

**DISCLOSURE STATEMENT
KAMM SIMPLE SUBDIVISION #219**

1. **LOCATION:** Kamm Simple Subdivision, being a portion of Tract 72, Resurvey T.52N.,R.102W.
2. **OWNER:** Katherine Bear, now known as Katherine Kamm (Doc# 2003-3905)
3. **DOMESTIC WATER:** The subdivision has three existing wells for water supply. There is also an existing un-connected service and tap to the Northwest Rural Water mainline in North 37th Street.
4. **SEWAGE DISPOSAL:** The subdivision has an existing septic tank and drain field.
5. **IRRIGATION DISTRICT:** Water rights from this property have been detached.
6. **UTILITIES**
 - TELEPHONE – Existing service to the subdivision**

Qwest
198 Inverness Drive West
P.O. Box 6572
Englewood, Co. 80155-672
1 800 244-1111
 - ELECTRICITY – Existing underground power service to the subdivision**

Rocky Mountain Power
226 West Yellowstone Ave.
Cody, WY 82414
1-888-221-7070
 - NATURAL GAS – Existing underground gas service to the subdivision**

Energy West
Robert Lunder
406-896-4233
robert.lunder@mdu.com
 - CABLE TV - Existing underground services to the subdivision**
7. **FIRE PROTECTION:** The subdivision is located within Park County Fire District No. 2
8. **POSTAL SERVICE:** Individual mailbox through rural delivery
9. **ROADS:** The subdivision borders the end of North 37th Street, which is a private road providing direct access to Park County Lane 2CA(a.k.a. Cooper Lane).
10. **EASEMENTS:** There are existing utility easements located within the property as noted on the plat of the Kamm Simple Subdivision. Additional easements are dedicated as part of this subdivision for the underground gas line serving Lot 1, and irrigation drainage easements granted to Cody Canal (See dedicated easement on the Final Plat).
11. **SCHOOL DISTRICT / BUS STOP:** The subdivision is within Park County School District No. 1
12. **ZONING:** County zoning is G-RP. The property is within the 1 mile radius of the City of Cody.
13. **COVENANTS – Protective Covenants will not be submitted prior to Final Plat Approval**



- 14. HOMEOWNERS ASSOCIATION – No HOA will be formed for this subdivision
- 15. LOT-OWNERS ARE SUBJECT TO A NOXIOUS WEED CONTROL PLAN AS REQUIRED FOR FINAL SUBDIVISION APPROVAL.
- 16. GARBAGE DISPOSAL – There are two private contractors providing garbage services:

KEELE SANITATION OR A-1 SANITATION
31 PEARSON AVE 1775 LANE 15
CODY, WY 82414 POWELL, WY 82435

I, Katherine Kamm, hereby certify that the above disclosure statements are true to the best of my knowledge.

Katherine Kamm
Katherine Kamm.

STATE OF WYOMING)
) SS
COUNTY OF PARK)

The foregoing approval was acknowledged before me by Katherine Kamm on this 28 day of March, 2014.

Witness my hand and official seal

Maryann Alquist
NOTARY PUBLIC

MY COMMISSION EXPIRES Oct. 19, 2015

