESS EASEMENT OVER AND ACROSS TRACT D, DESIGNATED ON PLAT FOR THE PURPOSE OF PROVIDING, RIGHTS OF INGRESS AND EGRESS FOR ALL VEHICLES AND PERSONS PROVIDING OR PERFORMING GOVERNMENTAL SERVICES, EMERGENCY SERVICES, SERVICES ON BEHALF OF THE CITY OF GOODYEAR, AND/OR PERMITTED WORK WITHIN THE EASEMENTS GRANTED TO THE CITY OF GOODYEAR IN THIS PLAT.

IN WITNESS WHEREOF, NNP III ESTRELLA MOUNTAIN RANCH, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AS OWNER, HAS HEREUNTO CAUSED ITS NAME TO BE AFFIXED AND THE SAME TO BE ATTESTED BY THE SIGNATURE OF THE UNDERSIGNED OFFICER THEREUNTO DULY AUTHORIZED THIS ____ DAY OF _____ 2017.

NNP III ESTRELLA MOUNTAIN RANCH, LLC, A DELAWARE LIMITED LIABILITY COMPANY

BY: _____

ITS: _____

ACKNOWLEDGEMENT OF RATIFICATION

STATE OF ARIZONA)
COUNTY OF MARICOPA) SS

THE FOREGOING INSTRUMENT WAS EXECUTED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, THIS ____ DAY OF _____, 2017, BY _____ OF THE VILLAGES AT ESTRELLA MOUNTAIN RANCH COMMUNITY ASSOCIATION, ON THEIR BEHALF.

NOTARY PUBLIC

MY COMMISSION EXPIRES: _____

FINAL PLAT OF
ESTRELLA PARCEL 9.1
GOODYEAR, ARIZONA

THE SOUTHWEST QUARTER OF SECTION 26 AND THE SOUTHEAST QUARTER OF SECTION 27, TOWNSHIP 1 SOUTH, RANGE 2 WEST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA

SITE DATA		
DESCRIPTION	SQUARE FEET	ACRES
GROSS AREA	997,985.48	22.91
NET AREA	806,986.45	18.53
LOT SIZE (MIN)	52'x104'	
TOTAL LOTS	92	
GROSS DENSITY	3.51 DU/AC	
OPEN SPACE	275,740.67	6.33
% OF GROSS DENSITY	27.63%	
EXISTING ZONING	P.A.D.	

EQUIV DENSITY & EDU CALC	
NET AREA:	18.53 AC
LESS OPEN SPACE ABOVE 15%	
OPEN SPACE	6.33 AC
18.53 x 15%	2.78 AC
	-3.55
ADJUSTED NET AREA:	14.98 AC
EQUIV. DENSITY	92/14.98
	6.14 DU/AC
EDU CALC - FACTOR OF 0.82 FOR 4-6 DU/AC	
92 x 0.82 =	75.44 EDU'S

RATIFICATION AND CONSENT

STATE OF ARIZONA)
COUNTY OF MARICOPA) SS

KNOW ALL MEN BY THESE PRESENTS:

THE UNDERSIGNED, DULY AUTHORIZED OF THE VILLAGES AT ESTRELLA MOUNTAIN RANCH COMMUNITY ASSOCIATION, AN ARIZONA NON-PROFIT CORPORATION, HEREBY RATIFIES THE RECORDATION OF THIS PLAT FOR "ESTRELLA COMMUNITY PARCEL 9.1" AND RATIFIES, ACKNOWLEDGES, AFFIRMS, APPROVES, CONSENTS, AND ACCEPTS THE DEDICATIONS, CONVEYANCES, AND RESPONSIBILITIES SET FORTH THEREIN.

IN WITNESS WHEREOF, THE VILLAGES AT ESTRELLA MOUNTAIN RANCH COMMUNITY ASSOCIATION, HAS CAUSED ITS NAME TO BE AFFIXED BY THE UNDERSIGNED, DULY AUTHORIZED OFFICER THIS ____ DAY OF _____, 2017.

THE VILLAGES AT ESTRELLA MOUNTAIN RANCH COMMUNITY ASSOCIATION

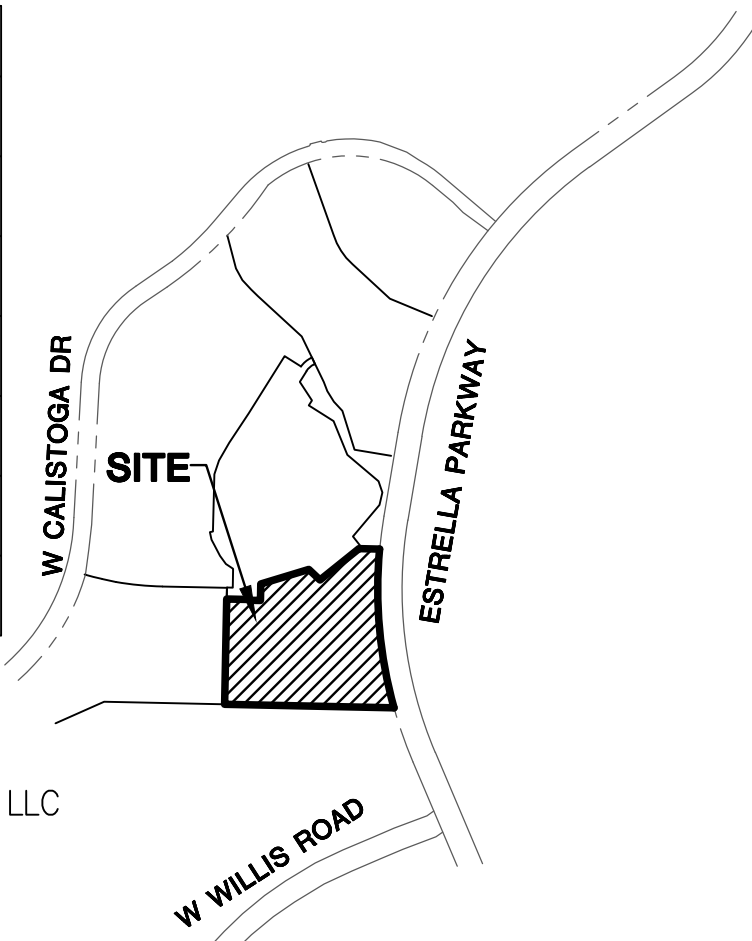
BY: _____

ITS: _____



KEY MAP
N.T.S.

UTILITY PROVIDERS	
SEWER	CITY OF GOODYEAR
WATER	CITY OF GOODYEAR
FIRE	CITY OF GOODYEAR
ELECTRIC	APS
NATURAL GAS	SOUTHWEST GAS
TELEPHONE	CENTURY LINK
RECLAIMED WATER	PRIVATE



VICINITY MAP
N.T.S.

OWNER/DEVELOPER

NNP III-ESTRELLA MOUNTAIN RANCH, LLC
5090 N. 40TH STREET, SUITE 210
PHOENIX, ARIZONA 85018
PHONE: 602-468-0800
CONTACT: STUART BARNEY, P.E.

BENCHMARKS

G.L.O. BRASS CAP AT THE NORTHWEST CORNER OF SECTION 14, T.1S., R.2W.
ELEV=972.77
B.C. FLUSH @ INTERSECTION OF SAN MIGUEL & ESTRELLA PARKWAY
NGVD29 ELEV=1026.73 USED IN THIS PLAN
NAVD88 ELEV=1028.37
EQUATION = (+) 1.64 FROM NGVD29 TO NAVD88 (CITY OF GOODYEAR DATUM)

CIVIL ENGINEER

ENTELLUS, INC
3033 N. 44TH STREET, STE 250
PHOENIX, AZ 85018
PHONE: 602-244-2566
CONTACT: MICHAEL R. GLEASON, P.E.

BASIS OF BEARINGS

SOUTH LINE OF SAID SOUTHEAST QUARTER OF SAID SECTION 27 OF THE GILA AND SALT RIVER BASE, AND MERIDIAN, MARICOPA COUNTY, ARIZONA
BASIS OF BEARING=S 88°50'56" W

SHEET INDEX

1 COVER SHEET
2 DETAIL SHEET
3-6 PLAT SHEETS

APPROVAL

APPROVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF GOODYEAR, ARIZONA, ON THE ____ DAY OF _____, 2017.

BY: _____
MAYOR

ATTEST: _____
CITY CLERK

THIS IS TO CERTIFY THAT THE AREA PLATTED HEREON IS APPROVED AND LIES WITHIN THE DOMESTIC WATER SERVICE AREA OF THE CITY OF GOODYEAR, WHICH IS DESIGNATED AS HAVING AN ASSURED WATER SUPPLY IN ACCORDANCE WITH ARS 45-576.

CITY ENGINEER (REBECCA ZOOK) DATE

CERTIFICATION

I, DANIEL G. FRANCETIC, HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR IN THE STATE OF ARIZONA, THAT THIS PLAT CONSISTING OF (4) SHEETS, REPRESENTS A SURVEY PERFORMED UNDER MY SUPERVISION DURING THE MONTH OF MAY 2016; THAT THE SURVEY IS CORRECT AND ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF; THAT THE BOUNDARY MONUMENTS EXIST AS SHOWN AND ARE SUFFICIENT TO ALLOW THE SURVEY TO BE RETRACED; THAT THE CONTROL POINTS AND LOT CORNERS SHALL BE LOCATED AS SHOWN AT THE TIME OF CONSTRUCTION.

SIGNED: _____

DATE: _____

DANIEL G. FRANCETIC, RLS
REGISTERED LAND SURVEYOR #33874
ENTELLUS, INC.
3033 NORTH 44TH STREET, #250
PHOENIX, ARIZONA 85018
PHONE: 602-244-2566
E-MAIL: dfrancetic@entellus.com

ACKNOWLEDGMENT OF DEDICATION

STATE OF ARIZONA)
COUNTY OF MARICOPA) SS

THE FOREGOING INSTRUMENT WAS EXECUTED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, THIS ____ DAY OF _____, 2017, BY _____ OF NNP III ESTRELLA MOUNTAIN RANCH, LLC, A DELAWARE COMPANY, ON THEIR BEHALF.

NOTARY PUBLIC

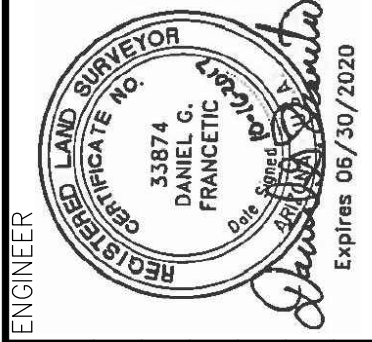
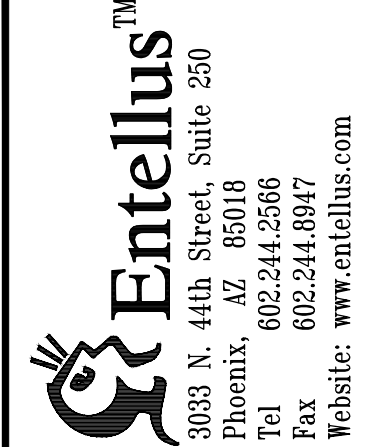
MY COMMISSION EXPIRES: _____



DESIGN:	EM
DRAFTED:	EM
AS-BUILT #:	DF
ENT. PROJ. #:	848.019
SHEET:	CVR 1 OF 6

ESTRELLA PARCEL 9.1
GOODYEAR, MARICOPA COUNTY, ARIZONA

FINAL PLAT



REVISIONS:		DATE	DESCRIPTION
1	15/31/17	1ST SUBMITTAL	
2	9/07/17	2ND SUBMITTAL	
3	10/16/17	3RD SUBMITTAL	

VERSIONS:		DATE	DESCRIPTION
1	5/31/17	1ST SUBMITTAL	
2	9/07/17	2ND SUBMITTAL	
3	10/16/17	3RD SUBMITTAL	

ENGINEER	DATE	DESCRIPTION
DATE	DESCRIPTION	

LOT AREA TABLE		
LOT #	AREA(SF)	AREA(AC)
1	6183.83	0.1420
2	5712.05	0.1311
3	5416.29	0.1243
4	5408.00	0.1242
5	5408.00	0.1242
6	5408.00	0.1242
7	5408.00	0.1242
8	5408.00	0.1242
9	5407.34	0.1241
10	5250.85	0.1205
11	5596.03	0.1285
12	5616.85	0.1289
13	5616.71	0.1289
14	5616.58	0.1289
15	5616.44	0.1289
16	5616.30	0.1289
17	5611.67	0.1288
18	5611.35	0.1288
19	5615.71	0.1289
20	5615.58	0.1289
21	6101.06	0.1401
22	5943.81	0.1365
23	6080.53	0.1396
24	6410.20	0.1472
25	5468.25	0.1255
26	5456.33	0.1253
27	5408.00	0.1242
28	5476.46	0.1257
29	5476.46	0.1257
30	5476.46	0.1257
31	5476.46	0.1257
32	5476.46	0.1257
33	5476.46	0.1257
34	5476.46	0.1257
35	5476.46	0.1257
36	5476.46	0.1257
37	5476.46	0.1257
38	5491.33	0.1261
39	5631.76	0.1293
40	6017.22	0.1381
41	5941.21	0.1364
42	5408.00	0.1242
43	5408.00	0.1242
44	5408.00	0.1242
45	5408.00	0.1242
46	6493.43	0.1491
47	7307.66	0.1678
48	7620.51	0.1749
49	6911.79	0.1587
50	6398.25	0.1469

LOT AREA TABLE		
LOT #	AREA(SF)	AREA(AC)
51	5403.50	0.1240
52	5607.90	0.1287
53	6043.40	0.1387
54	6468.97	0.1485
55	5429.50	0.1246
56	5434.00	0.1247
57	5434.00	0.1247
58	5434.00	0.1247
59	5434.00	0.1247
60	5434.00	0.1247
61	5434.00	0.1247
62	5434.00	0.1247
63	5434.00	0.1247
64	5434.00	0.1247
65	5448.92	0.1251
66	5911.84	0.1357
67	5740.80	0.1318
68	5668.38	0.1301
69	5756.95	0.1322
70	5495.89	0.1262
71	5432.87	0.1247
72	5434.00	0.1247
73	5434.00	0.1247
74	5434.00	0.1247
75	5434.00	0.1247
76	5434.00	0.1247
77	5434.00	0.1247
78	5434.00	0.1247
79	5434.00	0.1247
80	5429.50	0.1246
81	6044.57	0.1388
82	7136.77	0.1638
83	6406.04	0.1471
84	6306.44	0.1448
85	6373.30	0.1463
86	6480.95	0.1488
87	7195.27	0.1652
88	7585.74	0.1741
89	5726.21	0.1315
90	5432.99	0.1247
91	6319.71	0.1451
92	7799.82	0.1791

RIGHT OF WAY AREA TABLE			
TRACT	AREA(SF)	AREA(AC)	USE
ROW	190999.03	4.385	PUBLIC STREET AND RIGHT OF WAY

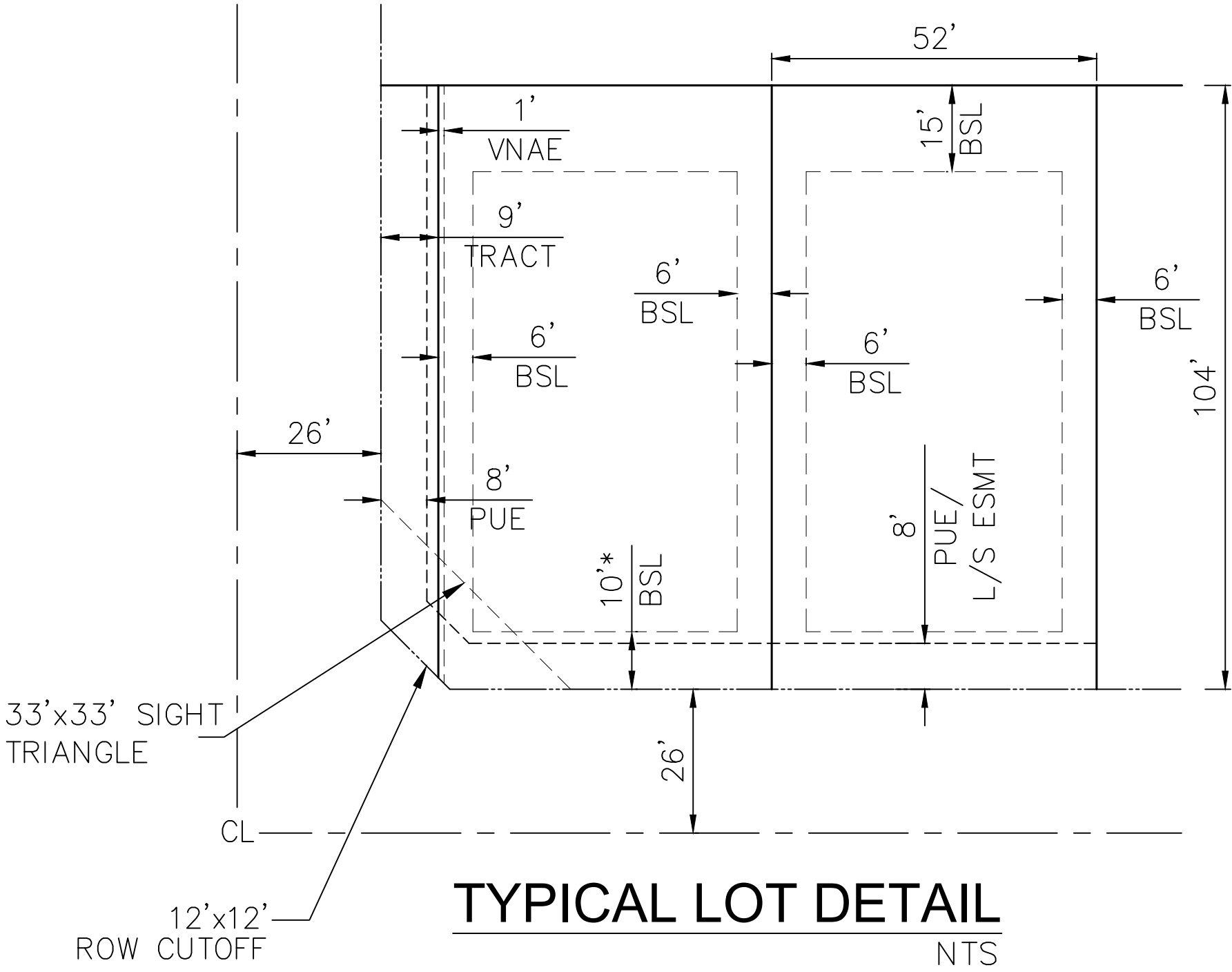
TRACT AREA TABLE			
TRACT	AREA(SF)	AREA(AC)	USE
TRACT A	66296.58	1.522	LANDSCAPE, DRAINAGE, OPEN SPACE, PUE
TRACT B	904.52	0.021	LANDSCAPE, OPEN SPACE, PUE
TRACT C	904.49	0.021	LANDSCAPE, OPEN SPACE, PUE
TRACT D	182346.14	4.186	LANDSCAPE, DRAINAGE, OPEN SPACE, CITY OF GOODYEAR SEWER, WATER AND EMERGENCY ACCESS EASEMENTS, PUE
TRACT E	1737.03	0.040	LANDSCAPE, OPEN SPACE, PUE
TRACT F	1746.00	0.040	LANDSCAPE, OPEN SPACE, PUE
TRACT G	5796.42	0.133	LANDSCAPE, OPEN SPACE, PUE
TRACT H	1754.40	0.040	LANDSCAPE, OPEN SPACE, PUE
TRACT I	12020.59	0.276	LANDSCAPE, OPEN SPACE, PUE
TRACT J	1124.96	0.026	LANDSCAPE, OPEN SPACE, PUE
TRACT K	1109.54	0.025	LANDSCAPE, OPEN SPACE, PUE

HOMEOWNER'S ASSOCIATION

THE VILLAGES AT ESTRELLA MOUNTAIN RANCH COMMUNITY ASSOCIATION, INC IS RESPONSIBLE FOR THE OPERATION AND MAINTENANCE OF ALL TRACTS AND AMENITIES AS RECORDED AND DESCRIBED IN THE "DECLARATION OF PROTECTIVE COVENANTS AND RESTRICTIONS FOR THE VILLAGES AT ESTRELLA MOUNTAIN RANCH," PER DOCKET NUMBER 97-0584915, AS RECORDED IN THE RECORDER'S OFFICE OF MARICOPA COUNTY, ARIZONA.

LEGEND

- -- PROPERTY BOUNDARY
- RIGHT OF WAY LINE
- CONSTRUCTION CENTER LINE
- EASEMENT (ESMT)
- BUILDING SETBACK LINE
- LOT LINE
- ▲ PROPERTY CORNER
- MONUMENT
- FOUND BCFL
- R/W RIGHT OF WAY
- CL CENTER LINE
- PUE PUBLIC UTILITY ESMT
- BSL BUILDING SETBACK LINE
- SVT SIGHT VISIBILITY TRIANGLE
- POB POINT OF BEGINNING
- (NR) NON-RADIAL LINE



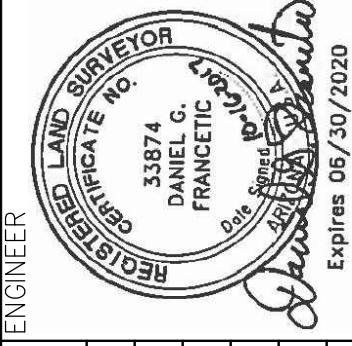
- *=ADDITIONAL FRONT BUILDING SETBACKS:
 - A. 10' TO LIVING AREA OR SIDE ENTRY GARAGE
 - B. 8' TO FRONT PORCH
 - C. 20' TO GARAGE DOOR FACING A PUBLIC STREET
- MINIMUM SETBACK DOOR FACING A PUBLIC STREET IS 20 FEET. MINIMUM SETBACK TO A FRONT IS 8 FEET.
- FIREPLACE AND/OR MEDIA POPOUTS MAY ENCROACH 2 FEET INTO SIDE SETBACK FOR A MAXIMUM WIDTH OF 12 FEET PER SIDE. MINIMUM STREET SIDE SETBACK ON A CORNER LOT IS 9 FEET. MINIMUM STREET SIDE SETBACK TO A PORCH ON A CORNER LOT IS 8 FEET.
- FRONT YARD SETBACK TO PERIMETER PARCEL BOUNDARY IS 20 FEET. THE SETBACK MAY BE REDUCED TO 10 FEET WHERE THE BUILDING IS FRONTING ON A PASEO, PLAZA OR DIAGONAL PARKING.
- REAR YARD SETBACK TO PERIMETER PARCEL BOUNDARY IS 15 FEET. BUILDING SEPARATION IS 12 FEET FOR 2-STORY BUILDINGS.

LEGAL DESCRIPTION

THAT PORTION OF A PARCEL OF LAND DESCRIBED AS PARCEL NO. 10 IN DOCUMENT # 2005-0643150 OF THE MARICOPA COUNTY RECORDER LYING WITHIN THE SOUTHWEST QUARTER OF SECTION 26 AND THE SOUTHEAST QUARTER OF SECTION 27, TOWNSHIP 1 SOUTH, RANGE 2 WEST OF THE GILA AND SALT RIVER MERIDIAN IN MARICOPA COUNTY, ARIZONA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCING AT THE GENERAL LAND OFFICE (GLO) BRASS CAP FOUND AT THE SECTION CORNER COMMON TO SECTIONS 26, 27, 34, AND 35, FROM WHICH THE GLO BRASS CAP FOUND AT THE SOUTH QUARTER CORNER OF SAID SECTION 27 BEARS SOUTH 88 DEGREES 50 MINUTES 56 SECONDS WEST A DISTANCE OF 2,730.94 FEET, SAID LINE BEING THE SOUTH LINE OF SAID SOUTHEAST QUARTER OF SAID SECTION 27 AND THE BASIS OF BEARINGS OF THIS DESCRIPTION;
THENCE ALONG THE SECTION LINE COMMON TO SAID SECTION 26 AND 27, NORTH 00 DEGREE 25 MINUTES 50 SECONDS WEST A DISTANCE OF 1,514.90 FEET TO THE POINT OF BEGINNING;
THENCE NORTH 88 DEGREES 49 MINUTES 01 SECONDS WEST A DISTANCE OF 758.80 FEET TO A POINT ON THE EAST PROPERTY LINE OF "CORONADO VILLAGE AT ESTRELLA MOUNTAIN RANCH PARCEL 9.2" AS FOUND IN BOOK 856 OF MAPS, PAGE 29 OF THE MARICOPA COUNTY RECORDER;
THENCE ALONG SAID EAST PROPERTY LINE, NORTH 01 DEGREE 11 MINUTES 15 SECONDS EAST A DISTANCE OF 734.00 FEET TO A POINT ON THE SOUTH PROPERTY LINE OF "MONTECITO VILLAGE AT ESTRELLA MOUNTAIN RANCH PARCEL 7.14" AS FOUND IN BOOK 1053 OF MAPS, PAGE 50 OF THE MARICOPA COUNTY RECORDER;
THENCE ALONG SAID SOUTH PROPERTY LINE, SOUTH 88 DEGREES 48 MINUTES 44 SECONDS EAST A DISTANCE OF 158.65 FEET TO A POINT;
THENCE CONTINUING ALONG SAID SOUTH PROPERTY LINE, SOUTH 36 DEGREES 25 MINUTES 44 SECONDS EAST A DISTANCE OF 6.33 FEET TO A POINT;
THENCE CONTINUING ALONG SAID SOUTH PROPERTY LINE, SOUTH 88 DEGREES 50 MINUTES 11 SECONDS EAST A DISTANCE OF 72.62 FEET TO A POINT;
THENCE CONTINUING ALONG SAID SOUTH PROPERTY LINE, NORTH 01 DEGREE 09 MINUTES 49 SECONDS EAST A DISTANCE OF 115.17 FEET TO A POINT;
THENCE CONTINUING ALONG SAID SOUTH PROPERTY LINE, NORTH 73 DEGREES 15 MINUTES 57 SECONDS EAST A DISTANCE OF 350.02 FEET TO A POINT;
THENCE CONTINUING ALONG SAID SOUTH PROPERTY LINE, SOUTH 46 DEGREES 28 MINUTES 51 SECONDS EAST A DISTANCE OF 107.06 FEET TO A POINT;
THENCE CONTINUING ALONG SAID SOUTH PROPERTY LINE, NORTH 51 DEGREES 06 MINUTES 19 SECONDS EAST A DISTANCE OF 349.76 FEET TO A POINT ON THE EAST-WEST MID-SECTION LINE OF SAID SECTION 26;
THENCE ALONG SAID EAST-WEST MID-SECTION LINE, SOUTH 88 DEGREES 34 MINUTES 22 SECONDS EAST A DISTANCE OF 143.24 FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF ESTRELLA PARKWAY AS DEFINED ON "ESTRELLA PARKWAY PHASE 3 MAP OF DEDICATION" FOUND IN BOOK 771 OF MAPS, PAGE 9 OF THE MARICOPA COUNTY RECORDER, SAID POINT ALSO BEING ON A NON-TANGENT CURVE TO LEFT BEING CONCAVE EASTERLY AND HAVING A RADIUS OF 3060.00 FEET BEARING SOUTH 84 DEGREES 44 MINUTES 06 SECONDS EAST;
THENCE ALONG SAID WEST RIGHT-OF-WAY LINE AND SAID CURVE, THROUGH A CENTRAL ANGLE OF 20 DEGREES 55 MINUTES 20 SECONDS AN ARC DISTANCE OF 1117.40 FEET TO A POINT;
THENCE NORTH 88 DEGREES 49 MINUTES 01 SECONDS WEST A DISTANCE OF 422.86 FEET TO THE POINT OF BEGINNING.
SAID PARCEL CONTAINING 997,986 SQUARE FEET OR 22.911 ACRES, MORE OR LESS.

NOTES

- THIS DEVELOPMENT IS WITHIN THE SERVICE AREA OF THE CITY OF GOODYEAR WHICH HAS BEEN DESIGNATED AS HAVING AN ASSURED WATER SUPPLY PURSUANT TO A.R.S. 45-576 SUBSECTION B. THE CITY OF GOODYEAR'S ASSURED WATER SUPPLY DESIGNATION IS SUPPORTED IN PART BY THE CITY'S MEMBERSHIP IN THE CENTRAL ARIZONA GROUNDWATER REPLENISHMENT DISTRICT (CAGRD). PROPERTY WITHIN THIS DEVELOPMENT MAY BE ASSESSED A FEE BASED ON ITS PRO RATA SHARE OF THE CITY'S COST FOR CAGRD PARTICIPATION.
- NO STRUCTURES OF ANY KIND SHALL BE CONSTRUCTED OR PLACED WITHIN OR OVER THE UTILITY EASEMENTS EXCEPT: UTILITIES, ASPHALT PAVING, GRASS, AND WOOD, WIRE OR REMOVABLE SECTION TYPE FENCING. THE CITY OF GOODYEAR SHALL NOT BE REQUIRED TO REPLACE OR PROVIDE REIMBURSEMENT FOR THE COST OF REPLACING ANY OBSTRUCTIONS, PAVING OR PLANTING THAT IS REMOVED DURING THE COURSE OF MAINTAINING, CONSTRUCTING OR RECONSTRUCTING UTILITY FACILITIES.
- NO STRUCTURE OF ANY KIND SHALL BE CONSTRUCTED AND NO VEGETATION SHALL BE PLANTED OR WILL BE ALLOWED TO GROW WITHIN, ON OR OVER ANY DRAINAGE EASEMENT WHICH WOULD OBSTRUCT OR DIVERT THE FLOW OF STORM WATER. THE CITY MAY, IF IT SO DESIRES, CONSTRUCT OR MAINTAIN DRAINAGE FACILITIES ON OR UNDER THE LAND OF THE DRAINAGE EASEMENT.
- IMPROVEMENTS MADE WITHIN A CITY RIGHT-OF-WAY, TRACT OR EASEMENT THAT WILL BE MAINTAINED IN THE FUTURE BY THE CITY OF GOODYEAR SHALL BE CLEARLY IDENTIFIED ON THE APPROVED PLANS AND ARE SUBJECT TO THE FOLLOWING REQUIREMENTS. IMPROVEMENTS MAY INCLUDE, BUT ARE NOT LIMITED TO, STREET SURFACES, CURBS, GUTTERS, SIDEWALKS, RAMPS, DRIVEWAYS, TURN BAYS, BUS BAYS, STREET LIGHTING, SIGNAGE, AND STREET STRIPING.
 - A. THE DEVELOPER SHALL MAINTAIN AND WARRANTY ALL IMPROVEMENTS FOR A PERIOD OF TWO YEARS BEGINNING IMMEDIATELY AFTER THE CITY ISSUES THE NOTIFICATION OF APPROVAL FOR THE PROJECT.
 - B. DURING THE MAINTENANCE AND WARRANTY PERIOD, THE DEVELOPER SHALL BE RESPONSIBLE FOR MAINTAINING ADEQUATE PROTECTION TO ALL AREAS. ANY DAMAGED IMPROVEMENT SHALL BE IMMEDIATELY REPAIRED OR REPLACED AT THE DEVELOPER'S EXPENSE.
 - C. MAINTENANCE SHALL INCLUDE, BUT IS NOT LIMITED TO, STREET SWEEPING, APPLICATION OF SEALANT ON ALL CRACKS AND JOINTS AND APPLICATION OF A SEALANT OVER ALL ASPHALT PAVEMENTS.
 - D. AT THE TERMINATION OF THE MAINTENANCE AND WARRANTY PERIOD ALL IMPROVEMENTS SHALL BE UNDAMAGED AND SHALL MEET CITY STANDARDS.
 - E. IF ALL IMPROVEMENTS ARE NOT ACCEPTABLE AT THE END OF THE TWO YEAR WARRANTY PERIOD, THE MAINTENANCE AND WARRANTY PERIOD SHALL CONTINUE UNTIL THE IMPROVEMENTS MEET CITY APPROVAL.
- LANDSCAPED AREAS THAT WILL BE MAINTAINED IN THE FUTURE BY THE CITY OF GOODYEAR SHALL BE CLEARLY IDENTIFIED ON THE APPROVED PLANS AND ARE SUBJECT TO THE FOLLOWING REQUIREMENTS. THESE AREAS MAY INCLUDE RETENTION BASINS, PARKS, RIGHTS-OF-WAY, AND STREET CENTER MEDIAN LANDSCAPING.
 - A. THE DEVELOPER SHALL MAINTAIN AND WARRANTY ALL PLANTED AREAS INCLUDING IRRIGATION SYSTEMS FOR A PERIOD OF TWO YEARS BEGINNING IMMEDIATELY AFTER THE CITY ISSUES THE NOTIFICATION OF APPROVAL FOR THE PROJECT.
 - B. DURING THE MAINTENANCE AND WARRANTY PERIOD, THE DEVELOPER SHALL BE RESPONSIBLE FOR MAINTAINING ADEQUATE PROTECTION TO ALL AREAS. ANY DAMAGED PLANTING AND/OR IRRIGATION SYSTEMS SHALL BE IMMEDIATELY REPAIRED OR REPLACED AT THE DEVELOPER'S EXPENSE.
 - C. MAINTENANCE SHALL INCLUDE CONTINUOUS OPERATIONS OF WATERING, WEEDING, REMOVAL OF DEAD PLANT MATERIAL, MOWING, ROLLING, FERTILIZING, SPRAYING INSECT AND PEST CONTROL, RESEEDING, REPLACEMENT AND ALL OTHER MEASURES TO ENSURE GOOD NORMAL GROWTH.
 - D. WHEN THE TURF HAS ESTABLISHED SUFFICIENT ROOT STRUCTURE AND IS AN APPROXIMATE HEIGHT OF 3 INCHES, MOWING SHALL BEGIN IMMEDIATELY TO A 2 INCH HEIGHT AND SHALL BE MOWED THEREAFTER AND REDUCED IN SAFE INCREMENTS TO A HEIGHT OF 2 INCHES.
 - E. AT THE TERMINATION OF THE MAINTENANCE AND WARRANTY PERIOD ALL TURF AREAS SHALL BE ALIVE, HEALTHY, UNDAMAGED, AND FREE OF INFESTATIONS. ALL AREAS SHALL BE COMPLETELY VOID OF BARREN SPOTS LARGER THAN 3 INCHES BY 3 INCHES.
 - F. IF ALL PLANTINGS ARE NOT ACCEPTABLE AT THE END OF THE TWO YEAR PERIOD, THE MAINTENANCE AND WARRANTY PERIOD SHALL CONTINUE UNTIL THE LANDSCAPING MEETS CITY APPROVAL.
- STRUCTURES WITHIN VISIBILITY EASEMENTS WILL BE LIMITED TO A HEIGHT OF 3 FEET; LANDSCAPING WITHIN VISIBILITY EASEMENTS WILL BE LIMITED TO GROUND COVER, FLOWERS AND GRANITE LESS THAN 2 FEET (MATURE) IN HEIGHT AND/OR TREES WITH BRANCHES NOT LESS THAN 7 FEET ABOVE THE GROUND. TREES SHALL NOT BE PLACED LESS THAN 8 FEET APART.
- THE PROPERTY OWNER SHALL BE RESPONSIBLE FOR THE PROPER MAINTENANCE AND REPAIR OF ALL FACILITIES ASSOCIATED WITH STORM WATER MANAGEMENT ON A PROPERTY.
- THIS DEVELOPMENT IS SUBJECT TO ATTENDANT NOISE, VIBRATIONS, DUST, AND ALL OTHER EFFECTS THAT MAY BE CAUSED BY OVERFLIGHTS AND BY THE OPERATION OF AIRCRAFT LANDING AT, OR TAKING OFF FROM, PHOENIX-GOODYEAR AIRPORT AND LUKE AIR FORCE BASE. THE OWNER DOES RELEASE AND DISCHARGE THE CITY OF GOODYEAR, DEVELOPER, AND HOMEOWNER FROM ANY LIABILITY FOR ANY AND ALL CLAIMS FOR FUTURE DAMAGES AND COMPLAINTS OF ANY KIND TO PERSONS OR PROPERTY THAT MAY ARISE AT ANY TIME IN THE FUTURE FROM THE OPERATION OF SUCH AIRCRAFT NEAR AND OVER THE AREA.
- ALL NEW OR RELOCATED UTILITIES WILL BE PLACED UNDERGROUND. (EXCEPTIONS WILL BE NOTED).
- ALL LOT CORNERS SHALL BE MONUMENTED WITH HALF-INCH REBAR WITH CAP, TAG OR OTHER MONUMENTATION AS DESCRIBED BEARING THE REGISTRATION NUMBER OF THE SURVEYOR RESPONSIBLE FOR THEIR PLACEMENT.
- THE CITY OF GOODYEAR IS NOT RESPONSIBLE FOR AND WILL NOT ACCEPT MAINTENANCE OF ANY PRIVATE UTILITIES, PRIVATE STREETS, PRIVATE FACILITIES OR LANDSCAPED AREAS WITHIN THIS DEVELOPMENT.
- MAINTENANCE OF EASEMENTS THAT LIE WITHIN THE BOUNDARIES OF A SUBDIVISION LOT SHALL BE THE RESPONSIBILITY OF THE HOMEOWNER'S OR PROPERTY OWNER'S ASSOCIATION.
- MAINTENANCE OF LANDSCAPING THAT LIES WITHIN THE FRONT YARD OF A SINGLE FAMILY RESIDENCE SHALL BE THE RESPONSIBILITY OF THE HOMEOWNER UNLESS OTHERWISE NOTED ON THIS PLAT. THIS INCLUDES LANDSCAPING WITHIN THE RIGHT-OF-WAY, PRIVATE STREET TRACT AND/OR PUE.
- ALL CORNER LOTS AND ALL LOTS ABUTTING AN ARTERIAL STREET ARE LIMITED TO SINGLE-STORY STRUCTURES. (LOTS 17, 18, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 50, 51, 55, 67, 68, 80, 83 AND 87). NOTED WITH AN "*".
- DRIVEWAYS ON KEY LOTS ARE TO BE LOCATED ON THE SIDE OF THE LOT OPPOSITE THE ADJACENT REAR LOT LINE. (LOTS 82 & 88). NOTED WITH A "#".
- DRIVEWAYS ON CORNER LOTS ARE TO BE LOCATED ON THE SIDE OF THE LOT FURTHEST FROM THE STREET INTERSECTION. (LOTS 17, 18, 39, 50, 51, 55, 67, 68, 80, 83 AND 87). NOTED WITH A "\$".
- AT T-INTERSECTIONS (THREE-WAY INTERSECTIONS) THE NON-LIVING SPACE SIDE OF THE HOUSE SHALL BE POSITIONED ON THE LOT IN ORDER TO AVOID HEADLIGHT INTRUSION INTO LIVING AREAS. (5, 29, 35, 58, 59 AND 73). NOTED WITH AN "*".
- ALL LOTS BUILDING PADS GRADED BELOW AN ELEVATION OF 987.00 FEET REQUIRE THE INSTALLATION OF A PRESSURE REDUCING VALVE (PRV) PER THE WATER MASTER PLAN COMPLETED BY ENTELLUS.
- THE HOA IS RESPONSIBLE FOR MAINTENANCE OF THE 8 INCH BLEED-OFF PIPE WITHIN TRACTS A & D.
- STORM DRAIN CLEANOUTS WILL BE REQUIRED ALONG THE BLEED-OFF PIPE, EVERY 200 FEET.
- NO MORE THAN THREE TWO-STORY HOMES WILL BE ALLOWED SIDE-BY-SIDE. THREE CONSECUTIVE TWO-STORY HOMES MUST BE FOLLOWED BY A MINIMUM OF TWO SINGLE-STORY HOMES.
- THIS SUBDIVISION IS ADJACENT TO LAND DESIGNATED FOR MULTI-FAMILY DEVELOPMENT AND MAY BE SUBJECT TO POTENTIAL NOISE INTRUSION, VIBRATIONS, DUST, AND ALL OTHER EFFECTS THAT MAY BE ASSOCIATED WITH SUCH DEVELOPMENT.



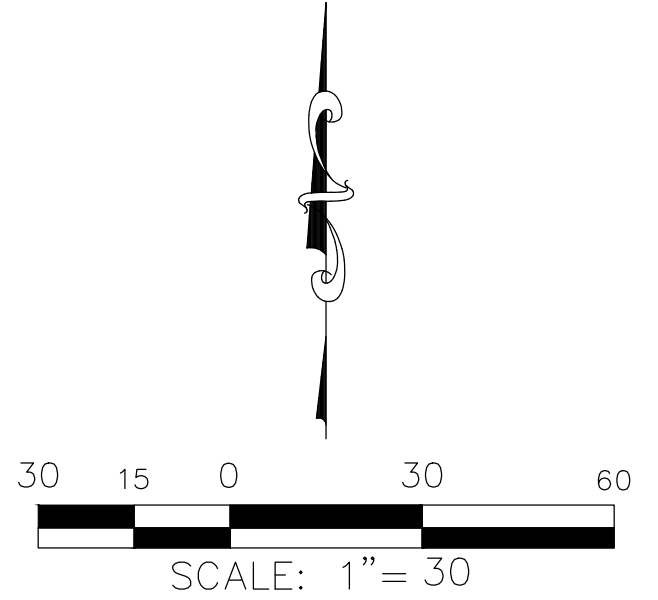
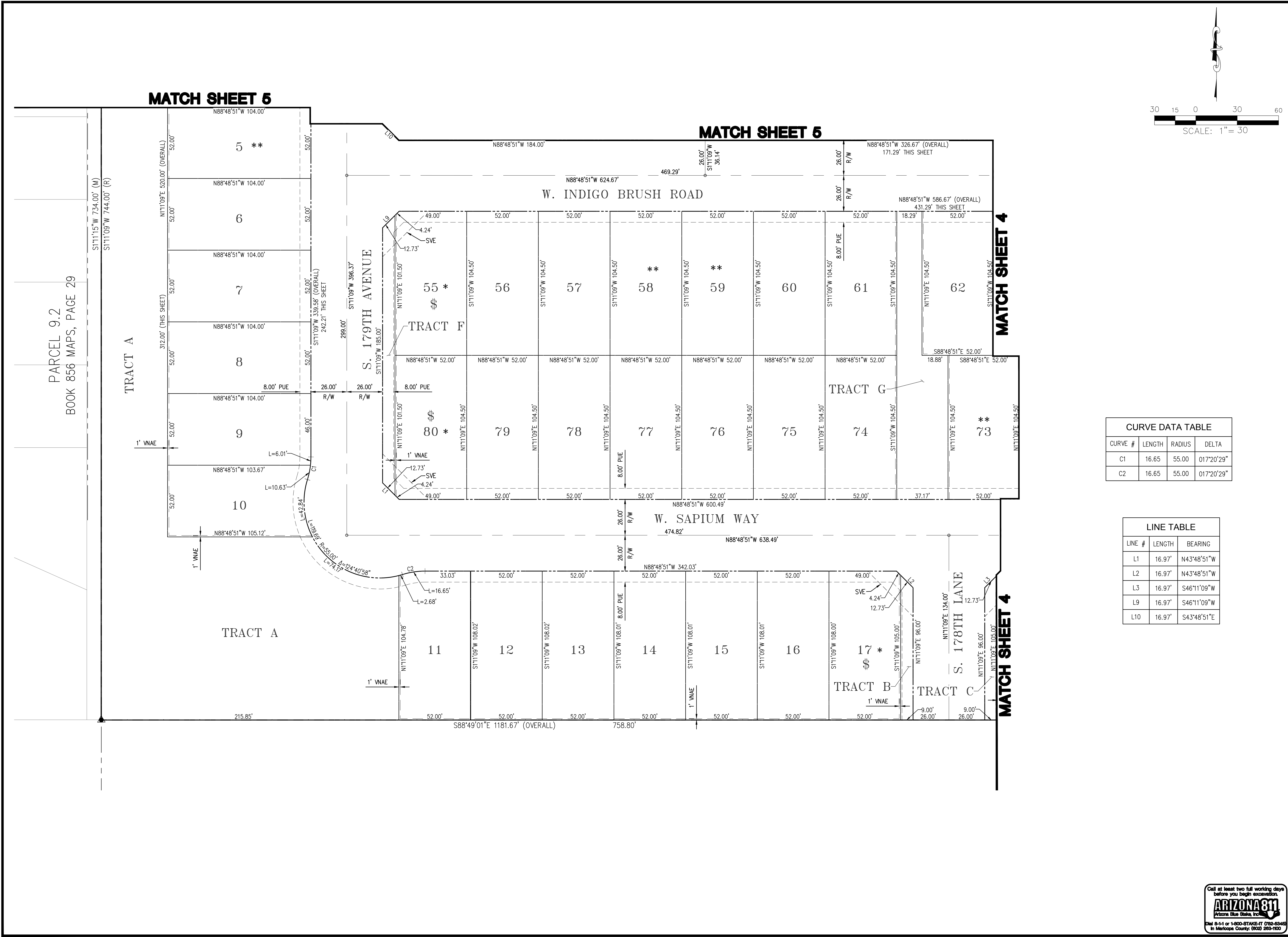
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2	2ND SUBMITTAL	9/07/17		2	9/07/17 2ND SUBMITTAL
3	3RD SUBMITTAL	10/16/17		3	10/16/17 3RD SUBMITTAL

ESTRELLA PARCEL 9.1
GOODYEAR, MARICOPA COUNTY, ARIZONA

FINAL PLAT



DESIGN:	EM
DRAWN:	EM
AS-BUILT #:	DF
ENT. PROJ. #:	848,019
SHEET:	DTL 2 OF 6



CURVE DATA TABLE			
CURVE #	LENGTH	RADIUS	DELTA
C1	16.65	55.00	017°20'29"
C2	16.65	55.00	017°20'29"

LINE TABLE		
LINE #	LENGTH	BEARING
L1	16.97'	N43°48'51"W
L2	16.97'	N43°48'51"W
L3	16.97'	S46°11'09"W
L9	16.97'	S46°11'09"W
L10	16.97'	S43°48'51"E

ENGINEER

33971
DANIEL G.
FRANCETIC
Arizona
Expires 06/30/2020

REVISIONS:

X	DATE	DESCRIPTION
1	5/31/17	1ST SUBMITTAL
2	9/07/17	2ND SUBMITTAL
3	10/16/17	3RD SUBMITTAL

VERSIONS:

X	DATE	DESCRIPTION
1	5/31/17	1ST SUBMITTAL
2	9/07/17	2ND SUBMITTAL
3	10/16/17	3RD SUBMITTAL

ESTRELLA PARCEL 9.1

GOODYEAR, MARICOPA COUNTY, ARIZONA

FINAL PLAT

Call at least two full working days before you begin excavation.

ARIZONA811
Arizona Blue Stake, Inc.
Dial 8-1-1 or 1-800-STAKE-IT (786-6346)
In Maricopa County: (602) 268-1100

DESIGN:	EM
DRAFTED:	EM
AS-BUILT #:	DF
ENT. PROJ. #:	848,019
SHEET:	FP 3 OF 6

CASE NO. XX-XX-XXXXX

COMMON CORNER TO
SECTIONS 26, 27, 34 & 35
FOUND G.L.O. BRASS CAP

N88°50'56"E 2730.94'

MATCH SHEET 3

MATCH SHEET 3

MATCH SHEET 5



CURVE DATA TABLE

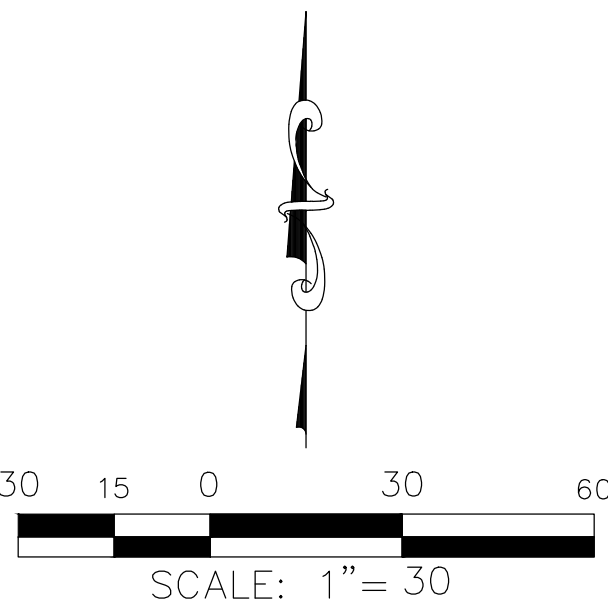
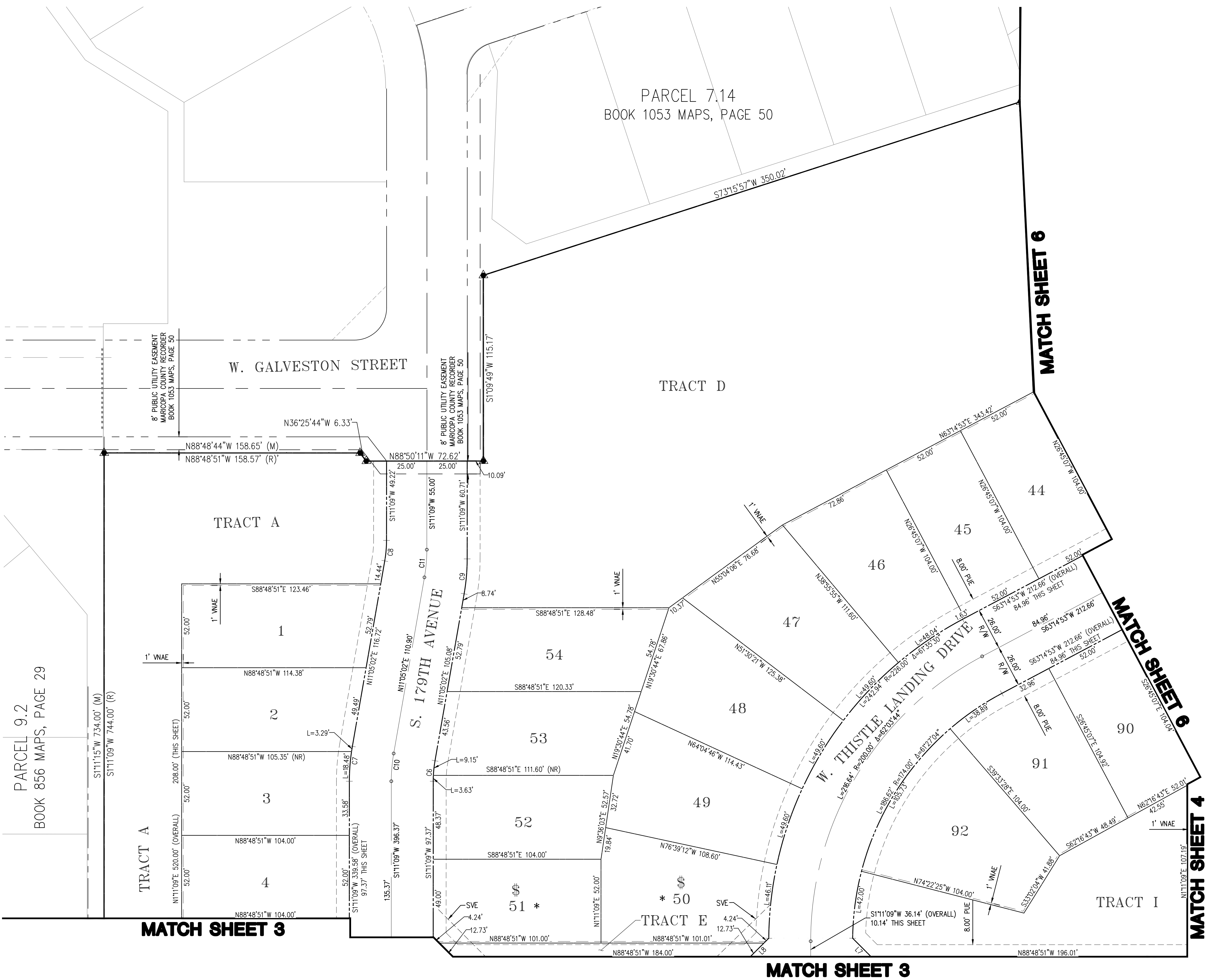
CURVE #	LENGTH	RADIUS	DELTA
C3	16.65	55.00	017°20'29"
C4	16.65	55.00	017°20'29"
C5	33.91	3236.11	000°36'02"

LINE TABLE

LINE #	LENGTH	BEARING
L4	16.40'	N38°13'53"E
L5	17.42'	N51°24'55"W
L6	16.68'	N39°09'06"E

REVISIONS:		VERSIONS:	
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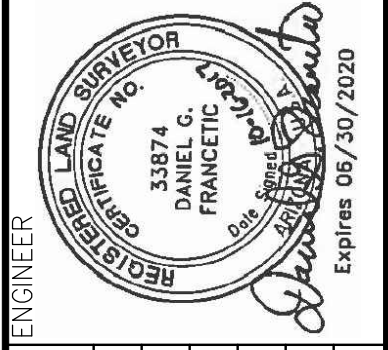
ESTRELLA PARCEL 9.1
GOODYEAR, MARICOPA COUNTY, ARIZONA
FINAL PLAT



CURVE DATA TABLE			
CURVE #	LENGTH	RADIUS	DELTA
C6	12.78	74.00	009°53'53"
C7	21.77	126.00	009°53'53"
C8	12.78	74.00	009°53'53"
C9	21.77	126.00	009°53'53"
C10	17.28	100.00	009°53'53"
C11	17.28	100.00	009°53'53"

LINE TABLE		
LINE #	LENGTH	BEARING
L7	16.96'	S43°47'26"E
L8	16.98'	N46°12'15"E

Entellus™
3033 N. 44th Street, Suite 250
Phoenix, AZ 85018
Tel 602.241.2500
Fax 602.241.6947
Website: www.entellus.com



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VERSIONS:		DATE	DESCRIPTION
X			
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3	10/16/17	3RD SUBMITTAL	

ESTRELLA PARCEL 9.1
GOODYEAR, MARICOPA COUNTY, ARIZONA

FINAL PLAT

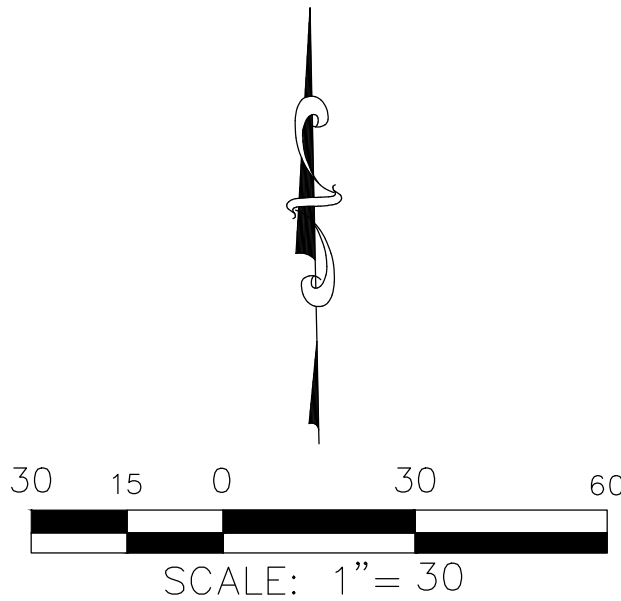
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before you begin excavation.

ARIZONA811
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ENT. PROJ. #:	848.019
SHEET:	FP 5 OF 6

CASE NO. XX-XX-XXXXX

MATCH SHEET 5



CURVE DATA TABLE			
CURVE #	LENGTH	RADIUS	DELTA
C12	39.43	3236.11	000°41'53"

LINE TABLE		
LINE #	LENGTH	BEARING
L11	16.32'	S48°55'17"E
L12	17.67'	S41°56'38"W

ENGINEER

REGISTERED LAND SURVEYOR

3387
DANIEL G. FRANCIS
SINCE 1998

Daniel G. Francis
Expires 05/30/2020

Entellus™

3033 N. 44th Street, Suite 250
Phoenix, AZ 85018
Tel 602.241.2500
Fax 602.241.8947
Website: www.entellus.com

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ESTRELLA PARCEL 9.1

GOODYEAR, MARICOPA COUNTY, ARIZONA

FINAL PLAT

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In Maricopa County: (602) 268-1100

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AS-BUILT #:	DF
ENT. PROJ. #:	848.019
SHEET:	FP 6 OF 6

CASE NO. XX-XX-XXXXX