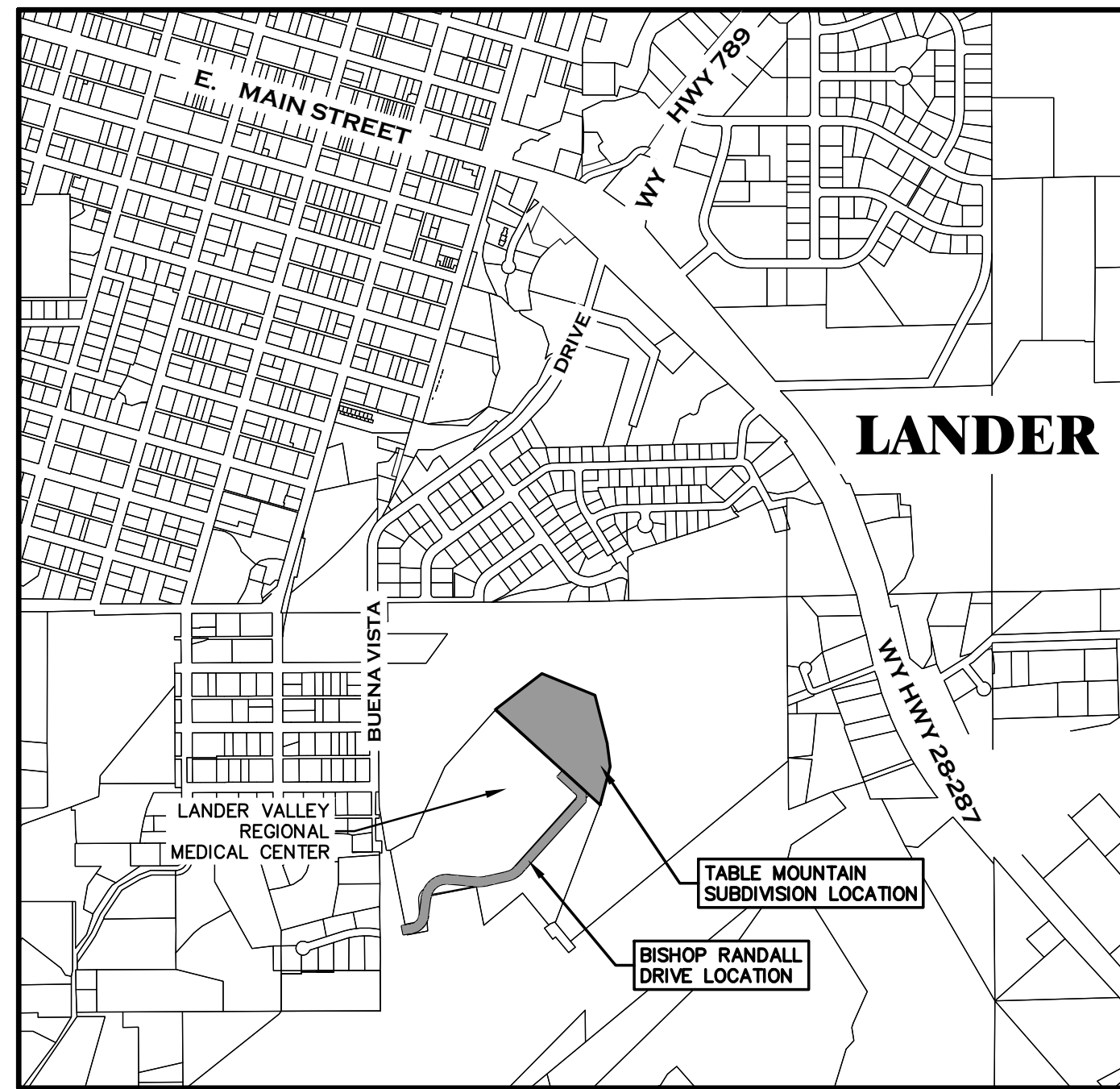


**PLAT OF  
TABLE MOUNTAIN SUBDIVISION  
AND BISHOP RANDALL DRIVE**  
SHEET 1 OF 2

**TABLE MOUNTAIN SUBDIVISION  
CERTIFICATE AND DEDICATION OF TITLE  
AND DEDICATION OF BISHOP RANDALL DRIVE**



**LOCATION MAP**  
SCALE: 1"=1000'

**CITY OF LANDER  
PUBLIC WORKS DIRECTOR CERTIFICATE**

This Plat approved by the City of Lander Director of Public Works this \_\_\_\_\_ day of \_\_\_\_\_, 2023.

\_\_\_\_\_  
Lance Hopkin, Public Works Director/City Engineer

**CITY OF LANDER  
PLANNING COMMISSION CERTIFICATE**

This Plat approved by the City of Lander Planning Commission this \_\_\_\_\_ day of \_\_\_\_\_, 2023.

\_\_\_\_\_  
Chairperson Signature      Secretary Signature

**LANDER CITY  
COUNCIL CERTIFICATE**

This plat approved by the City Council of Lander, Wyoming this \_\_\_\_\_ day of \_\_\_\_\_, 2023.

\_\_\_\_\_  
Monte Richardson, Mayor      Rachele Fontaine, City Clerk

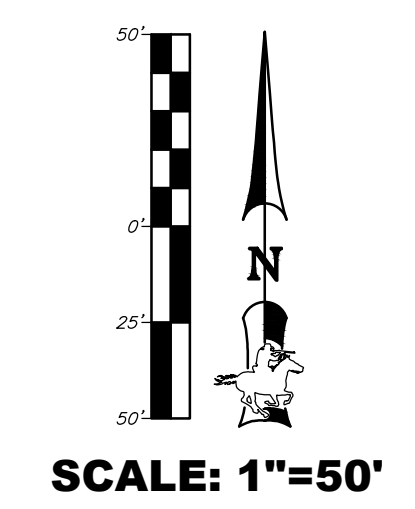
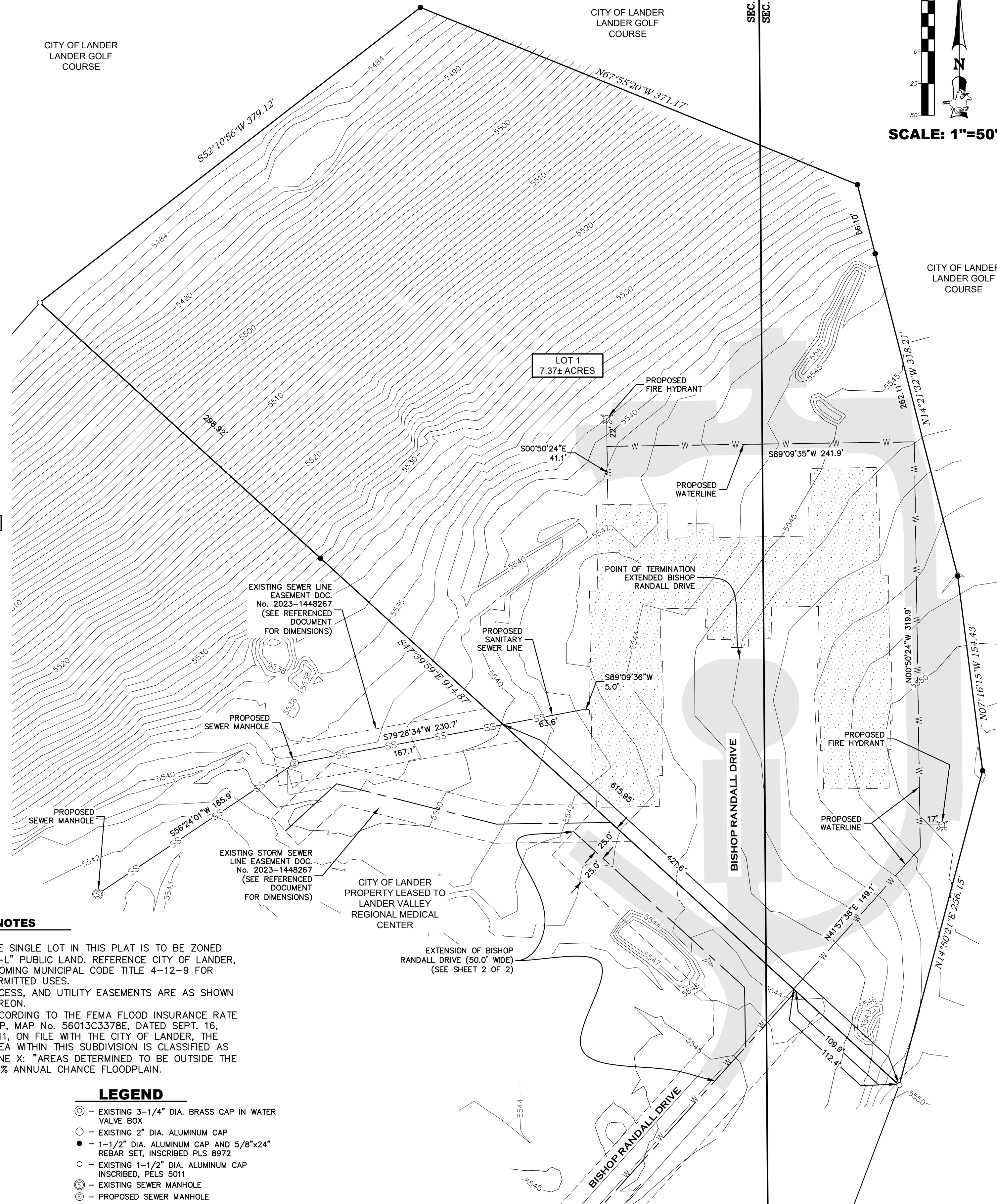
**CLERK AND RECORDER'S CERTIFICATE**

This plat of "Table Mountain Subdivision and Extension and Dedication of Bishop Randall Drive" was filed in the office of Clerk and Recorder of Fremont County at \_\_\_\_\_ o'clock \_\_\_\_\_ M., on the \_\_\_\_\_ day of \_\_\_\_\_, 2023, and is duly recorded in Plat Cabinet \_\_\_\_\_ page \_\_\_\_\_ Document No. \_\_\_\_\_

\_\_\_\_\_  
Julie Freese  
County Clerk and Recorder

\_\_\_\_\_  
Deputy County Clerk and Recorder

T.33N.



**NOTES**

- 1) THE SINGLE LOT IN THIS PLAT IS TO BE ZONED "P-L" PUBLIC LAND. REFERENCE CITY OF LANDER, WYOMING MUNICIPAL CODE TITLE 4-12-9 FOR PERMITTED USES.
- 2) ACCESS, AND UTILITY EASEMENTS ARE AS SHOWN HEREON.
- 3) ACCORDING TO THE FEMA FLOOD INSURANCE RATE MAP, MAP No. 56013C3378E, DATED SEPT. 16 2011, ON FILE WITH THE CITY OF LANDER, THE AREA WITHIN THIS SUBDIVISION IS CLASSIFIED AS ZONE X: "AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.

**LEGEND**

- ⊙ - EXISTING 3-1/4" DIA. BRASS CAP IN WATER VALVE BOX
- - EXISTING 2" DIA. ALUMINUM CAP
- - 1-1/2" DIA. ALUMINUM CAP AND 5/8"x24" REBAR SET, INSCRIBED PLS 8972
- - EXISTING 1-1/2" DIA. ALUMINUM CAP INSCRIBED, PELS 5011
- ⊙ - EXISTING SEWER MANHOLE
- ⊙ - PROPOSED SEWER MANHOLE
- ⊙ - PROPOSED FIRE HYDRANT
- ▨ - DENOTES PROPOSED BUILDING FOOTPRINT FOOTPRINT ON LOT 1
- ▨ - DENOTES PROPOSED ROADWAYS AND/OR PARKING ON LOT 1

R.99W.

Know all men by these presents that the City of Lander, Fremont County, Wyoming is the owner in fee simple of all that land described as follows:

A parcel of land located in the E1/2NE1/4, Section 19, and the W1/2NW1/4, Section 20, T.33N., R.99W., 6th P.M., Fremont County, Wyoming more particularly described as follows: Commencing at the southwest corner of the E1/2NE1/4, said Section 19, from which the northwest corner of said E1/2NE1/4, bears N00°24'37"W 2636.11 feet; thence N46°51'54"E 1938.62 feet to an existing 1-1/2" dia. aluminum cap on the easterly boundary of the Lander Regional Hospital lease parcel and the point of beginning; thence N14°50'21"E 256.15 feet; thence N07°16'15"W 154.43 feet; thence N14°21'32"W 318.21 feet; thence N67°55'20"W 371.17 feet; thence S52°10'56"W 379.12 feet; thence S47°39'59"E, along the northeast boundary of said hospital lease parcel, 914.87 feet to the point of beginning of this description containing 7.37 acres more or less, AND that land within the right-of-way of Bishop Randall Drive as described on Sheet 2 of this plat.

Be it also known that Bishop Randall Drive was described and dedicated in Document No. 1218807, recorded in the office of the Clerk and Recorder of Fremont County on April 3, 2001. And that the City of Lander desires to extend and redescribe said Drive to provide access to the subject property of this subdivision and to dedicate said drive in the correct location.

The City of Lander, being the owner of the land shown and described hereon does hereby certify that the foregoing plat designated as Table Mountain Subdivision and Extension and Dedication of Bishop Randall Drive is accurately described hereon. That this subdivision, as it is described and as it appears on this plat, is made with the free consent and in accordance with the desires of the owner, and that this is a correct plat of the area.

That the City of Lander, being the owner of the land shown and described on this plat does hereby declare that Bishop Randall Drive is part of the street system of the City of Lander, and does dedicate, for perpetual public use, the right-of-way for Bishop Randall Drive as laid out on this plat.

Witness my hand this \_\_\_\_\_ day of \_\_\_\_\_, 2023.

\_\_\_\_\_  
Monte Richardson, Mayor, City of Lander, Wyoming

STATE OF WYOMING } S.S.  
COUNTY OF FREMONT }  
This Instrument was acknowledged before me on \_\_\_\_\_, 2023, by  
Monte Richardson as Mayor of The City of Lander, Wyoming.

\_\_\_\_\_  
Notary Public  
My commission expires \_\_\_\_\_

**SURVEYOR'S CERTIFICATION**

STATE OF WYOMING } S.S.  
COUNTY OF FREMONT }  
I, Thomas A. Johnson, do hereby state that I am a registered Land Surveyor licensed under the laws of the State of Wyoming, that this plat is a true, correct and complete plat of the Table Mountain Subdivision, containing 7.37 acres more or less, and Extension and Dedication of Bishop Randall Drive, in the City of Lander, State of Wyoming, as laid out, platted, dedicated and shown hereon, that such plat was made from an accurate survey made by me, and Terry A. Zenk, Wyoming Professional Engineer No. 4959, and correctly shows the location and dimensions of the lots, roads, and easements of said subdivision as the same are staked upon the ground in compliance with Fremont County Subdivision regulations governing the subdivision of land.

In witness whereof I have set my hand and seal this \_\_\_\_\_ day of \_\_\_\_\_, 2023.

\_\_\_\_\_  
Thomas A. Johnson, PLS No. 8972

**PLAT OF  
TABLE MOUNTAIN SUBDIVISION  
AND EXTENSION AND DEDICATION OF  
BISHOP RANDALL DRIVE**

LOCATED IN  
E1/2NE1/4, SECTION 19, AND  
W1/2NW1/4, SECTION 20,  
T.33N., R.99W., 6th P.M.,  
CITY OF LANDER,  
FREMONT COUNTY, WYOMING

**DRAFT**

**PLAT OF  
TABLE MOUNTAIN SUBDIVISION  
AND BISHOP RANDALL DRIVE**  
SHEET 2 OF 2

**DESCRIPTION OF BISHOP RANDALL DRIVE**

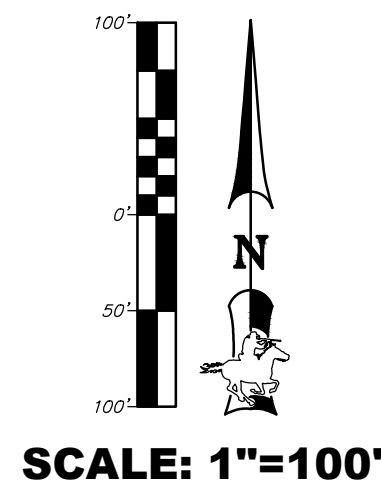
A public roadway known as Bishop Randall Drive, described and dedicated on March 13, 2001, in Document No. 1218807, as recorded in the office of the Clerk and Recorder of Fremont County, Wyoming. Said roadway extended and hereon re-described and dedicated to wit:

A road right-of-way located in the E1/2NE1/4, Section 19, and the NW1/4NW1/4, Section 20, T.33N., R.99W., 6th P.M., Fremont County, Wyoming. Said right-of-way being 50.0 feet in width, and located 25.0 feet on each side of the following described centerline:

Commencing at the southwest corner of the E1/2NE1/4, said Section 19, from which the northwest corner of said E1/2NE1/4, bears N00°24'37"W 2636.11 feet; thence N15°13'29"E 534.2 feet to a point on the easterly right-of-way line of Buena Vista Drive, as described and dedicated on April 3, 2001, in Document No. 1218806, as recorded in the office of the Clerk and Recorder of Fremont County, Wyoming, and the point of beginning of this right-of-way centerline description; thence N79°31'26"E 56.82 feet to a point of curvature; thence along a curve to the left, or concave northwesterly, 122.02 feet to a point of tangency, said curve having a radius of 97.00 feet, a central angle of 72°04'28", and a chord which bears N43°29'12"E 114.13 feet; thence N07°26'58"E 121.09 feet to a point of curvature; thence along a curve to the right, or concave southeasterly, 205.95 feet to a point of tangency, said curve having a radius of 134.00 feet, a central angle of 88°03'37", and a chord which bears N51°28'47"E 186.27 feet; thence S84°29'25"E 169.13 feet to a point of curvature; thence along a curve to the left, or concave northerly, 77.75 feet to a point of tangency, said curve having a radius of 240.00 feet, a central angle of 18°33'41", and a chord which bears N86°13'45"E 77.41 feet; thence N76°56'54"E 141.59 feet to a point of curvature; thence along a curve to the left, or concave northerly, 79.10 feet to a point of tangency, said curve having a radius of 130.00 feet, a central angle of 34°51'38", and a chord which bears N59°31'05"E 77.88 feet; thence N42°05'16"E 666.40 feet more or less to the southwesterly boundary of Lot 1, Table Mountain Subdivision; thence S42°05'16"W 59.29 feet; thence N00°49'19"W 47.00 feet to a point 25.00 feet from, when measured at right angles to, said southwesterly boundary of said Lot 1; thence parallel to said southwesterly boundary, N47°39'59"W 182.00 feet to the point of termination of this easement centerline description. Easement sidelines to begin at, extend to, and terminate at the legal boundaries of lands crossed.

Thomas A. Johnson, P.L.S. No. 8972

**DRAFT**

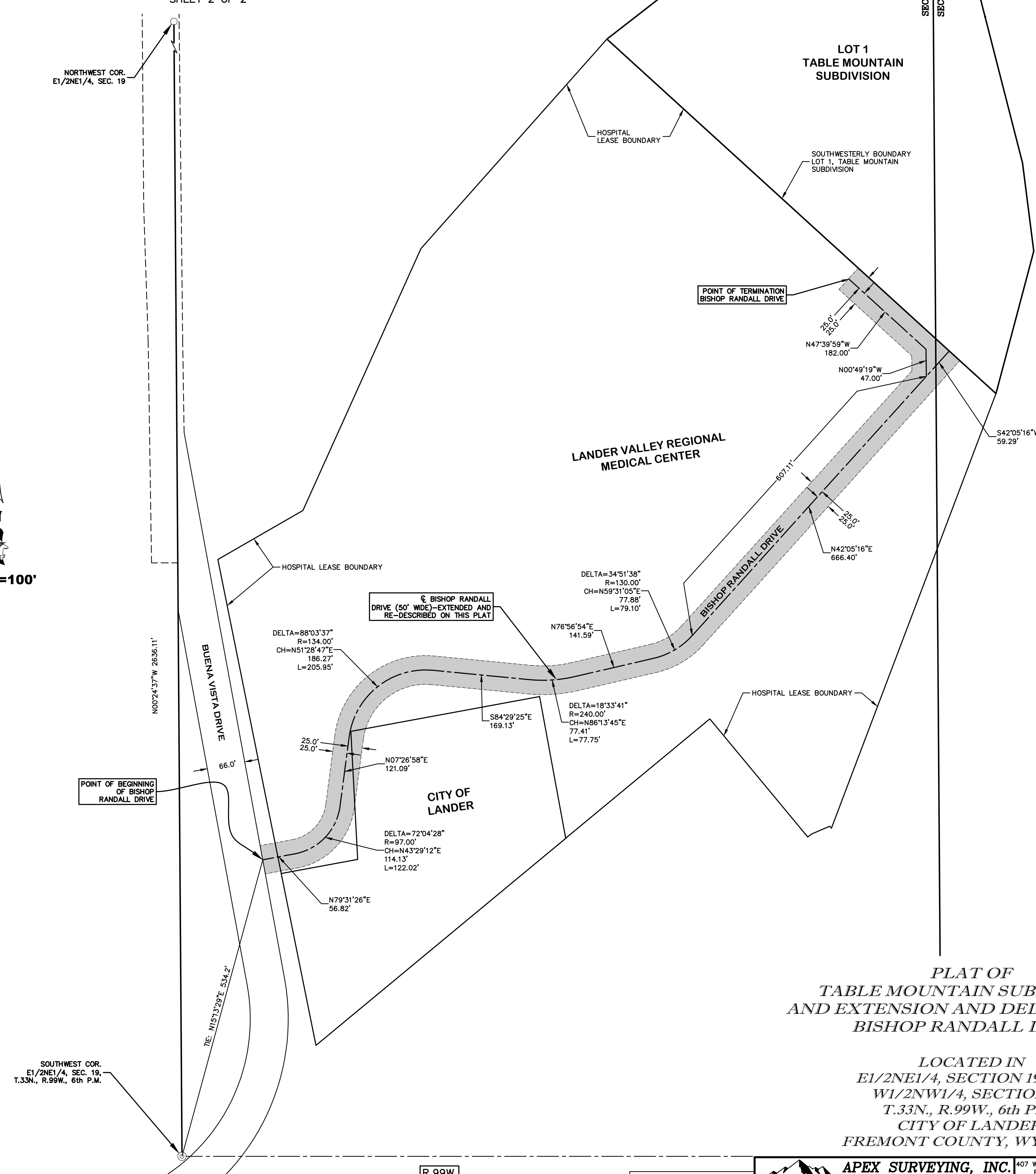


SOUTHWEST COR.  
E1/2NE1/4, SEC. 19,  
T.33N., R.99W., 6th P.M.

NORTHWEST COR.  
E1/2NE1/4, SEC. 19

POINT OF BEGINNING  
OF BISHOP  
RANDALL DRIVE

POINT OF TERMINATION  
BISHOP RANDALL DRIVE



**PLAT OF  
TABLE MOUNTAIN SUBDIVISION  
AND EXTENSION AND DEDICATION OF  
BISHOP RANDALL DRIVE**

LOCATED IN  
E1/2NE1/4, SECTION 19, AND  
W1/2NW1/4, SECTION 20,  
T.33N., R.99W., 6th P.M.,  
CITY OF LANDER,  
FREMONT COUNTY, WYOMING

**DRAFT**

T.33N.

R.99W.

PLOTTED: 8/30/2023 2:56 PM



**APEX SURVEYING, INC.**  
ENGINEERING AND LAND SURVEYING  
407 West Adams Avenue, Box 1751  
Riverton, Wyoming 82501  
(307)856-1647

Job: 22058  
Bk: 283&GPS  
Pg: 72