

CERTIFICATE OF OWNERSHIP & DEDICATION

I, THE UNDERSIGNED HEREBY CERTIFY THAT ARTIC GOLD MINING, LLC IS THE OWNER OF TUNDRA LAKES SUBDIVISION, ADDITION #2, AS SHOWN ON THIS PLAT AND THAT I APPROVE THIS SURVEY AND PLAT.

DAVID YOUNG, MANAGING MEMBER
ARCTIC GOLD MINING, LLC
P.O. BOX 5113
EAGLE, CO 81631

NOTARY ACKNOWLEDGMENT

SUBSCRIBED AND SWORN TO BEFORE ME THIS ____ DAY OF _____, 2024

PERSONALLY APPEARED

NOTARY PUBLIC MY COMMISSION EXPIRES

ACCEPTANCE OF DEDICATION

THE MAYOR HEREBY ACCEPTS FOR PUBLIC USES AND FOR PUBLIC PURPOSES THE REAL PROPERTY DEDICATED TO THE PUBLIC BY THIS PLAT INCLUDING EASEMENTS, RIGHTS-OF-WAY, ALLEYS, AND ROADWAYS SHOWN ON THIS PLAT. THE ACCEPTANCE OF LANDS FOR PUBLIC USE OR PUBLIC PURPOSE DOES NOT OBLIGATE THE PUBLIC OR ANY GOVERNING BODY TO CONSTRUCT, OPERATE OR MAINTAIN IMPROVEMENTS.

CHAIRMAN OF THE NOME PLANNING COMMISSION DATE

APPROVAL OF MAJOR SUBDIVISION

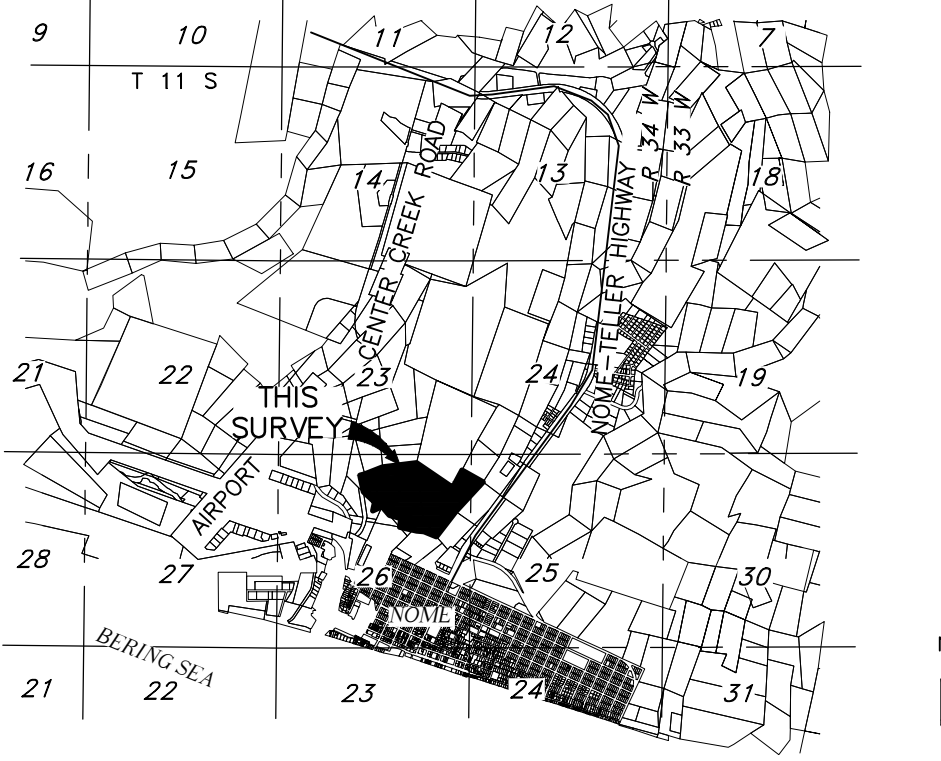
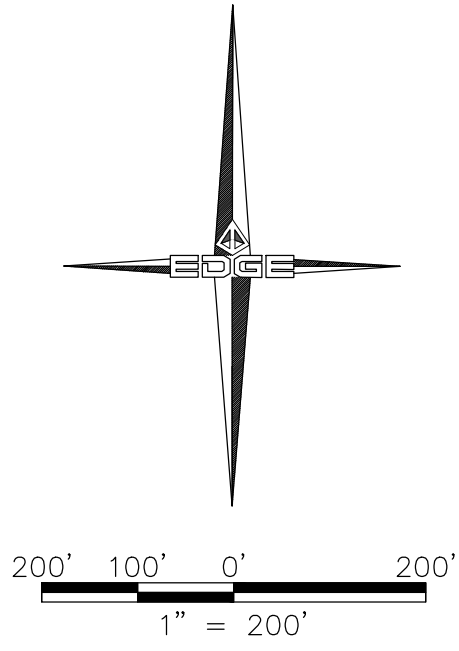
THIS SUBDIVISION HAS BEEN REVIEWED IN ACCORDANCE WITH THE CITY OF NOME SUBDIVISION REGULATIONS AND IS HEREBY APPROVED.

CHAIRMAN OF THE NOME PLANNING COMMISSION DATE

TAX CERTIFICATION

I HEREBY CERTIFY THAT THE TAXES DUE AND PAYABLE ON THE PROPERTY PLATTED HEREON HAVE BEEN PAID THROUGH THE PERIOD OF JANUARY 1, 2025.

CITY OF NOME TAX COLLECTION OFFICIAL DATE



VICINITY MAP
SCALE 1" = 1 MILE
SOURCE: USGS QUADRANGLE NOME (C-1) ALASKA DATED 1950

NOTES

- THE ERROR OF CLOSURE OF THIS SURVEY DOES NOT EXCEED 1:5000.
- ALL BEARINGS ARE TRUE BEARINGS AS ORIENTED TO THE BASIS OF BEARINGS AND DISTANCES SHOWN ARE REDUCED TO HORIZONTAL FIELD DISTANCES.
- THE BASIS OF BEARING IS ALASKA STATE PLANE, ZONE 8 NAD83 AS MEASURED BETWEEN THE TWO ALUMINUM MONUMENT AND HAVING A BEARING OF N40°42'41"W.
- THE PROPOSED ROW DEDICATION AS SHOWN ON THIS MAP IS DESIGNED FROM THE PREVIOUSLY DEDICATED AND/OR FUTURE RESERVATION SHOWN ON PLAT NO'S 94-8, 2007-13 & RECORD OF SURVEY 2013-6 AS TO ALIGN WITH SAID SURVEYS AND THE ACTUAL LOCATION OF THE ROAD.
- NO INDIVIDUAL WATER SUPPLY SYSTEM OR SEWAGE DISPOSAL SYSTEM SHALL BE PERMITTED ON ANY LOT UNLESS THE SYSTEM IS LOCATED, CONSTRUCTED AND EQUIPPED IN ACCORDANCE WITH THE REQUIREMENTS, STANDARDS AND RECOMMENDATIONS OF THE STATE OF ALASKA, DEPARTMENT OF ENVIRONMENTAL CONSERVATION, WHICH GOVERNS THOSE SYSTEMS.
- WASTEWATER DISPOSAL SYSTEMS SHALL COMPLY WITH ADEC REGULATIONS.
- THERE MAY BE FEDERAL, STATE, OR LOCAL REQUIREMENTS GOVERNING LAND USE. THE INDIVIDUAL PARCEL OWNER SHALL OBTAIN A DETERMINATION WHETHER THESE REQUIREMENTS APPLY TO THE DEVELOPMENT OF PARCELS SHOWN ON THIS PLAT.
- LOT 1 MAY BE AFFECTED BY THE FUTURE ALASKA DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY MAPPING PROJECT NO. NFWHY-00397/90397 CENTER CREEK ROAD REHABILITATION THAT CURRENTLY IS IN THE PRELIMINARY STAGES.
- PORTIONS OF THIS SUBDIVISION ARE SUBJECT TO A FEDERAL AVIATION AGENCY AVIATION & HAZARD EASEMENT FOR OBSTRUCTED AIR SPACE EASEMENT ABOVE CERTAIN IMAGINARY PLANES AS DESCRIBED IN THE EASEMENT RECORDED IN THE CAPE NOME RECORDING DISTRICT AND COMMENCING AT BOOK 253, PAGE 209 AND CONTINUING THROUGH PAGE 242. AKDOT&PF SHOULD BE CONSULTED PRIOR TO CONSTRUCTING ANY STRUCTURES WITHIN LOT 2 AND A PORTION OF LOT 1 WITHIN U.S.M.S. BO. 1891 REX FRACTION .
- THIS SUBDIVISION IS SUBJECT TO A WATER PIPE LINE EASEMENT RECORDED MAY 4, 1959 IN BOOK 239 AT PAGE 55 IN THE CAPE NOME RECORDING DISTRICT. THE EXACT LOCATION OF THIS EASEMENT CANNOT BE DETERMINED BY THE INSTRUMENT OF RECORD.

SURVEYOR CERTIFICATE

I, RYAN E. SORENSEN, HEREBY CERTIFY THAT I AM PROPERLY REGISTERED AND LICENSED TO PRACTICE LAND SURVEYING IN THE STATE OF ALASKA, THAT THIS PLAT REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECT SUPERVISION, THAT THE MONUMENTS SHOWN HEREON EXIST AS DESCRIBED, AND THAT ALL DIMENSIONS AND OTHER DETAILS ARE CORRECT.

DATE:

RYAN E. SORENSEN, RLS 13006-S



PRELIMINARY
FOR REVIEW

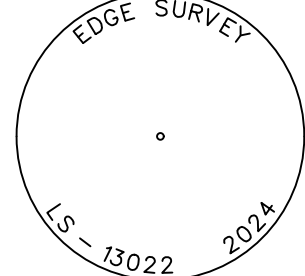
REFERENCES

- (R1) RECORD DATA PER MINERAL SURVEY NO. 1891 NRD
(R2) RECORD DATA PER MINERAL SURVEY NO. 1173, NRD
(R3) RECORD DATA PER PLAT NO. 2013-6, NRD
(R4) RECORD DATA PER PLAT NO. 2007-13, NRD
(R5) NOME AIRPORT PROPERTY PLAN APPROVED 10/21/2019

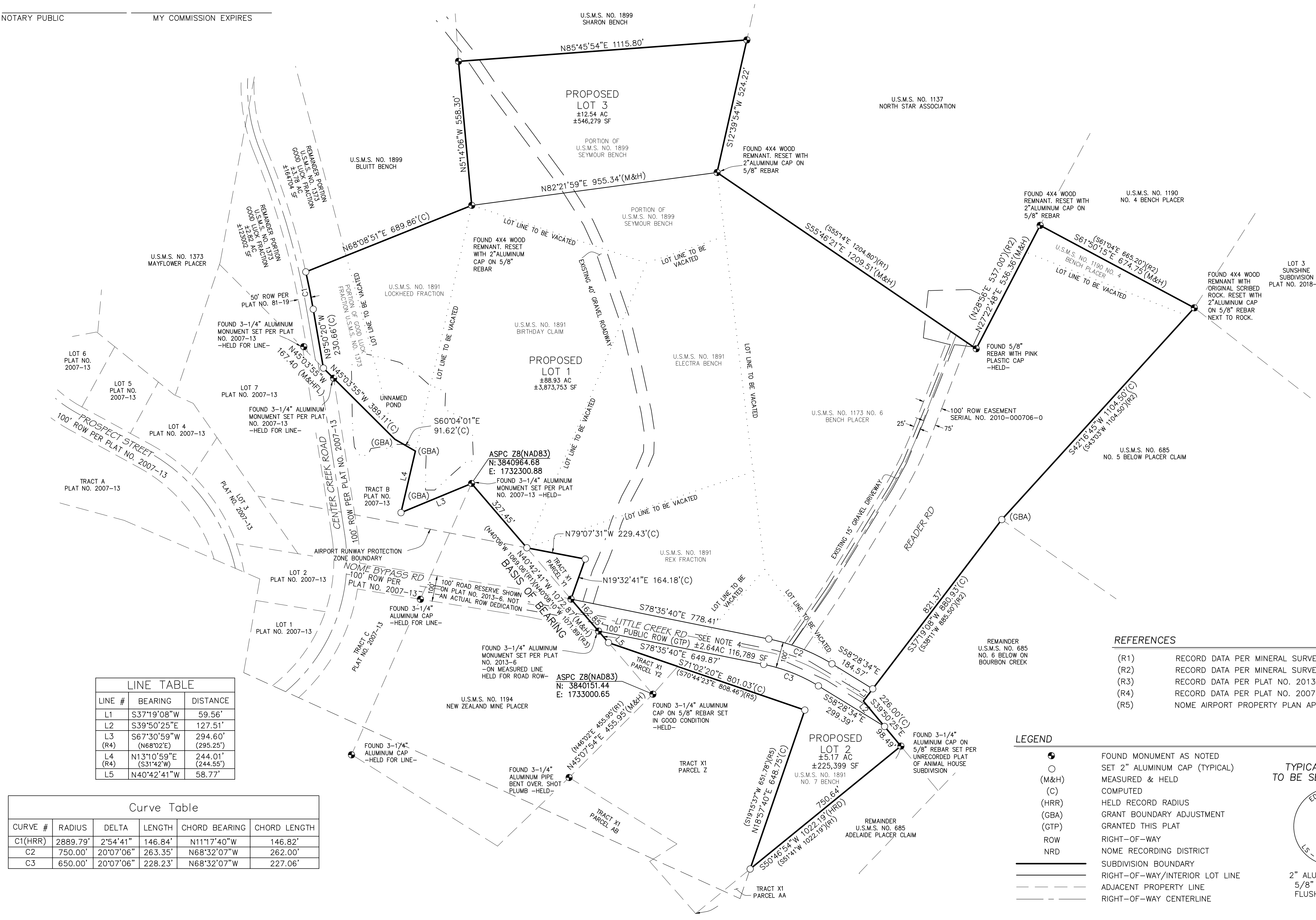
LEGEND

- FOUND MONUMENT AS NOTED
○ SET 2" ALUMINUM CAP (TYPICAL)
(M&H) MEASURED & HELD
(C) COMPUTED
(HRR) HELD RECORD RADIUS
(GBA) GRANT BOUNDARY ADJUSTMENT
(GTP) GRANTED THIS PLAT
— ROW — RIGHT-OF-WAY
— NRD — NOME RECORDING DISTRICT
— SUBDIVISION BOUNDARY —
— RIGHT-OF-WAY/INTERIOR LOT LINE —
— ADJACENT PROPERTY LINE —
— — — RIGHT-OF-WAY CENTERLINE

TYPICAL MONUMENT TO BE SET THIS SURVEY



2" ALUMINUM CAP ON
5/8" X 30" REBAR
FLUSH WITH GRADE



LINE TABLE		
LINE #	BEARING	DISTANCE
L1	S37°19'08"W	59.56'
L2	S39°50'25"E	127.51'
L3	S67°30'59"W	294.60'
(R4)	(N68°02'E)	(295.25')
L4	N13°10'59"E	244.01'
(R4)	(S31°42'W)	(244.55')
L5	N40°42'41"W	58.77'

Curve Table					
CURVE #	RADIUS	DELTA	LENGTH	CHORD BEARING	CHORD LENGTH
C1(HRR)	2889.79'	2°54'41"	146.84'	N11°17'40"W	146.82'
C2	750.00'	20°07'06"	263.35'	N68°32'07"W	262.00'
C3	650.00'	20°07'06"	228.23'	N68°32'07"W	227.06'