



**72.012 ACRES**

CALLED 71.997 ACRES  
NWC SH 195 & 135, LTD.  
DOC NO.2008000666 WCOPR

EXISTING 12" WATERLINE  
LOCATION APPROX.

CALLED 0.785 ACRES  
GEORGETOWN WATERLINE EASEMENT  
DOC NO.2010079383 WCOPR

+/- 1.5 ACRES DETENTION  
AND WATER QUALITY POND

FLOOD ZONE "A"  
FEMA PANEL 48491C0285F  
EFFECTIVE 12/20/2019

PROPOSED WASTEWATER  
INTERCEPTOR (BY OTHERS)  
LOCATION APPROX.

+/- 1.5 ACRES DETENTION  
AND WATER QUALITY POND

FLOOD ZONE "A"  
FEMA PANEL 48491C0285F  
EFFECTIVE 12/20/2019

CALLED 0.654 ACRES  
GEORGETOWN WATERLINE & WASTEWATER EASEMENT  
DOC NO.2010079382 WCOPR

CALLED 0.869 ACRES  
ELECTRIC UTILITY EASEMENT  
FEDERAL ELECTRIC COOPERATIVE, INC.  
DOC NO.200810408 WCOPR

POTENTIAL RECLAIMED AREA  
(+/- 1.94 ACRES)

PROPOSED RT. IN / RT. OUT  
ACCESS

PROPOSED RT. IN / RT. OUT  
ACCESS

PROPOSED RT. IN / RT. OUT  
ACCESS

STATE HIGHWAY 195

INTERSTATE HIGHWAY 35



N 68°56'13" E 278.12'  
S 15°11'43" W 48.49'

N 69°23'31" E 1341.26'

N 73°36'07" E 46.38'  
S 54°32'09" E 2.45'  
N 74°44'22" E 26.69'  
N 68°50'53" E 256.50'

N 65°18'08" E 65.53'  
S 05°57'48" E 176.51'

S 07°58'10" E 343.33'

N 01°23'26" E 94.74'

S 02°21'36" W 683.35'

S 03°26'59" W 725.18'

N 32°35'04" W 350.90'  
S 67°44'25" W 609.45'

S 57°44'37" W 50.06'

N 31°58'49" W 1056.73'

CALLLED 13 ACRES - 80 FOOT WIDE  
ELECTRIC TRANSMISSION EASEMENT  
DOC NO.2008031814 WCOPR

CONTROL POINT CROSS POINT  
DOC NO.2008031814 WCOPR  
ACCESS PERMITTED TO THE NORTH OF THIS POINT  
ACCESS DENIED TO THE SOUTH OF THIS POINT

CALLLED 4.021 ACRES - 80 FOOT WIDE  
ELECTRIC TRANSMISSION EASEMENT & RIGHT OF WAY  
DOC NO.976003 WCOPR

MULTI-FAMILY  
ACCESS

EXISTING 2" FORCEMAIN  
LOCATION APPROX.

CALLLED 0.869 ACRES  
ELECTRIC UTILITY EASEMENT  
FEDERAL ELECTRIC COOPERATIVE, INC.  
DOC NO.200810408 WCOPR

CALLLED 0.869 ACRES  
ELECTRIC UTILITY EASEMENT  
FEDERAL ELECTRIC COOPERATIVE, INC.  
DOC NO.200810408 WCOPR

STATE HIGHWAY 195

N 38°20'58" W 432.06'

N 46°31'54" W 412.28'

RETAIL

REST

REST

RETAIL  
SERVICE STATION

RETAIL

RETAIL

RETAIL

BANK

HOTEL