

**DISCLOSURE STATEMENT
for
SIMPLE SUBDIVISION SS-11**

1. Identification of entities responsible for road construction and maintenance including snow removal.

No new roads need to be constructed as access is direct to Road 8 and/or Lane 8, which are current Park County Roads, so the County is responsible for maintenance and snow removal.

2. Description of the domestic water supply including identification of entities responsible for maintenance of any water supply system(s); Statement that wells are required to be registered with the State Engineer.

Lot owner is responsible for their own water supply. Any well that the owner develops must be registered by the owner with the state engineer.

3. Description of sewage disposal methods and permits required; identification of entities responsible for maintenance of the sewage disposal system(s).

Sewage disposal will be the sole responsibility of the lot owner. Owner must comply with all applicable City and County standards and obtain necessary county and City permits. The City of Powell has an outfall sewer main running North on Road 8 and the City has granted permission to the Lot owners to tap their sewer main for a tap fee and monthly charge.

4. Statement concerning the existence of subdivision covenants including where copies of the covenants may be obtained; Statement that Park County does not enforce private subdivision covenants.

At this time subdivision covenants do not exist, nor are any intended, and even if there were, Park County does not enforce them.

5. Information on the homeowners association, if applicable; this shall include identification of all of the association's maintenance responsibilities and how the association is funded.

At this time, a homeowner association does not exist, and one is not intended.

6. Garbage disposal availability.

Garbage disposal is the responsibility of the lot owner, and may be obtained through private contractors. Owner may dispose of garbage at the county landfill.

7. Fire protection availability.

Fire protection is provided by Park County Fire Protection District #1.

8. Statement if any of the land is subject to flooding.

None of the land is in a flood plain.

9. Identification of any codes or covenants relating to construction in the subdivision.

Any construction will be subject to local and state codes.

10. Postal service availability and mail delivery points.

Postal services are available through rural delivery. Mailbox must conform to postal codes.

11. Statement on status of any water rights in the subdivision; Statement that subdivision purchasers are not allowed to use water out of any ditch or stream without a water right.

Irrigation water rights are provided through the Shoshone Irrigation District. Subdivision purchasers are not allowed to use water out of any ditch or stream without a water right. There are easements on the subdivision plat for irrigation supply ditches.

12. Statement concerning the plans for disposal of irrigation wastewater.

Wastewater disposal is the responsibility of the landowner, and the intent is to simply continue the historic wastewater ditches and the subdivision plat provides easements for said ditches.

13. Identification of service providers for cable TV, telephone, gas and electricity with addresses and phone numbers; Statement indicating which of these services have been extended to the lots in the subdivision.

The following services are available in County Roads adjacent to the subdivision:

- a. Cable TV: Does not exist
- b. Telephone: Qwest Communications, (800) 244-1111; P.O. Box 31851, Salt Lake City, UT 84131
- c. Gas: MDU (800) 638-3278; 400 North Fourth Street, Bismarck, ND 58501
- d. Electricity: Pacific Power & Light Co. (888) 221-7070; P.O. Box 400, Portland, OR 97232

Darvin D. Dietz
Darvin D. Dietz

Diane M. Dietz
Diane M. Dietz

The foregoing was acknowledged before me by Darvin D. and Diane M. Dietz this 17 day of June, 2002.

Teresa Nicholson
Notary Public

My commission Expires: April 27, 2006

