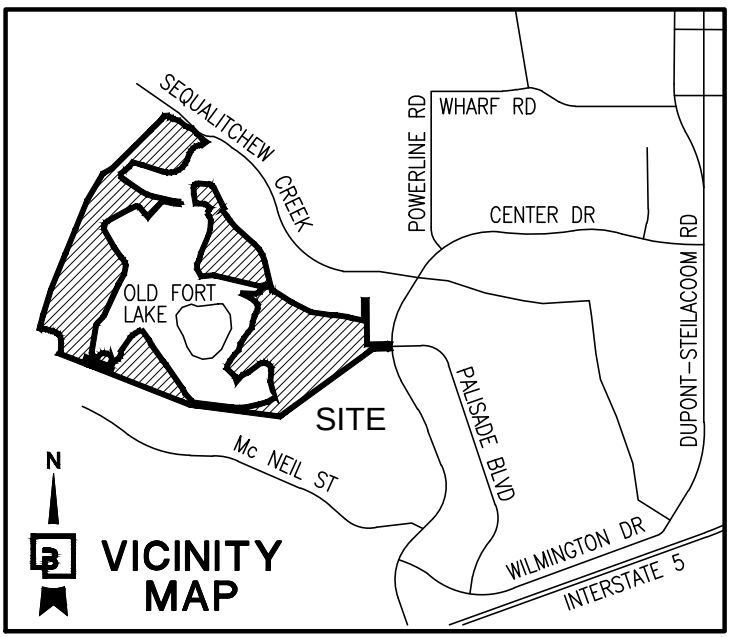
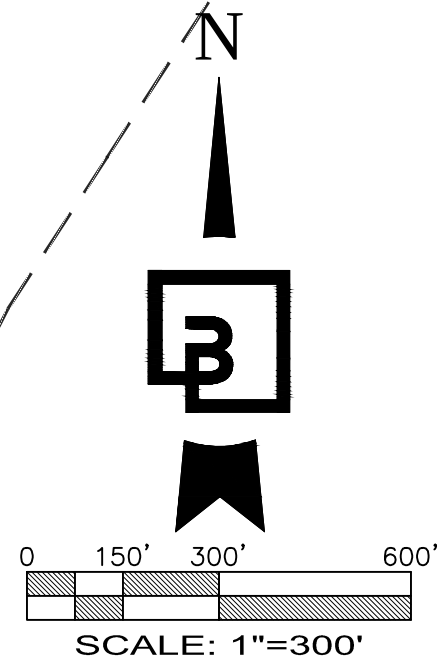


Received 8-26-2022  
City of DuPont

PRELIMINARY PLAT MAP

# FOUNDER'S RIDGE

PORTION OF SW1/4 & SE1/4 OF SW1/4 OF SECTION 22, AND SW1/4 OF SE1/4 OF SECTION 22, AND NE1/4, NW1/4, SW1/4 & SE1/4 OF NE1/4 OF SECTION 27, AND NE1/4, NW1/4, SW1/4 & SE1/4 OF NW1/4 OF SECTION 27, AND NE1/4, NW1/4 & SE1/4 OF SW1/4 OF SECTION 27, AND NE1/4, NW1/4, SW1/4 & SE1/4 OF SE1/4 OF SECTION 27, AND SW1/4 & SE1/4 OF NW1/4 OF SECTION 26, AND NE1/4, NW1/4 & SW1/4 OF SW1/4 OF SECTION 26, W.M., CITY OF DUPONT, PIERCE COUNTY, WASHINGTON



## NOTES

1. TAX #: 011927-2005
2. SITE AREA: 11,357,542± S.F. (260.73± AC)
3. SITE ADDRESS: NONE ON RECORD
4. EXISTING USE: VACANT LAND & GOLF COURSE
5. PROPOSED USE: MIXED USE VILLAGE
6. EXISTING ZONING: MUV-5 (MIXED USE VILLAGE-5)
7. EXISTING COMPREHENSIVE PLAN DESIGNATION: BUSINESS TECH PARK
8. MINIMUM LOT AREA: N/A
9. LOT COVERAGE: N/A
10. SOURCE OF BOUNDARY AND TOPOGRAPHY: BARGHAUSEN CONSULTING ENGINEERS, INC.  
ALTA/NSPS LAND TITLE SURVEY DATED 9/30/2021  
LIDAR EXHIBIT DATED 9/8/2020
11. NO EXISTING STRUCTURES ON SITE, EXCEPT AS SHOWN ON GOLF COURSE

## LEGAL DESCRIPTION

TRACT Y-1, BOUNDARY LINE ADJUSTMENT RECORDED OCTOBER 31, 2007 UNDER PIERCE COUNTY RECORDING NUMBER 200710315001;  
EXCEPT THAT PORTION THEREOF CONVEYED TO THE CITY OF DUPONT FOR ROAD PURPOSES BY DEED RECORDED OCTOBER 31, 2007 UNDER RECORDING NUMBER 200710310594;  
ALSO EXCEPT THAT PORTION THEREOF DEFINED AS PARCEL TP, AN EXEMPT SEGREGATION OF PROPERTY, AS DEPICTED ON THAT RECORD OF SURVEY RECORDED NOVEMBER 1, 2007 UNDER RECORDING NUMBER 200711015006. SITUATE IN THE CITY OF DUPONT, COUNTY OF PIERCE, STATE OF WASHINGTON.

## OWNER/DEVELOPER

ALBATROSS ESTATES LLC  
17837 1ST AVE. S, PMB 310  
NORMANDY PARK, WA 98148

## ENGINEER/SURVEYOR

BARGHAUSEN CONSULTING ENGINEERS, INC.  
18215 72ND AVE. SOUTH  
KENT, WA 98032  
(425) 251-6222  
FAX (425) 251-8782  
CONTACT: BEN ELDORIDGE P.E.  
CONTACT: MATT ABBAS P.L.S.

## SURVEY INFORMATION

HORIZONTAL DATUM: WASHINGTON STATE PLANE COORDINATES, SOUTH ZONE, NAD 83/2011 ESTABLISHED BY GPS OBSERVATION UTILIZING THE WASHINGTON STATE REFERENCE NETWORK

LOT AREA: 11,357,839± S.F. (260.74± AC)

DATE OF SURVEY: THIS SURVEY REPRESENTS VISIBLE PHYSICAL IMPROVEMENT CONDITIONS EXISTING ON OCTOBER 17, 2020 ALL SURVEY CONTROL INDICATED AS "FOUND" WAS RECOVERED FOR THIS PROJECT IN OCTOBER OF 2020.

SURVEYOR'S NOTES:  
• ALL DISTANCES SHOWN HEREON ARE GROUND MEASUREMENTS IN U.S. SURVEY FEET.

• THE BOUNDARY CORNERS AND LINES DEPICTED ON THIS MAP REPRESENT DEED LINES ONLY, AND DON'T PURPORT TO SHOW OWNERSHIP LINES THAT MAY OTHERWISE BE DETERMINED BY A COURT OF LAW. NO GUARANTEE OF OWNERSHIP IS EXPRESSED OR IMPLIED.

• THIS SURVEY HAS DEPICTED ALL VISIBLE OCCUPATIONAL INDICATORS (IE. FENCE LINES, BUILDINGS, WALLS, ETC. - SEE MAP FOR PARTICULARS) PER W.A.C. 332-130. LINES OF OCCUPATION, AS DEPICTED, MAY INDICATE AREAS OF POTENTIAL CLAIMS OF UNWRITTEN OWNERSHIP. THIS SURVEY HAS ONLY DEPICTED THE RELATIONSHIP BETWEEN LINES OF OCCUPATION AND DEEDED LINES OF RECORD, NO RESOLUTION OF OWNERSHIP BASED ON UNWRITTEN RIGHTS HAS BEEN MADE BY THIS SURVEY OR BY ANY PERSONNEL OF BARGHAUSEN CONSULTING ENGINEERS, INC.

• THIS IS A FIELD TRAVERSE SURVEY. TOPCON GT AND TOPCON HYPER HR GPS AND DELL TABLET DATA COLLECTOR WAS USED TO MEASURE THE ANGULAR AND DISTANCE RELATIONSHIPS BETWEEN THE CONTROLLING MONUMENTATION AS SHOWN. CLOSURE RATIOS OF THE TRAVERSE MET OR EXCEEDED THOSE SPECIFIED IN W.A.C. 332-130-090. ALL INSTRUMENTS AND EQUIPMENT HAVE BEEN MAINTAINED IN ADJUSTMENT ACCORDING TO MANUFACTURERS' SPECIFICATIONS AND USED BY APPROPRIATELY TRAINED PERSONNEL.

• NO BUILDINGS ON SITE.

SURVEYOR'S CERTIFICATE:  
THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY UPON WHICH IT IS BASED WERE MADE BY ME OR UNDER MY DIRECTION AND CORRECTLY REFLECTS THE CONDITIONS OF THIS SITE AS OF THE DATE OF THE FIELD SURVEY.

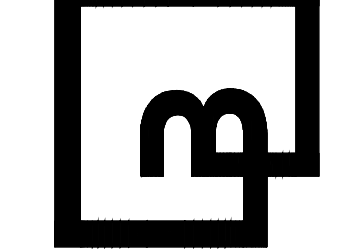
*Matthew K. Abbas*  
MATTHEW K. ABBAS, P.L.S.  
WASHINGTON REGISTRATION NO. 20109892  
DATE 8/17/2022

PRELIMINARY PLAT MAP  
Title:  
NORTHPOINT DEVELOPMENT  
4825 41ST STREET  
RIVERSIDE, MO 64150



Scale:  
Horizontal 1" = 300'  
Vertical N/A  
Designed BHE  
Drawn KMA  
Checked MKR  
Approved BHE  
Date 12/16/21

Barghausen Consulting Engineers, Inc.  
18215 72nd Avenue South  
Kent, WA 98032  
425.251.6222  
barghausen.com



Job Number 21127  
Sheet 1 of 6

## FOUNDER'S RIDGE

CITY OF DUPONT  
OLD FORT LAKE  
APN 011927-4007

|                                                                                                                   |                        |
|-------------------------------------------------------------------------------------------------------------------|------------------------|
|                                | MONITOR WELL           |
|                                | WATER VALVE            |
|                                | WATER METER            |
|                                | POWER POLE             |
|                                | TRAFFIC LIGHT          |
|                                | POWER JBOX             |
|                                | GAS VALVE              |
|                                | TELEPHONE MANHOLE      |
|                                | TELEPHONE JBOX         |
|                                | SANITARY SEWER MANHOLE |
|                                | CATCH BASIN            |
|  — P(OH) — OVERHEAD POWER LINE |                        |

Diagram illustrating the layout of Lot 5 and Lot 4, showing dimensions and easements:

- Lot 5 (top): 166.78' (LOT 5)
- Easement (middle): L18(BDY)
- Easement (bottom): L20(BDY)
- Lot 4 (bottom): 149.78' (LOT 4)

| CURVE TABLE |           |          |         |
|-------------|-----------|----------|---------|
| CURVE       | DELTA     | RADIUS   | LENGTH  |
| C1          | 86°47'08" | 45.50'   | 68.16'  |
| C2          | 0°14'12"  | 1164.90' | 0.88'   |
| C3          | 76°21'31" | 45.01'   | 59.99'  |
| C4          | 2°55'47"  | 1595.00' | 81.56'  |
| C5          | 76°22'54" | 45.00'   | 59.99'  |
| C6          | 0°10'49"  | 1560.00' | 4.91'   |
| C7          | 86°47'08" | 45.00'   | 68.16'  |
| C8          | 13°26'27" | 967.50'  | 226.96' |
| C9          | 17°19'16" | 1032.50' | 312.14' |
| C10         | 23°12'56" | 803.50'  | 325.57' |
| C11         | 19°22'02" | 803.50'  | 271.60' |
| C12         | 5°20'54"  | 803.50'  | 75.00'  |
| C13         | 11°25'00" | 330.00'  | 65.76'  |
| C14         | 27°45'37" | 270.00'  | 130.82' |
| C15         | 76°14'20" | 182.00'  | 242.17' |
| C16         | 12°25'05" | 426.50'  | 92.44'  |
| C17         | 90°00'00" | 24.50'   | 38.48'  |
| C18         | 90°00'00" | 24.50'   | 38.48'  |
| C19         | 90°00'00" | 24.50'   | 38.48'  |
| C20         | 90°00'00" | 24.50'   | 38.48'  |

| CURVE TABLE |            |         |         |
|-------------|------------|---------|---------|
| CURVE       | DELTA      | RADIUS  | LENGTH  |
| C1          | 122°55'05" | 473.50' | 102.62' |
| C22         | 23°30'14"  | 145.00' | 59.48'  |
| C23         | 68°55'34"  | 110.00' | 132.33' |
| C24         | 142°58'19" | 75.00'  | 167.15' |
| C25         | 344°17'14" | 100.00' | 70.71'  |
| C26         | 19°01'38"  | 100.00' | 33.21'  |
| C27         | 30°09'33"  | 250.00' | 131.59' |
| C28         | 90°36'22"  | 139.00' | 219.81' |
| C29         | 73°32'09"  | 65.00'  | 83.42'  |
| C30         | 122°48'42" | 635.00' | 138.30' |
| C31         | 12°11'51"  | 585.00' | 124.54' |
| C32         | 21°48'54"  | 585.00' | 222.74' |
| C33         | 11°07'31"  | 585.00' | 113.59' |
| C34         | 11°07'31"  | 585.00' | 113.59' |
| C35         | 92°03'03"  | 24.50'  | 39.36'  |
| C36         | 74°17'24"  | 803.50' | 109.25' |
| C37         | 23°33'05"  | 525.00' | 194.47' |
| C38         | 60°48'41"  | 25.00'  | 26.53'  |
| C39         | 33°13'56"  | 40.00'  | 23.20'  |
| C40         | 5°38'43"   | 805.00' | 79.32'  |

| CURVE TABLE |            |         |         |
|-------------|------------|---------|---------|
| CURVE       | DELTA      | RADIUS  | LENGTH  |
| C41         | 15°54'36"  | 585.00' | 162.45' |
| C42         | 15°45'13"  | 635.00' | 174.60' |
| C43         | 57°56'20"  | 100.00' | 101.12' |
| C44         | 98°29'05"  | 90.00'  | 154.70' |
| C45         | 11°53'42"  | 585.00' | 121.45' |
| C46         | 21°43'38"  | 436.11' | 165.38' |
| C47         | 16°47'09"  | 400.00' | 117.19' |
| C48         | 54°16'33"  | 146.00' | 138.30' |
| C49         | 132°46'59" | 149.85' | 347.28' |

| LINE TABLE |         |             |
|------------|---------|-------------|
| LINE       | DIST    | BEARING     |
| L1         | 14.05'  | S85°00'47"W |
| L2         | 91.61'  | N72°47'23"W |
| L3         | 91.46'  | N88°10'01"W |
| L4         | 45.22'  | S76°43'36"W |
| L5         | 113.83' | N32°09'46"W |
| L6         | 56.76'  | N63°32'48"E |
| L7         | 61.01'  | N87°03'49"E |
| L8         | 31.22'  | S62°41'22"E |
| L9         | 112.06' | S51°34'13"E |
| L10        | 49.33'  | S33°19'39"W |
| L11        | 65.84'  | S34°39'09"W |
| L12        | 5.46'   | S47°24'39"W |
| L13        | 133.40' | S15°43'09"W |
| L14        | 93.32'  | S25°19'49"W |
| L15        | 100.08' | S00°43'27"E |
| L16        | 164.00' | S29°11'26"E |
| L17        | 245.01' | N84°26'24"E |
| L18        | 167.78' | N77°36'29"E |
| L19        | 49.96'  | S15°16'24"E |
| L20        | 150.83' | S77°36'29"W |

| LINE TABLE |         |              |
|------------|---------|--------------|
| LINE       | DIST    | BEARING      |
| L21        | 72.57'  | S15°14'23"W  |
| L22        | 83.55'  | S64°19'18"W  |
| L23        | 303.65' | N86°16'43"W  |
| L24        | 223.18' | S44°15'54"E  |
| L25        | 119.97' | S69°21'56"E  |
| L26        | 160.93' | S23°48'06"W  |
| L27        | 39.32'  | S70°09'55"W  |
| L28        | 119.20' | S30°33'25"W  |
| L29        | 111.58' | S40°23'29"W  |
| L30        | 148.44' | S35°51'20"W  |
| L31        | 124.16' | S29°29'59"W  |
| L32        | 128.18' | S17°18'08"W  |
| L33        | 120.33' | S42°08'22"W  |
| L34        | 157.90' | S68°27'52"W  |
| L35        | 104.49' | S30°12'01"W  |
| L36        | 56.58'  | S120°30'44"W |
| L37        | 229.60' | S45°28'03"E  |
| L38        | 110.14' | S19°19'41"E  |
| L39        | 167.25' | N11°25'32"E  |
| L40        | 140.16' | N65°00'28"E  |

| LINE TABLE |         |             |
|------------|---------|-------------|
| LINE       | DIST    | BEARING     |
| L41        | 63.99°  | S35°06'13"E |
| L42        | 136.04° | S54°05'28"W |
| L43        | 140.75° | S56°05'37"W |
| L45        | 220.77° | S24°02'47"E |
| L46        | 100.00° | S42°52'29"E |
| L47        | 100.50° | S40°24'37"E |
| L48        | 131.86° | S32°21'01"E |
| L49        | 78.56°  | N62°10'28"E |
| L50        | 29.22°  | N87°10'18"E |
| L51        | 24.55°  | N21°25'01"E |
| L52        | 55.00°  | N21°25'01"E |
| L53        | 434.56° | S68°34'59"E |
| L54        | 45.74°  | N21°25'01"E |
| L55        | 45.75°  | S21°25'01"W |
| L56        | 5.00°   | S68°34'59"E |
| L57        | 55.00°  | S21°25'01"E |
| L58        | 457.56° | N68°34'59"W |
| L59        | 24.55°  | S21°25'01"E |
| L60        | 101.52° | S20°07'21"E |
| L61        | 22.09°  | S64°57'45"E |

| LINE TABLE |         |             |
|------------|---------|-------------|
| LINE       | DIST    | BEARING     |
| L62        | 63.66'  | N46°06'40"E |
| L63        | 158.11' | S43°52'13"W |
| L64        | 219.74' | S30°21'12"W |
| L65        | 171.52' | S10°17'29"W |
| L66        | 52.98'  | S59°55'47"E |
| L67        | 246.04' | S36°12'43"E |
| L68        | 104.37' | S68°01'18"W |
| L69        | 158.23' | N38°26'33"W |
| L70        | 98.84'  | N41°49'46"W |
| L71        | 236.09' | N77°35'29"W |
| L72        | 50.00'  | N07°25'05"W |
| L73        | 27.06'  | S55°07'22"W |
| L74        | 14.74'  | S33°34'17"W |
| L75        | 198.15' | S47°20'00"W |
| L76        | 138.72' | S20°08'13"W |
| L77        | 102.46' | S53°19'17"W |
| L78        | 100.56' | S52°25'05"E |
| L79        | 145.55' | S45°37'04"E |
| L80        | 143.56' | S41°26'58"E |
| L81        | 88.60'  | S74°19'50"E |

| LINE TABLE |         |             |
|------------|---------|-------------|
| LINE       | DIST    | BEARING     |
| L82        | 54.32'  | S61°23'35"E |
| L83        | 172.29' | S49°20'32"E |
| L84        | 101.33' | S76°18'47"E |
| L85        | 50.25'  | S53°19'45"E |
| L86        | 55.90'  | S85°39'27"E |
| L87        | 42.79'  | S35°43'38"E |
| L88        | 74.82'  | N89°24'52"E |
| L89        | 87.77'  | N35°14'22"E |
| L90        | 203.50' | N60°43'52"E |
| L91        | 40.48'  | S38°07'53"W |
| L92        | 25.83'  | S66°33'43"W |
| L93        | 27.29'  | N80°53'28"W |
| L94        | 65.92'  | N78°58'25"W |
| L95        | 69.47'  | N78°11'44"W |
| L96        | 49.34'  | N75°24'41"W |
| L97        | 2.87'   | N68°26'40"W |
| L98        | 28.76'  | N70°56'46"W |
| L99        | 60.54'  | N65°42'50"W |
| L100       | 46.53'  | N64°20'03"W |
| L101       | 30.69'  | N49°14'55"W |

| LINE TABLE |         |             |
|------------|---------|-------------|
| LINE       | DIST    | BEARING     |
| L102       | 44.53'  | N21°20'30"W |
| L103       | 58.49'  | N13°59'00"W |
| L104       | 66.52'  | N02°15'32"W |
| L105       | 154.97' | N03°27'44"W |
| L106       | 15.50'  | N04°38'26"W |
| L107       | 3.29'   | N32°13'11"W |
| L108       | 1.84'   | S31°26'46"E |

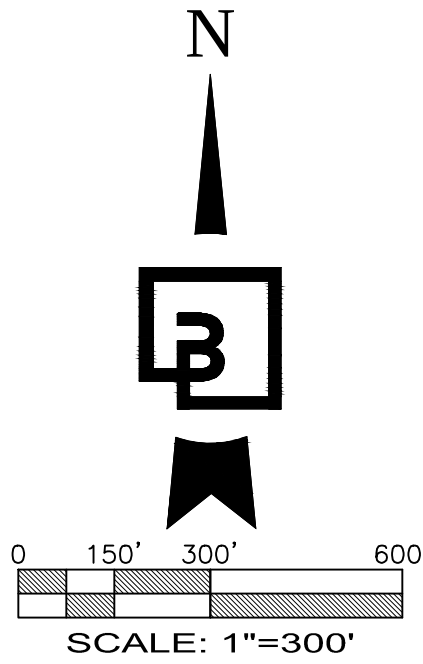
**DETAILS OF LOTS  
2, 3, 4 & 5  
DIMENSIONS**



PRELIMINARY PLAT MAP

FOUNDER'S RIDGE

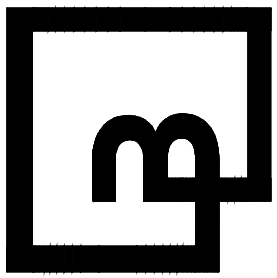
PORTION OF SW1/4 & SE1/4 OF SW1/4 OF SECTION 22, AND SW1/4 OF SE1/4 OF SECTION 22, AND NE1/4, NW1/4, SW1/4 & SE1/4 OF NE1/4 OF SECTION 27, AND NE1/4, NW1/4, SW1/4 & SE1/4 OF NW1/4 OF SECTION 27, AND NE1/4, NW1/4 & SE1/4 OF SW1/4 OF SECTION 27, AND NE1/4, NW1/4, SW1/4 & SE1/4 OF SE1/4 OF SECTION 27, AND SW1/4 & SE1/4 OF NW1/4 OF SECTION 26, AND NE1/4, NW1/4 & SW1/4 OF SW1/4 OF SECTION 26, W.M., CITY OF DUPONT, PIERCE COUNTY, WASHINGTON



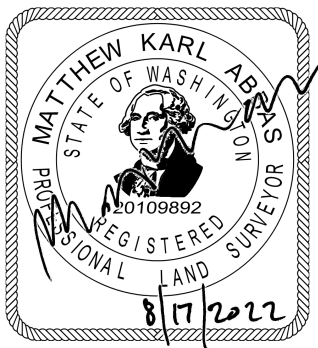
| PLOTTABLE EASEMENTS |                                                                                                                           |
|---------------------|---------------------------------------------------------------------------------------------------------------------------|
| 1                   | POWER EASEMENT<br>AFN 9004190543                                                                                          |
| 2                   | 35' LANDSCAPING EASEMENT<br>AFN.9205210946                                                                                |
| 4                   | POWER EASEMENT<br>AFN 9511200886                                                                                          |
| 5                   | 35' LANDSCAPING, PEDESTRIAN, &<br>UTILITY EASEMENT<br>AFN.9601090362                                                      |
| 6                   | SANITARY SEWER EASEMENT<br>AFN 9909090470                                                                                 |
| 7                   | RESTRICTIVE COVENANT (INDUSTRIAL<br>USE ONLY)<br>PORTION OF PARCEL 1, NORTH OF<br>THE SEQUILICHEW CREEK<br>AFN.9910290750 |
| 8                   | NISQUALLY-SEQUALITCHEW HISTORIC<br>DISTRICT<br>AFN.200101120143 AND<br>AFN.200606120310                                   |
| 9                   | SEWER EASEMENT<br>AFN.200201150274                                                                                        |
| 10                  | SEWER EASEMENT<br>AFN.200412130297                                                                                        |
| 11                  | SANITARY SEWER EASEMENT<br>AFN 200504040337 &<br>200504040338                                                             |
| 14                  | WATER EASEMENT<br>AFN.200511300872                                                                                        |
| 17                  | IRRIGATION EASEMENT<br>AFN 200609050736                                                                                   |
| 18                  | STORM EASEMENT<br>AFN 200609050738                                                                                        |
| 19                  | 25' SEWER ESMT<br>AFN.200609050739                                                                                        |
| 20                  | GOLF CART PATH<br>EASEMENT<br>AFN 200609050740                                                                            |
| 21                  | ACCESS & UTILITIES<br>EASEMENT<br>AFN 200609050741                                                                        |
| 22                  | WATER EASEMENT<br>AFN 200609050743                                                                                        |
| 24                  | INGRESS, EGRESS, AND UTILITIES<br>EASEMENT<br>AFN.200705311264                                                            |
| 25                  | ACCESS & UTILITIES EASEMENT AND<br>TEMPORARY CONSTRUCTION<br>EASEMENT<br>AFN 200708100582                                 |
| 26                  | SEWER EASEMENT<br>AFN 200708160513                                                                                        |
| 27                  | LANDSCAPING MAINTENANCE AREA<br>AFN.200710310595 AND<br>200712210497                                                      |
| 28                  | SANITARY SEWER & STORM SEWER<br>UTILITY EASEMENT<br>AFN.200710310596 &<br>AFN.200710310597                                |
| 29                  | SANITARY SEWER & STORM SEWER<br>UTILITY EASEMENT<br>AFN.200710310596                                                      |
| 34                  | INGRESS, EGRESS AND UTILITIES<br>EASEMENT<br>AFN.200712210492                                                             |

Job Number  
**21127**

Sheet  
**4** of **6**



**Barghausen Consulting Engineers, Inc.**  
18215 72nd Avenue South  
Kent, WA 98032  
425.251.6222 [barghausen.com](http://barghausen.com)



**For:**  
NORTHPOINT DEVELOPMENT  
4825 41ST STREET  
RIVERSIDE, MO 64150

Scale:  
Horizontal  
1" = 300'  
Vertical  
N/A

Designed: BHE  
Drawn: KMA  
Checked: MKA  
Approved: BHE  
Date: 12/16/21

PRELIMINARY PLAT MAP

**FOUNDER'S RIDGE**

No.

Date

By

Check

Appr.

Revision

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## FOUNDER'S RIDGE

This topographic map illustrates the Old Fort Lake area, featuring seven numbered lots and various flood zones. The map includes a north arrow and a scale bar (1"=300') in the upper left corner. The terrain is depicted with contour lines, and the lake is shown in the center. Surrounding roads include Hoffman Hill Blvd, Martin St, New Road 1, New Road 2, New Road 3, Civic Drive, Palisade Blvd, Center Drive, Charles St, and Cary Oaks. The map also shows the City of Dupont, Tracts C, D & Y, The Oaks, and the Unplatted area. Lot 1 (1,909,451 SQ. FT.) and Lot 7 (4,814,454 SQ. FT.) are located on the left side, while Lot 5 (1,406,032 SQ. FT.) is in the center. Lot 4 (1,017,860 SQ. FT.) and Lot 2 (1,056,491 SQ. FT.) are on the right side. Lot 3 (690,268 SQ. FT.) is at the bottom right. The map also shows the City of Dupont, Tracts C, D & Y, The Oaks, and the Unplatted area. The map includes a north arrow and a scale bar (1"=300') in the upper left corner. The terrain is depicted with contour lines, and the lake is shown in the center. Surrounding roads include Hoffman Hill Blvd, Martin St, New Road 1, New Road 2, New Road 3, Civic Drive, Palisade Blvd, Center Drive, Charles St, and Cary Oaks. The map also shows the City of Dupont, Tracts C, D & Y, The Oaks, and the Unplatted area. Lot 1 (1,909,451 SQ. FT.) and Lot 7 (4,814,454 SQ. FT.) are located on the left side, while Lot 5 (1,406,032 SQ. FT.) is in the center. Lot 4 (1,017,860 SQ. FT.) and Lot 2 (1,056,491 SQ. FT.) are on the right side. Lot 3 (690,268 SQ. FT.) is at the bottom right. The map also shows the City of Dupont, Tracts C, D & Y, The Oaks, and the Unplatted area.

LIDAR  
EXHIBIT

# FOUNDER'S RIDGE

Designed BHE  
 Drawn KMA  
 Checked MKA  
 Approved BHE  
 Date 12/16/21

**Barghausen  
Consulting Engineers, Inc.**  
18215 72nd Avenue South  
Kent, WA 98032  
425.251.6222 **barghausen.com**

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## FOUNDER'S RIDGE

The map displays a large land area with several lots and tracts. Lot 7 is the largest, at 4,814,454 SQ. FT. Other large lots include Lot 5 (1,406,032 SQ. FT.), Lot 4 (1,017,860 SQ. FT.), Lot 3 (690,268 SQ. FT.), Lot 2 (1,056,491 SQ. FT.), and Lot 1 (1,909,451 SQ. FT.). Lot 6 is also 1,909,451 SQ. FT. The map shows various flood zones, including FLOOD ZONE A and FLOOD ZONE X - UNSHADED. Tracts include TRACT Z-1, TRACT X, BLA, TRACT F-1, and TRACT V-THE OAKS. Other areas include OLD FORT LAKE, NISQUALLY INDIAN TRIBE PARCEL TP, ROS, and CIVIC DRIVE. The map is bounded by Hoffman Hill Blvd, Martin St, Jensen Ave, New Road 2, New Road 3, Civic Drive, Palisade Blvd, and Center Drive. The map is dated 2007-10-31-5001 and 2007-10-31-5002.

# FOUNDER'S RIDGE

|          |          |                         |
|----------|----------|-------------------------|
| Designed | BHE      | Horizontal<br>1" = 300' |
| Drawn    | KMA      |                         |
| Checked  | MKA      |                         |
| Approved | BHE      |                         |
| Date     | 12/16/21 | Vertical<br>N/A         |

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