

Des Moines Drive

EXIST. 45.04 LF 8" SS

MH 18AA  
RIM = 4918.35  
INV IN (N) = 4906.92  
INV OUT(E) = 4906.72  
DEPTH = 11.63'

EXIST. 222.49 LF 8" SS

EXIST. 8" DIP WATER LINE

S 89°26'35" E 103.21'

S 89°26'35" E 56.9'

Rigden Parkway

N 00°07'25" W 107.39'

BASEMENT

BASEMENT

BASEMENT

BASEMENT

BASEMENT

Lot 26

Lot 27  
11,662 s.f.

29

EXIST. CATCH BASIN  
LOW POINT = 4917.05  
RIM = 4917.89

9' UTILITY EASEMENT

GARAGE

GARAGE

GARAGE

GARAGE

GARAGE

GARAGE

GARAGE

N 89°52'35" E 106.24'

Public Alley

N 89°52'35" E 60.00'

N 89°52'35" E 54.25'

17.5'

5' UDE

B0204991

SCALE: 1"=20'

CURVE #C71

DELTA=90°40'50"  
R=3.00'  
L=4.75'  
CHD=N45°13'00"E  
4.27'

SITE PLAN FOR  
2803 DES MOINES DRIVE  
LOT 27, RIGDEN FARM FILING 5, SETTLER'S GREEN P.D.P.  
FORT COLLINS, COLORADO

OWNER: RND DEVELOPMENT LLC  
Attn.: Bob Hand  
1901 Avery Court  
Fort Collins, CO 80525  
586-2174

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For additional information or an official copy, please contact Building and Zoning Office 281 North College Fort Collins, CO 80521 USA