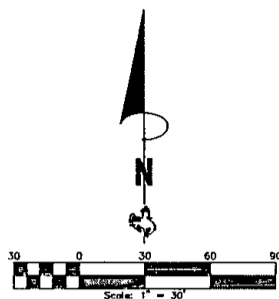
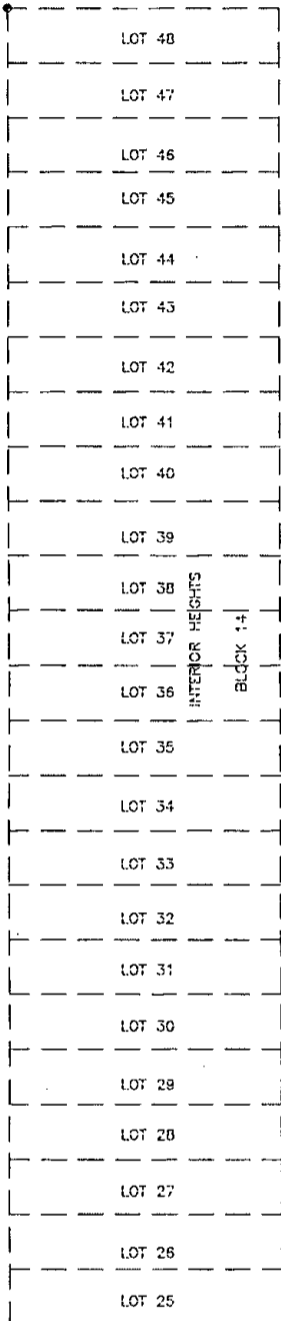


ROMERO SOUTH CHEYENNE  
COMMUNITY PARK  
LOT 1, BLOCK 1

W 5TH STREET (60' R/W)

MCCOMB AVENUE (60' R/W)

BLOCK 13 INTERIOR HEIGHTS



**DEDICATION**

KNOW ALL PERSONS BY THESE PRESENTS THAT: Empha Builders, LLC, a Wyoming Limited Liability Company, owner in fee simple of Lots 1 thru 24, Block 14 Interior Heights Addition, City of Cheyenne, Laramie County, Wyoming.

Has caused the same to be vacated, re-platted and known as CAPITOL RIDGE, and does hereby declare the subdivision of said land as it appears on this plat, to be their free act and deed and in accordance with their desire and do hereby dedicate to the public the streets and grant the easements for the purposes indicated herein.

*William F. Brusco*  
William F. Brusco

**ACKNOWLEDGEMENT**

STATE OF WYOMING }  
COUNTY OF LARAMIE } SS

The foregoing instrument was acknowledged before me this 2<sup>ND</sup> day of MARCH, 2014, by William F. Brusco as Owner of Empha Builders, LLC, a Wyoming Limited Liability Company.

*William F. Brusco*  
My Commission Expires 07/20/2015

**APPROVALS**

Approved by the City of Cheyenne Planning Commission this 2<sup>ND</sup> day of MARCH, 2014.

*Barbara C. A.*  
Development Director, City of Cheyenne, Wyoming

Approved by the Council of the City of Cheyenne, Wyoming, this 24<sup>TH</sup> day of MARCH, 2014.

*Carol J. Distenfeld*  
Mayor  
ATTEST: *Carol J. Distenfeld*  
City Clerk

**VACATION STATEMENT**

IT IS THE INTENT OF THIS REPLAT TO VACATE ALL OF LOTS 1 THRU 24, BLOCK 14 INTERIOR HEIGHTS ADDITION, CITY OF CHEYENNE, LARAMIE COUNTY, WYOMING.

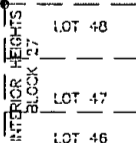
**LEGEND**

- SET "x" 2" LONG REBAR WITH 1" ALUMINUM CAP STAMPED "SSS P.L.S. 5910"
- FOUND 2" ALUMINUM CAP STAMPED "P.L.S. 1087"
- FOUND IRON SPIKE OR "x" REBAR AS NOTED
- FOUND "x" IRON PIPE
- △ CITY OF CHEYENNE CONTROL MONUMENT
- ▨ LANDS TO BE DEDICATED THIS PLAT

**NOTES**

- 1) BASIS OF ADJUST - CITY OF CHEYENNE DATUM REFERENCED FROM CITY CONTROL MONUMENTS "TRUCK" & "EAST".
- 2) SUBJECT PROPERTY DOES NOT FALL WITHIN FEMA'S SPECIAL 100-YEAR FLOOD HAZARD AREA AS SHOWN ON FEMA'S PANEL NO. 80812C02P DATED JANUARY 17, 2007.
- 3) ALL LOT CORNERS, ANGLE POINTS, AND POINTS OF CURVATURE TO BE MONUMENTED WITH 1/2" ALUMINUM CAP STAMPED "SSS P.L.S. 5910" OR "x" IRON REBAR.
- 4) 8' FOOT UTILITY EASEMENT TO CHEYENNE LIGHT, FUEL & POWER, SPECIFICALLY FOR THE UNDERGROUND ELECTRICAL SERVICES.
- 5) 8' FOOT UTILITY EASEMENT TO CHARTER COMMUNICATIONS AND CHEYENNE LIGHT, FUEL & POWER, THEIR SUCCESSORS AND/OR ASSIGNS SPECIFICALLY FOR INSTALLATION OF LOCAL UTILITIES SERVICES.
- 6) DOMESTIC WATER AND SANITARY SEWER SERVICES TO BE PROVIDED BY CITY OF CHEYENNE R.O.P.U.
- 7) OFFSITE STORM WATER DETENTION PROVIDED UNDER EXECUTED CITY CONTRACT NO. 8126. MAINTENANCE OF UNDERSTANDING BETWEEN EMPHA BUILDERS LLC AND THE CITY OF CHEYENNE DATED 4-10-14.

CRIBBON AVE (60' R/W)



**CERTIFICATE OF SURVEYOR**



I, Jeffrey B. Jones, Registered Professional Land Surveyor in the State of Wyoming, for and on behalf of Steel Surveying Services, LLC, hereby state, to the best of my knowledge, information and belief, that this map was prepared from field notes taken during an actual survey made by me or under my direct supervision; and that this map correctly shows the results of said survey and that the monuments found or set are as shown.

**CAPITOL RIDGE**

A REPLAT OF ALL OF LOTS 1 THRU 24, BLOCK 14, INTERIOR HEIGHTS ADDITION CITY OF CHEYENNE, LARAMIE COUNTY, WYOMING.

PREPARED JANUARY, 2014



**STEEL SURVEYING SERVICES, LLC**  
PROFESSIONAL LAND SURVEYORS

1108 WEST 19TH ST. CHEYENNE, WY. 82001 • (307) 634-7273  
756 GILCHRIST ST. WHEATLAND, WY. 82201 • (307) 322-9789

**VICINITY MAP**



**FILED RECORD**

RECORDED 3/20/14 BY 121 BY STEEL SURVEYING SERVICES, LLC  
LARAMIE COUNTY, WYOMING

Registration 425155  
The State of Wyoming }  
County of Laramie } SS

This instrument was filed for record at 2:21 o'clock P.M. on the 20 day of May, A.D. 2014 and was returned to me on the 10 day of May, 2014.

*Michael J. Taylor*  
County Clerk & Ex-Officio Register of Deeds  
By *Michael J. Taylor* Deputy