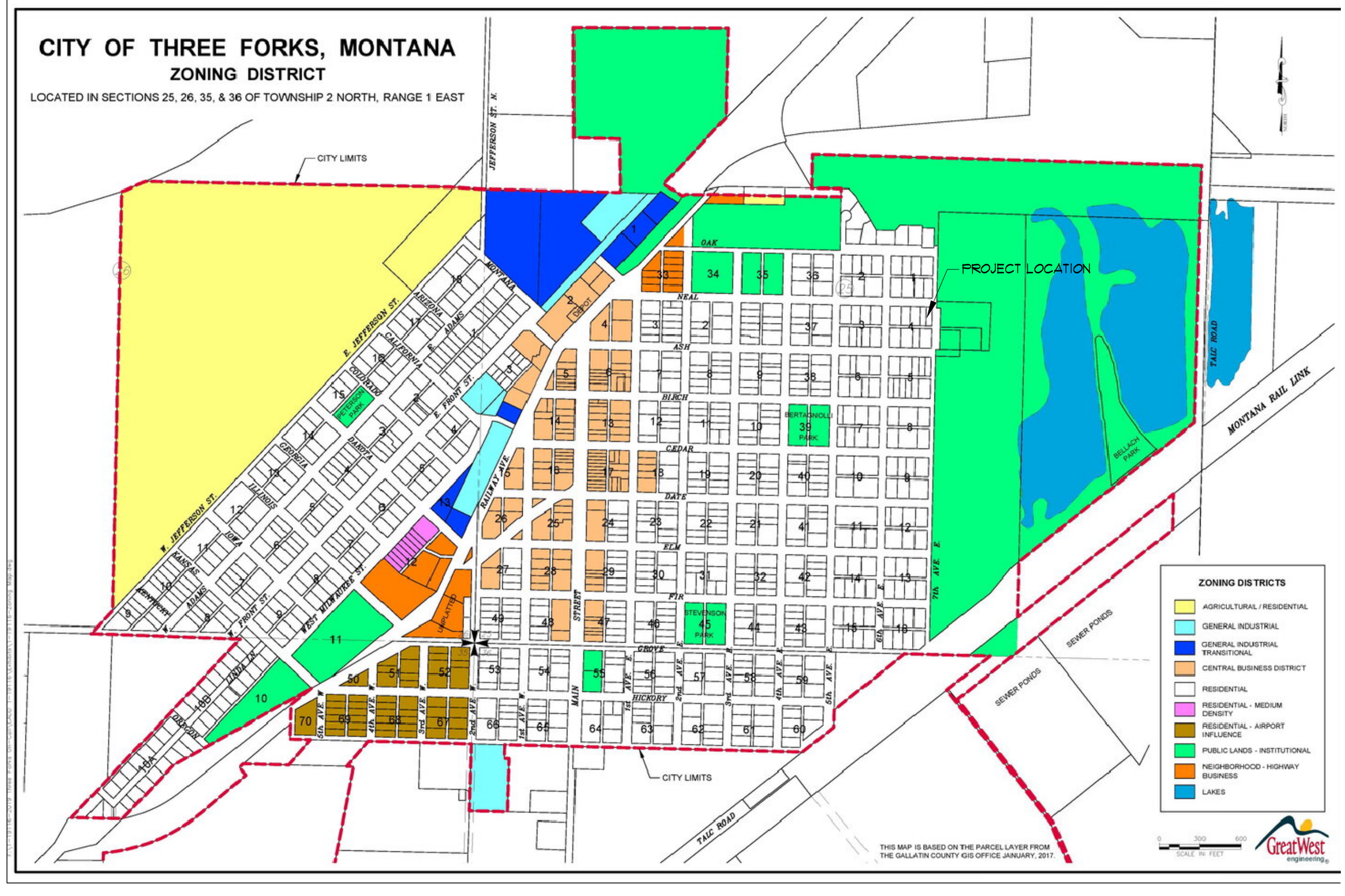
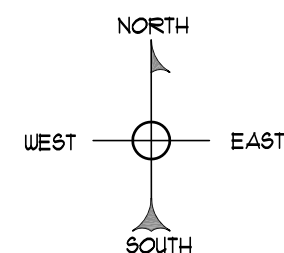




150'-0" VICINITY MAP
SCALE: 1" = 40'-0"



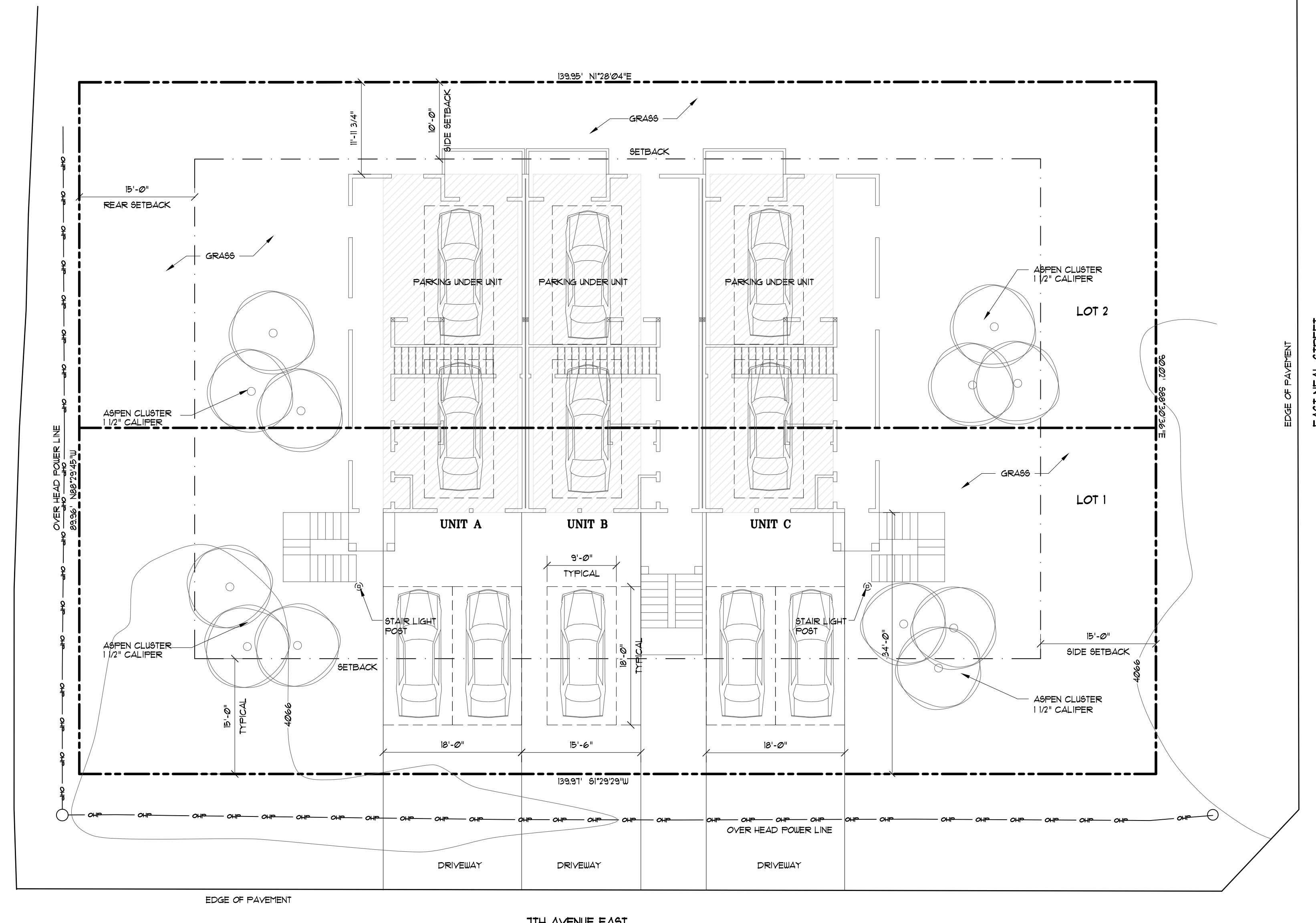
1/2 MILE VICINITY/ZONING MAP



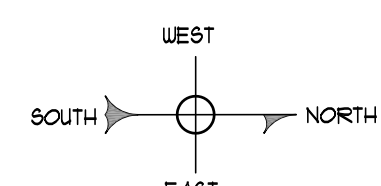
INDEX OF DRAWINGS	
C1.0	SITE PLAN
A2.0	FIRST LEVEL FLOOR PLAN
A2.1	SECOND LEVEL FLOOR PLAN
A3.0	FRONT AND SIDE ELEVATIONS
A3.1	REAR ELEVATION
A6.0	SECTION
FF1	FLOODPLAIN EXHIBIT

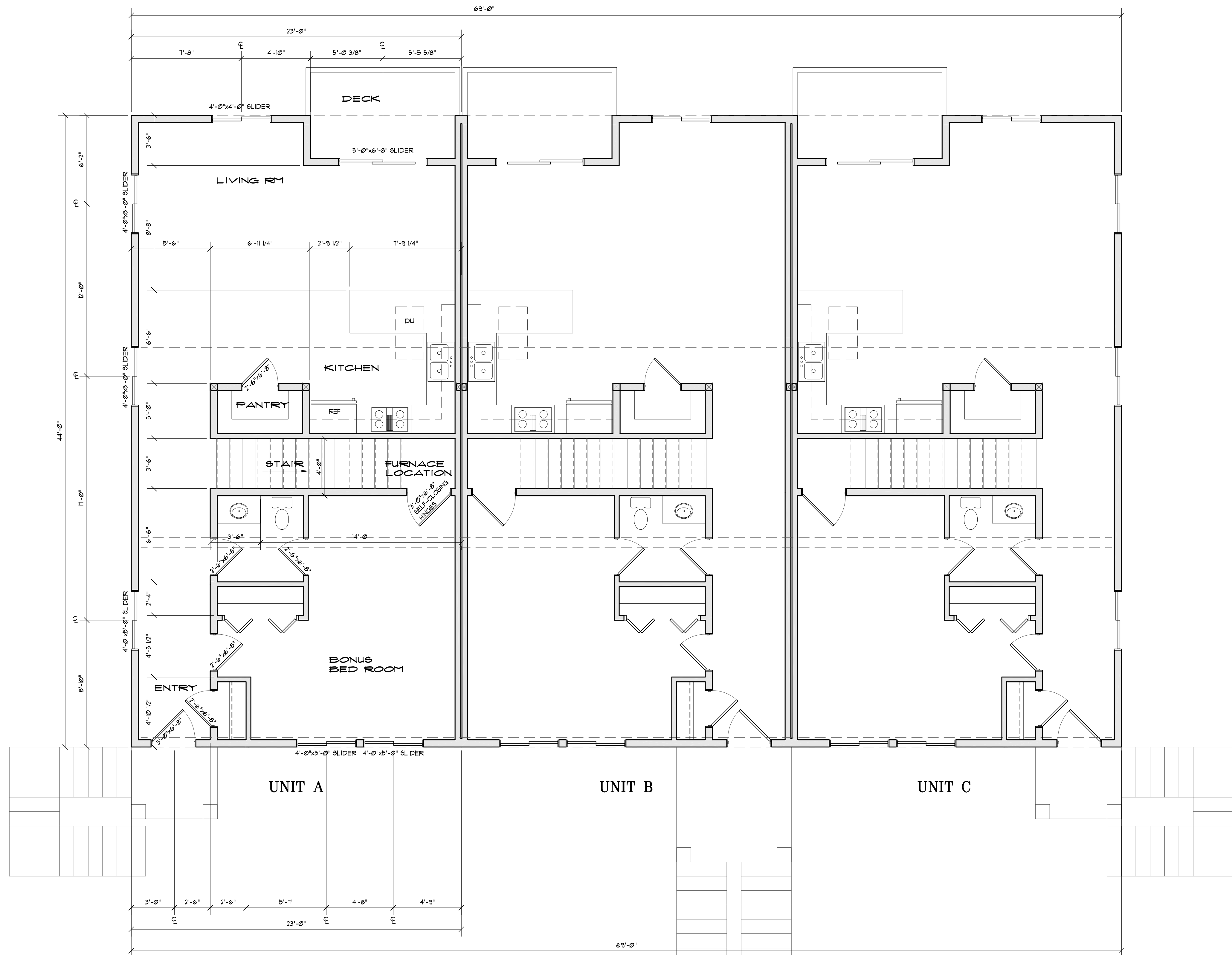
PROPERTY INFO.	
PROPERTY ADDRESS:	623 NEAL STREET THREE FORKS, MONTANA
SITE STATISTICS	
LOT 1 AND 2	12,536 SQ.FT.
BLDG FOOTPRINT	3,036 SQ.FT
SITE COVERAGE	24.1 PERCENT
LIVING SQ. FT.	BED BATH
UNIT A 1,984 SQ.FT.	4 2
UNIT B 1,984 SQ.FT.	4 2
UNIT C 1,984 SQ.FT.	4 2
REQUIRED PARKING:	2 STALLS PER UNIT
PROVIDED PARKING:	
UNIT A:	4
UNIT B:	3
UNIT C:	4
TRASH COLLECTION:	INDIVIDUAL TRASH BINS PER UNIT SUPPLIED BY TENANT

ADDITIONAL PROPERTY INFO.	
DESCRIPTION:	LOCATION/DISTANCE
BOULEVARD FILL MATERIAL 4 GRADE	TOP SOIL, ELEVATION TO MATCH ADJACENT
TREE TYPES:	PROPOSED ASPEN CLUSTERS
LOCATION OF UTILITY EASEMENTS:	NONE
DRIVEWAY AND APPROACH:	ASPHALT
GRADE:	GRADE WILL NOT CHANGE NO RETENTION FONDS
	SITE ELEVATION OF 4066'-0" BASE FLOOD ELEV. 4070'-0" PROPOSED BFE, 4072'-0"
SITE LIGHTING:	STAIR POST LIGHTING LITE TO BE SHIELD FOR DOWNWARD LUMINATION
GARAGE LIGHTING:	MOTION DETECTION AT PARKING ENTRANCE TO LUMINATE ENTRANCE
LANDSCAPE:	ASPENS CLUSTERS AND GRASS TO BE PLANTED (ENTIRE LOTS)
	IRRIGATION SYSTEM TO BE INSTALLED

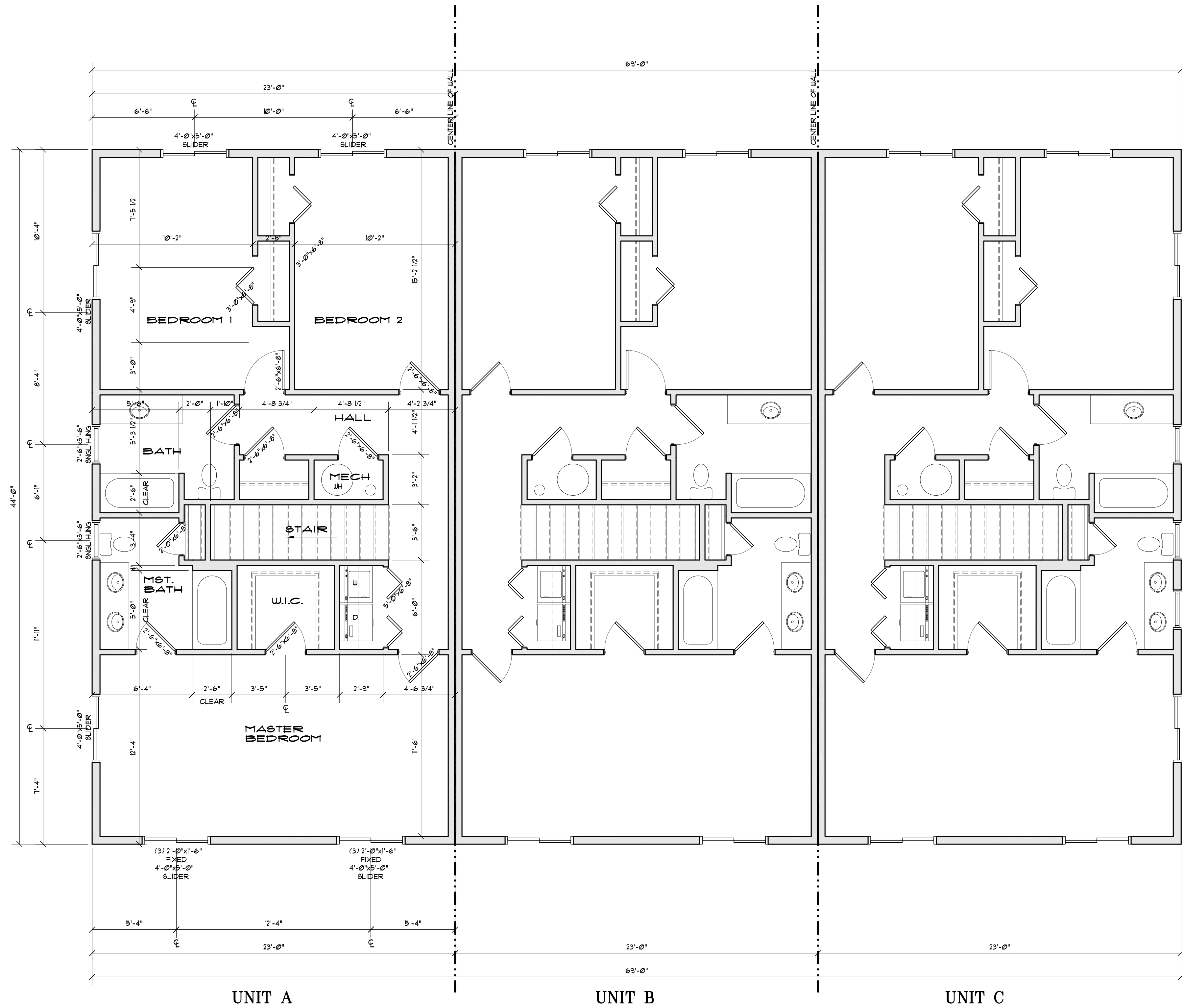


SITE PLAN
SCALE: 1" = 10'-0"





FIRST LVL FLOOR PLAN
SCALE: 1/4"=1'-0"



UNIT A

UNIT B

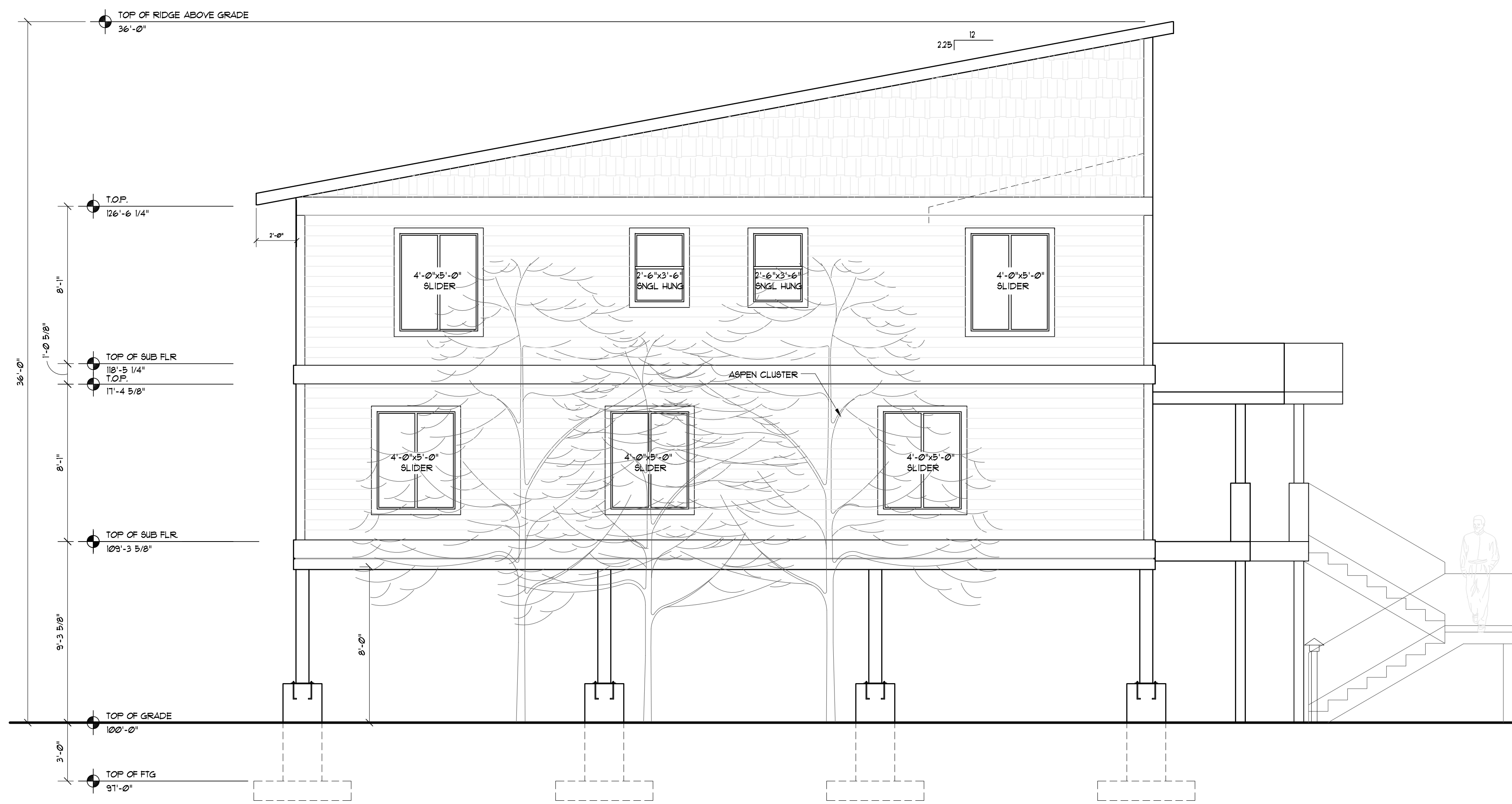
UNIT C

SECOND LVL FLOOR PLAN
SCALE: 1/4" = 1'-0"

KENNY GIBSON
406, 539, 1300
KENNYKKGINC@GMAIL.COM

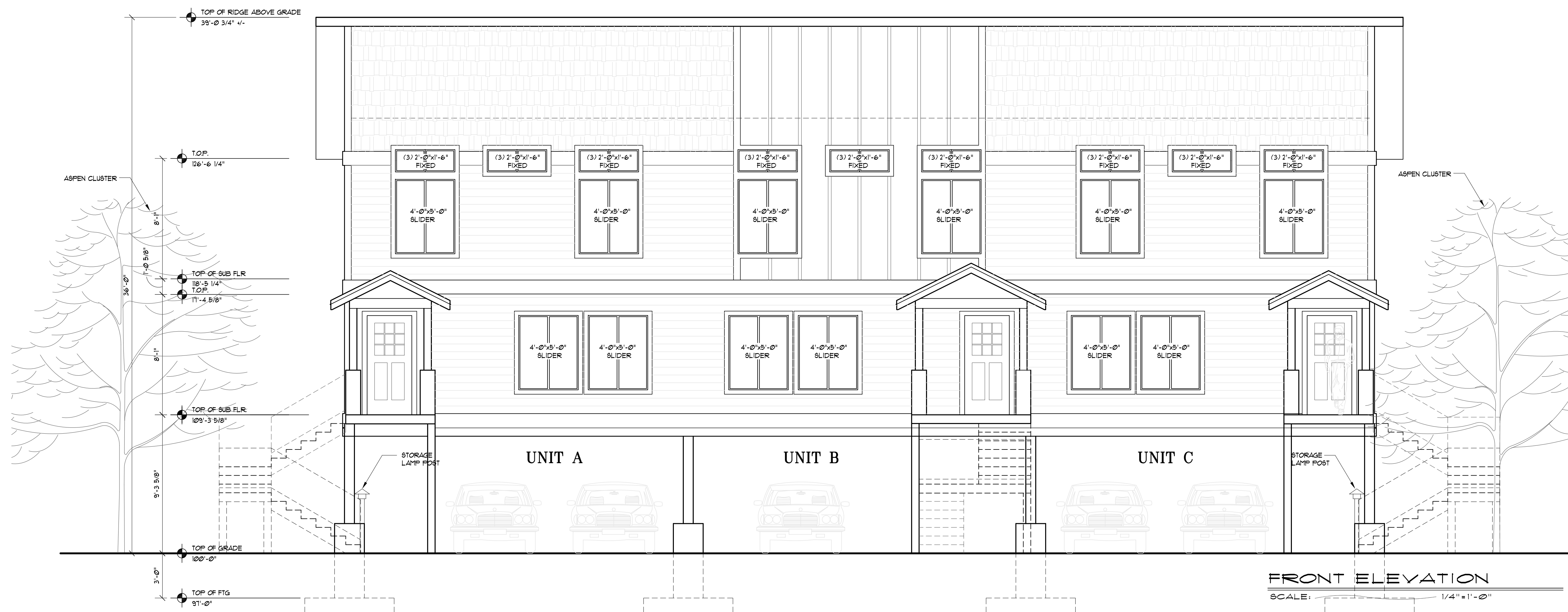
KKG INC TRI-PLEX
623 E. NEAL STREET
THREEFORKS, MONTANA

JOB NUMBER	
DRAWN BY:	
CHECKED BY:	
CONDITIONAL USE PERMIT	3-28-2024
REVISION:	DATE



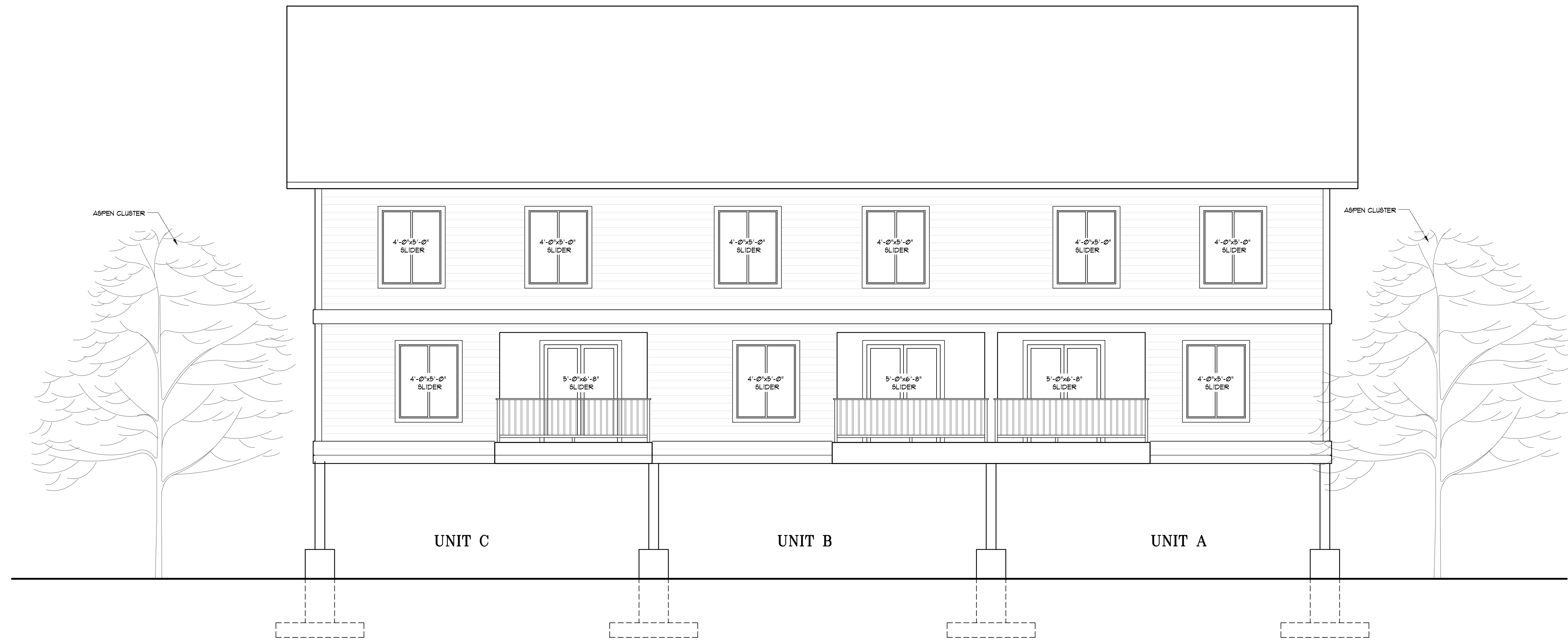
SIDE ELEVATION

SCALE: 1/4" = 1'-0"



FRONT ELEVATION

SCALE: 1/4" = 1'-0"



REAR ELEVATION
SCALE: 1/4" = 1'-0"

CONSULTANTS:
C&H, IMEG ENGINEERING
1091 STONERIDGE DRIVE
BOZEMAN, MT 59718
PHONE: 406, 587, 1115

KENNY GIBSON
406, 539, 1300
KENNYKKGINC@GMAIL.COM

KKG INC TRI-PLEX
623 E. NEAL STREET
THREEFORKS, MONTANA

JOB NUMBER:
DRAWN BY:
CHECKED BY:

CONDITIONAL
USE PERMIT
3-28-2024

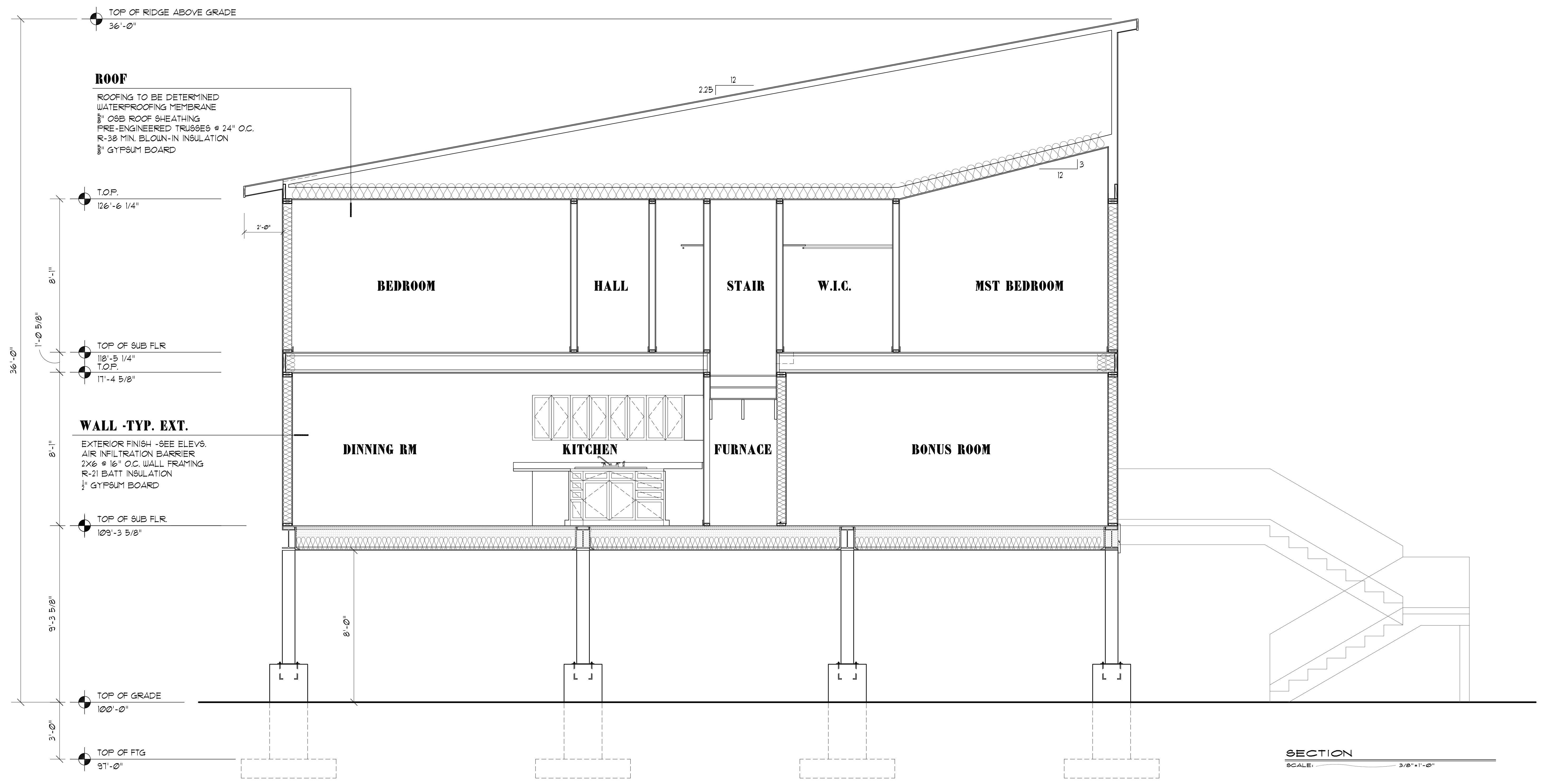
REVISION: DATE

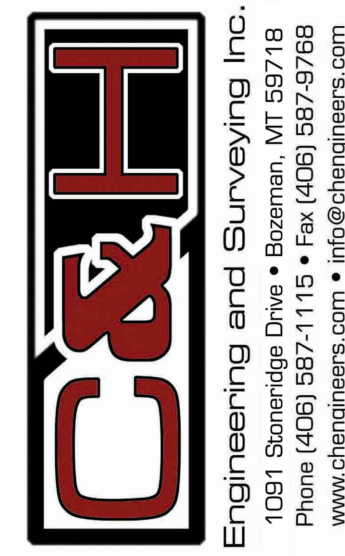
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USE PERMIT
3-28-2024
REVISION: DATE



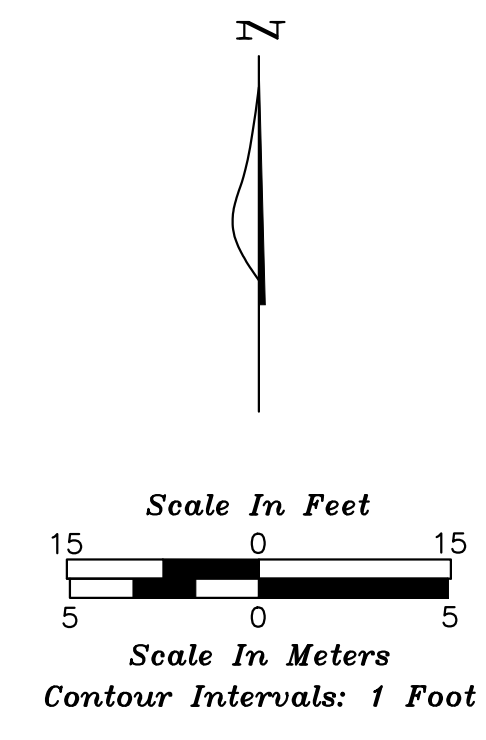


**FLOODPLAIN
DELINEATION EXHIBIT**

**KENNEY GIBSON
LOTS 1 AND 2, BLOCK 4
NORTHWEST TOWNSITE, COMPANYS FIRST
ADDITION TO THREE FORKS
CITY OF THREE FORKS, MONTANA**

Drawing Date: 2/23/2022

FP1



LEGEND

- (R) RECORD DISTANCE OR AZIMUTH
 - (M) MEASURED DISTANCE OR AZIMUTH
 - FOUND 5/8 INCH REBAR WITH YELLOW PLASTIC CAP (SCHAUBER 5430S) OR AS NOTED
 - CP #1 BENCHMARK/CONTROL POINT
 - x^[100.00] EXISTING SPOT ELEVATION
 - ⊗ EXISTING STORM SEWER MANHOLE
 - ⊗ EXISTING FIRE HYDRANT
 - ⊗ EXISTING WATER VALVE
 - ⊗ EXISTING POWER POLE
 - ⊗ EXISTING TREE
 - PROPERTY BOUNDARY LINE
 - - - SURROUNDING PROPERTY LINE
 - x - x - x EXISTING FENCE
 - - - - - EXISTING OVERHEAD PHONE LINE
- BASIS FOR AZIMUTHS FROM NORTH: GPS OBSERVATIONS ON MODIFIED STATE PLANE GRID.
[N45°00'00"E] BEARING COMPUTED FROM AZIMUTH SHOWN

FLOOD NOTES

- 1.) TOPOGRAPHIC CONTOURS SHOWN ARE BASED ON THE C&H TOPOGRAPHIC MAP DATED 02.23.2022.
- 2.) THE BASE FLOOD ELEVATIONS SHOWN ARE BASED ON THE FEMA FLOODPLAIN MAP #30031C0293D WITH EFFECTIVE DATE 9/2/2011.

FLOOD DEPTH LEGEND

- FLOOD DEPTH = 0'-0.5'
- FLOOD DEPTH = 0.5'-1.0'
- FLOOD DEPTH = 1.0'-1.5'
- FLOOD DEPTH = 1.5'-2.0'
- FLOOD DEPTH = 2.0'-2.5'
- FLOOD DEPTH = 2.5'-3.0'
- FLOOD DEPTH = 3.0'-3.5'
- FLOOD DEPTH = 3.5'-4.0'

I hereby certify that this floodplain delineation exhibit was prepared under my direct supervision and that I am a duly licensed professional engineer and land surveyor under the laws of the State of Montana.
Dated This ___ Day Of _____, 2022.
Mark A. Chandler, License No. 9518-ES

NOTES:
A property boundary survey was not done at this time. Additional field work would be required for exact property boundary location.
At the time this survey was conducted, the site was covered by snow accumulation. This drawing may not show features that were missed due to snow cover.

FLOODPLAIN DELINEATION EXHIBIT
SCALE: 1"=15'