

SCALE 1"=40'

BASIS OF BEARING  
BEARING BASE -- CENTERLINE EAST HIGHLAND AVE  
FROM COUNTY SURVEY 96-090-B

UMATILLA COUNTY  
**HIGHLAND MEADOWS PHASE II**

A SUBDIVISION OF LOT 19 OF HIGHLAND MEADOWS PHASE I, LOCATED IN THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 14, TOWNSHIP 4 NORTH, RANGE 28 EAST OF THE WILLAMETTE MERIDIAN, CITY OF HERMISTON, UMATILLA COUNTY, OREGON.

**APPROVALS**

**UMATILLA COUNTY SURVEYOR**  
I, DAVID H. KRUMBEIN, UMATILLA COUNTY SURVEYOR, DO HEREBY CERTIFY THAT I HAVE EXAMINED THE ACCOMPANYING PLAT AND THAT IT COMPLIES WITH THE LAWS OF THE STATE OF OREGON WITH RESPECT TO THE FILING AND RECORDING OF SUCH PLATS, AND I DO THEREFORE APPROVE SAID PLAT FOR FILING IN THE RECORDS OF UMATILLA COUNTY, OREGON.

APPROVED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2023.

\_\_\_\_\_  
UMATILLA COUNTY SURVEYOR  
**PRELIMINARY FOR REVIEW ONLY**  
UMATILLA COUNTY ASSESSMENT & TAXATION DEPT.  
TAXES ARE PAID IN FULL.

THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2023.

\_\_\_\_\_  
UMATILLA COUNTY TAX COLLECTOR

\_\_\_\_\_  
UMATILLA COUNTY TAX ASSESSOR

**UMATILLA COUNTY COMMISSIONERS:**  
THE ACCOMPANYING PLAT IS HEREBY APPROVED FOR FILING AND RECORDING IN THE RECORD OF PLATS OF UMATILLA COUNTY, OREGON, BY THE UNDERSIGNED, BY IT'S ORDER.

THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2023.

\_\_\_\_\_  
CHAIRMAN

\_\_\_\_\_  
COMMISSIONER

\_\_\_\_\_  
COMMISSIONER

**CITY OF HERMISTON PLANNING COMMISSION & CITY COUNCIL:**  
THE ACCOMPANYING PLAT HAS BEEN APPROVED BY THE PLANNING COMMISSION AND THE CITY COUNCIL OF HERMISTON, OREGON.

THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2023.

\_\_\_\_\_  
CHAIRMAN, HERMISTON PLANNING COMMISSION.

THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2023.

\_\_\_\_\_  
MAYOR OF THE CITY OF HERMISTON - CITY COUNCIL.

**HERMISTON IRRIGATION DISTRICT:**  
THE ACCOMPANYING PLAT IS HEREBY APPROVED

THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2023.

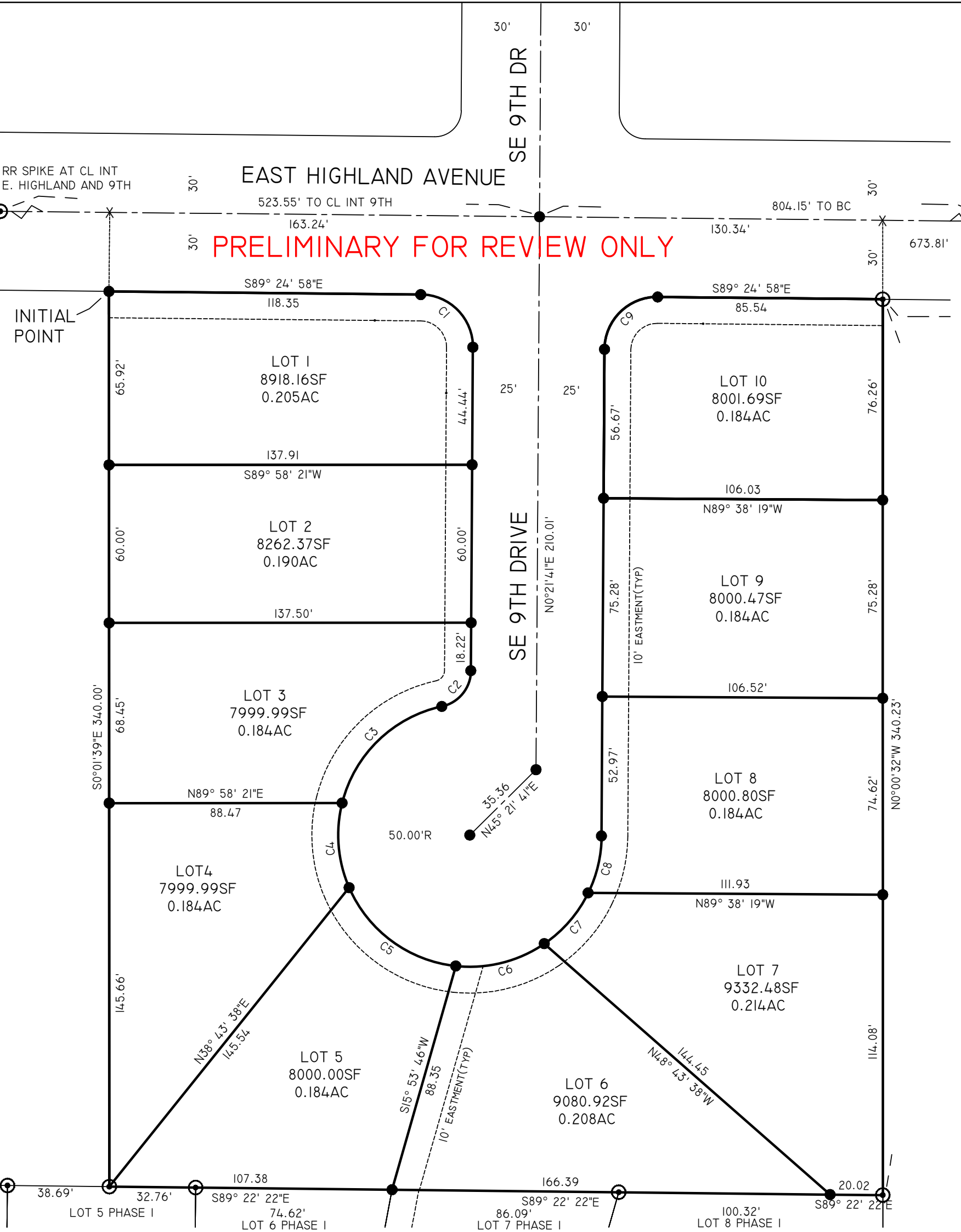
\_\_\_\_\_  
HERMISTON IRRIGATION DISTRICT

**SURVEYOR'S NARRATIVE:**

THIS SURVEY WAS MADE AT THE REQUEST OF TIMOTHY X. XXXX, PRESIDENT OF SILVER RIDGE HOMES, INC., TO SUBDIVIDE LOT 19 OF HIGHLAND MEADOWS PHASE I. I FIND THE EXTERIOR CORNERS AS NOTED. A CARLSON BRX7 RTK GPS SYSTEM AND A TOPCON PSI03A ROBOTIC TOTAL STATION WERE USED FOR THIS SURVEY.

**ROBERT D. ENGLISH**  
ROBERT D. ENGLISH, ORPLS 43406LS

**PRELIMINARY FOR REVIEW ONLY**



**OWNER'S DECLARATION:**

I, TIMOTHY A. HOPHAN, PRESIDENT OF SILVER RIDGE HOMES, INC., OWNER OF LOT 19 OF HIGHLAND MEADOWS PHASE I, LOCATED IN THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 14, TOWNSHIP 4 NORTH, RANGE 28 EAST OF THE WILLAMETTE MERIDIAN, CITY OF HERMISTON, UMATILLA COUNTY, OREGON, DO HEREBY ACKNOWLEDGE THAT I HAVE CAUSED THIS SUBDIVISION TO BE PREPARED AND THIS LAND TO BE SUBDIVIDED IN ACCORDANCE WITH O.R.S. CHAPTER 92, AS REVISED, AND UMATILLA COUNTY ORDINANCE.

\_\_\_\_\_  
TIMOTHY A. HOPHAN, PRESIDENT

**OWNER'S DEDICATION:**

SILVER RIDGE HOMES, INC., AN OREGON CORPORATION, OWNER OF THE LAND SHOWN ON THE ACCOMPANYING PLAT, DOES HEREBY ESTABLISH AND ACKNOWLEDGE THIS PLAT AS THE OFFICIAL MAP AND PLAT OF "HIGHLAND MEADOWS PHASE II", AN ADDITION TO THE CITY OF HERMISTON, OREGON. OWNER HEREBY DEDICATES THE ROAD, STREETS, AND NEW PUBLIC UTILITY EASEMENTS SHOWN, OR NOTED, ON THIS PLAT FOR PUBLIC USE.

\_\_\_\_\_  
TIMOTHY A. HOPHAN, PRESIDENT

**ACKNOWLEDGMENT:**

STATE OF OREGON  
S.S.  
COUNTY OF UMATILLA

ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, IN THE YEAR \_\_\_\_\_, BEFORE ME \_\_\_\_\_ THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED TIMOTHY A. HOPHAN, PROVED TO ME BY MEANS OF SATISFACTORY EVIDENCE TO BE THE PERSONS WHO EXECUTED THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT THEY, AS LEGAL REPRESENTATIVES, EXECUTED IT.

\_\_\_\_\_  
NOTARY SIGNATURE

\_\_\_\_\_  
NOTARY PUBLIC OF OREGON (PRINT)

COMMISSION NO. \_\_\_\_\_

MY COMMISSION EXPIRES: \_\_\_\_\_

**SURVEYOR'S CERTIFICATE:**

I, ROBERT D. ENGLISH, PROFESSIONAL LAND SURVEYOR IN THE STATE OF OREGON, DO HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH LEGAL MONUMENTS, IN ACCORDANCE WITH O.R.S. CHAPTER 92, AS REVISED, THE LANDS SHOWN IN THE ACCOMPANYING PLAT OF "HIGHLAND MEADOWS, PHASE II". THE INITIAL POINT FOR THIS SUBDIVISION IS A 5/8"X30" IRON REBAR WITH 2" ALUMINUM CAP AT THE NORTHWEST CORNER OF LOT 1.

**ROBERT D. ENGLISH**  
ROBERT D. ENGLISH, ORPLS 43406LS

**SURVEYOR'S EXACT COPY STATEMENT**

I, ROBERT D. ENGLISH, REGISTERED OREGON SURVEYOR NO. 43406LS DO HEREBY CERTIFY THAT THE ANNEXED TRACING IS AN EXACT COPY OF SAID SUBDIVISION AS THE SAME IS ON FILE IN UMATILLA COUNTY RECORDS, AND SAID EXACT COPY IS SUBMITTED AS PER O.R.S. 92.120.

**ROBERT D. ENGLISH**

ROBERT D. ENGLISH, ORPLS 43406LS

**SURVEYOR'S NOTES:**

- THE CITY OF HERMISTON REQUIRES THE FOLLOWING:
- LOTS 1 AND 10 WILL NOT ESTABLISH DRIVEWAYS ONTO EAST HIGHLAND AVENUE.
  - LOTS 4 AND 7 FRONT BUILDING LINES WILL BE ESTABLISHED WHERE THE LOT WIDTH IS AT LEAST 60 FEET WIDE.
  - THE CITY RESERVES THE RIGHT TO REQUIRE ADDITIONAL GROUNDWATER ASSESSMENT IF UNFORSEEN CONDITIONS WARRANT IT, OR PROPOSED IMPROVEMENTS DO NOT REMEDY THE GROUND WATER ISSUES.

**CURVE TABLE**

NO.	DELTA	RADIUS	LENGTH	LONG CHORD
1	90°13'21"	20.00'	31.49'	S44°31'38"E 28.34'
2	77°21'52"	14.00'	18.90'	N39°02'37"E 17.50'
3	63°36'46"	50.00'	55.51'	N45°55'10"E 52.71'
4	37°39'06"	50.00'	32.86'	S04°42'46"E 32.27'
5	60°21'04"	50.00'	52.67'	S53°42'51"E 50.27'
6	40°34'32"	50.00'	35.41'	S75°49'21"W 34.67'
7	29°30'43"	50.00'	25.75'	S40°46'44"W 25.47'
8	25°39'42"	50.00'	22.39'	N13°11'32"W 22.21'
9	89°46'39"	20.00'	31.34'	N45°28'22"W 28.23'

**LEGEND**

- SET 5/8"X30" IRON REBAR WITH RED PLASTIC CAP, MARKED ORPLS43406LS/WAPLS44338.
- ⊙ FOUND 5/8" IRON REBAR FROM C.S. 96-90-B, OR PHASE I OF HIGHLAND MEADOWS.
- X CALCULATED POINT - NOTHING FOUND OR SET.
- XXX(R#) RECORD AND REFERENCE TO SURVEY
- PROPERTY LINE
- - - EASEMENTS OF RECORD.
- - - - - NEW 10' UTILITY EASEMENT

**REFERENCES:** NOTE: UMATILLA COUNTY DEED RECORDS (UCDR)

- (R1) ASSESSOR'S MAP 4N2814AA
- (R2) COUNTY SURVEY 83-82-B, KRUMBEIN FOR BARROWS, 1983. LOTS 1 AND 2 OF BLOCK K.
- (R3) COUNTY SURVEY 96-90-B, EDWARDS FOR PRESB CHURCH, 1996.BLA OF LOTS 1 AND 2 OF BLOCK K.
- (R4) COUNTY SURVEY 98-92-B, ROGERS FOR WEBER, 1998. LOTS 6, 7, 8 OF BLOCK K.
- (R5) HIGHLAND MEADOWS PHASE I, BOOK 17, PAGE 25, UMATILLA COUNTY PLAT RECORDS. 2021.
- (D1) WARRANTY DEED, REEL 27, PAGE 1032, UCDR, FIALKA, 1997. TL201 4N2814AA.
- (D2) WARRANTY DEED, REEL 201, PAGE 678, UCDR, WEBER, 1991. TL100 4N2814AA.
- (D3) STATUTORY WARRANTY DEED, DOC. NO. 2005-4790674, UCDR, FAITH PRESBYTERIAN, 2005. TL101 4N2814AA.
- (D4) WARRANTY DEED, DOC. NO. 2020-7070029, UCDR, HERMISTON HOME WORKS, 2020. TL102 4N2814AA.
- (D5) WARRANTY DEED, DOC. NO. 2022-7500491, UCDR, SILVER RIDGE HOMES, INC., 2022. LOT 19 OF PHASE I.

REGISTERED PROFESSIONAL LAND SURVEYOR  
**ROBERT D. ENGLISH**

OREGON  
JANUARY 11, 2005  
ROBERT DOUGLAS ENGLISH  
43406LS

RENEWAL DATE: 12/31/23

DATE: 05/19/2023  
DWN.BY: RDE

SCALE: 1"=40'  
CHK. BY: RDE

JOB NO. 2023-024  
REV.DATE: XX/XX/XX

DWG NO. HIGHLAND MEADOWS PH2.DWG

RECORD OF SURVEY FOR:  
**SILVER RIDGE HOMES, INC.**  
PO Box 490  
LYONS, OREGON 97358

**SURVEY ONE,LLC**  
P.O. BOX 382  
PENDLETON OR, 97801  
PH:541-276-2055 Fax:541-276-3480