

**CONTACT:**

MATTHEW STEWART  
C/O COEN + PARTNERS  
400 FIRST AVENUE NORTH  
SUITE 210  
MINNEAPOLIS, MN 55401  
PHONE: 612.341.8070  
EMAIL: matthew@coenpartners.com

**COUNTY:**

**HENNEPIN COUNTY**

**SEAL:**

THE STATE OF MINNESOTA DOES REQUIRE A SEAL.

**REVISIONS:**

DATE	REVISION
07-22-14	PRELIMINARY ISSUE
09-25-14	TREE INVENTORY, NO
11-14-14	ADD TREES/TOPO NO

**CERTIFICATION:**

I hereby certify that this plan was prepared by me, or under my direct supervision, that I am a duly Licensed Land Surveyor under the laws of the state of MINNESOTA.  
Daniel L. Thurnmes Registration No. 25  
Date: 03-04-15

**PROJECT LOCATION:**

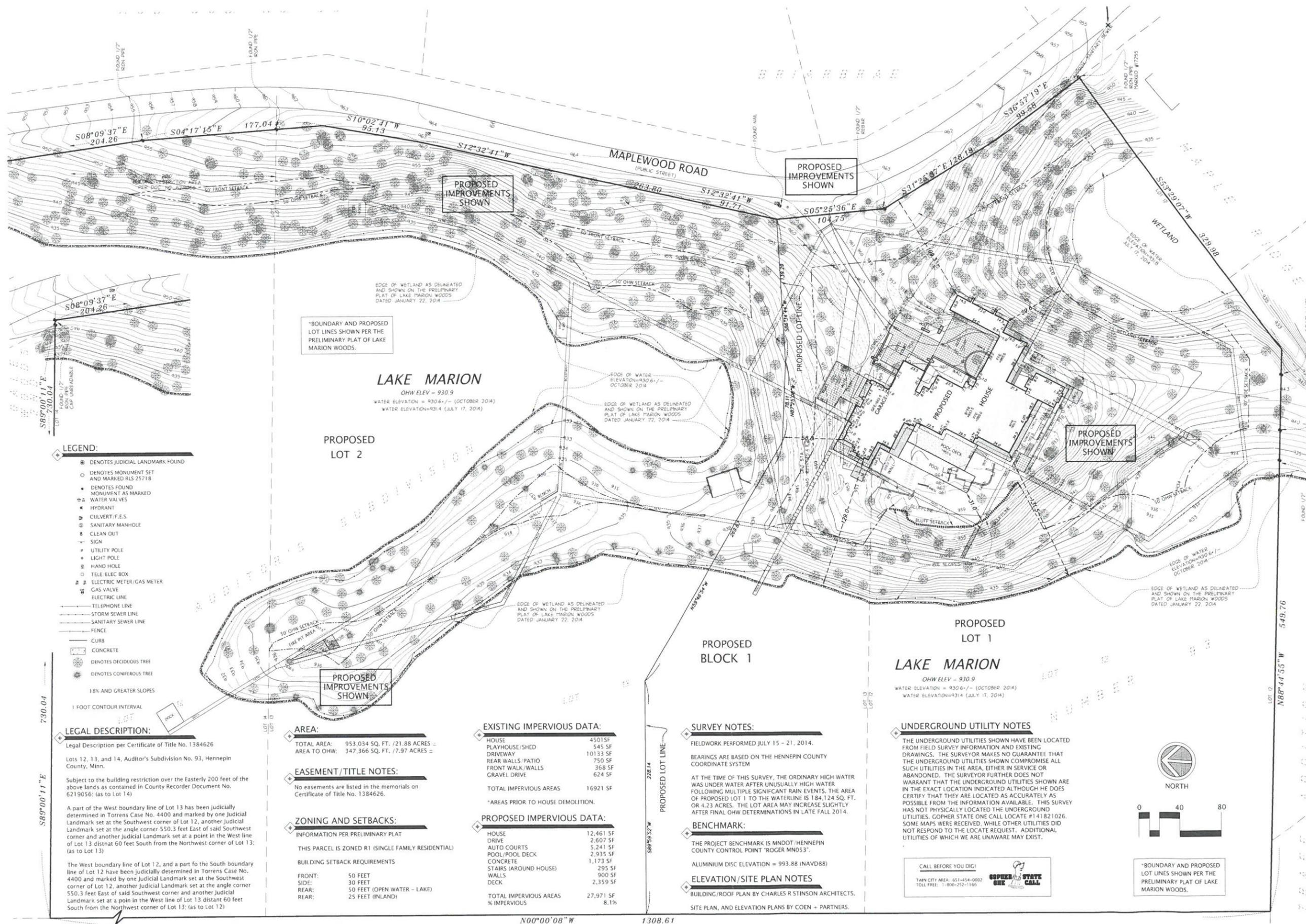
**310**  
MAPLEWOOD

PID#181172221  
PID#181172221  
PID#181172221

6750 Stillwater  
Stillwater, MN  
Phone 651-454-1111  
Fax 651-454-1111  
dan@310ms.com

**CORNERSTONE**  
LAND SURVEYING

FILE NAME  
PROJECT NO.  
PROPOSED CERTIFICATE OF SURVEY



- LEGEND:**
- DENOTES JUDICIAL LANDMARK FOUND
  - DENOTES MONUMENT SET AND MARKED RLS 25718
  - DENOTES FOUND MONUMENT AS MARKED
  - WATER VALVES
  - HYDRANT
  - CULVERT (F.E.S.)
  - SANITARY MANHOLE
  - CLEAN OUT
  - SIGN
  - UTILITY POLE
  - LIGHT POLE
  - HAND HOLE
  - TELE. ELEC. BOX
  - ELECTRIC METER/GAS METER
  - GAS VALVE
  - ELECTRIC LINE
  - TELEPHONE LINE
  - STORM SEWER LINE
  - SANITARY SEWER LINE
  - FENCE
  - CURB
  - CONCRETE
  - DENOTES DECIDUOUS TREE
  - DENOTES CONIFEROUS TREE
  - 18% AND GREATER SLOPES
  - 1 FOOT CONTOUR INTERVAL

**LEGAL DESCRIPTION:**

Legal Description per Certificate of Title No. 1384626  
Lots 12, 13, and 14, Auditor's Subdivision No. 93, Hennepin County, Minn.  
Subject to the building restriction over the Easterly 200 feet of the above lands as contained in County Recorder Document No. 6219056: (as to Lot 14)  
A part of the West boundary line of Lot 13 has been judicially determined in Torrens Case No. 4400 and marked by one Judicial Landmark set at the Southwest corner of Lot 12, another Judicial Landmark set at the angle corner 550.3 feet East of said Southwest corner and another Judicial Landmark set at a point in the West line of Lot 13 distant 60 feet South from the Northwest corner of Lot 13; (as to Lot 13)  
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**AREA:**

TOTAL AREA:	953,034 SQ. FT. / 21.88 ACRES =
AREA TO OHW:	347,366 SQ. FT. / 7.97 ACRES =

**EASEMENT/TITLE NOTES:**

No easements are listed in the memorials on Certificate of Title No. 1384626.

**ZONING AND SETBACKS:**

INFORMATION PER PRELIMINARY PLAT  
THIS PARCEL IS ZONED R1 (SINGLE FAMILY RESIDENTIAL)

BUILDING SETBACK REQUIREMENTS

FRONT:	50 FEET
SIDE:	30 FEET
REAR:	50 FEET (OPEN WATER - LAKE)
REAR:	25 FEET (INLAND)

**EXISTING IMPERVIOUS DATA:**

HOUSE	4501 SF
PLAYHOUSE/SHED	545 SF
DRIVEWAY	10133 SF
REAR WALLS/PATIO	750 SF
FRONT WALK/WALLS	368 SF
GRAVEL DRIVE	624 SF
<b>TOTAL IMPERVIOUS AREAS</b>	<b>16921 SF</b>

\*AREAS PRIOR TO HOUSE DEMOLITION.

**PROPOSED IMPERVIOUS DATA:**

HOUSE	12,461 SF
DRIVE	2,607 SF
AUTO COURTS	5,241 SF
POOL/POOL DECK	2,935 SF
CONCRETE	1,173 SF
STAIRS (AROUND HOUSE)	295 SF
WALLS	900 SF
DECK	2,359 SF
<b>TOTAL IMPERVIOUS AREAS</b>	<b>27,971 SF</b>
% IMPERVIOUS	8.1%

**SURVEY NOTES:**

FIELDWORK PERFORMED JULY 15 - 21, 2014.  
BEARINGS ARE BASED ON THE HENNEPIN COUNTY COORDINATE SYSTEM  
AT THE TIME OF THIS SURVEY, THE ORDINARY HIGH WATER WAS UNDER WATER AFTER UNUSUALLY HIGH WATER FOLLOWING MULTIPLE SIGNIFICANT RAIN EVENTS. THE AREA OF PROPOSED LOT 1 TO THE WATERLINE IS 184,124 SQ. FT. OR 4.23 ACRES. THE LOT AREA MAY INCREASE SLIGHTLY AFTER FINAL OHW DETERMINATIONS IN LATE FALL 2014.

**BENCHMARK:**

THE PROJECT BENCHMARK IS MNDOT HENNEPIN COUNTY CONTROL POINT "ROGER MN053".  
ALUMINIUM DISC ELEVATION = 993.88 (NAVD88)

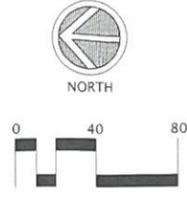
**ELEVATION/SITE PLAN NOTES**

BUILDING/ROOF PLAN BY CHARLES R STINSON ARCHITECTS.  
SITE PLAN, AND ELEVATION PLANS BY COEN + PARTNERS.

**UNDERGROUND UTILITY NOTES**

THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND EXISTING DRAWINGS. THE SURVEYOR MAKES NO GUARANTEE THAT THE UNDERGROUND UTILITIES SHOWN COMPROMISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH HE DOES CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM THE INFORMATION AVAILABLE. THIS SURVEY HAS NOT PHYSICALLY LOCATED THE UNDERGROUND UTILITIES. COPPER STATE ONE CALL LOCATE #141821026. SOME MAPS WERE RECEIVED, WHILE OTHER UTILITIES DID NOT RESPOND TO THE LOCATE REQUEST. ADDITIONAL UTILITIES OF WHICH WE ARE UNAWARE MAY EXIST.

CALL BEFORE YOU DIG!  
TWIN CITY AREA: 651-454-0002  
TOLL FREE: 1-800-252-1166



\*BOUNDARY AND PROPOSED LOT LINES SHOWN PER THE PRELIMINARY PLAT OF LAKE MARION WOODS.

**3100  
MAPLEWOOD**

**CONTACT:**  
**MATTHEW STEWART**  
 C/O COEN + PARTNERS  
 400 FIRST AVENUE NORTH  
 SUITE 210  
 MINNEAPOLIS, MN 55401  
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07-22-14	PRELIMINARY ISSUE
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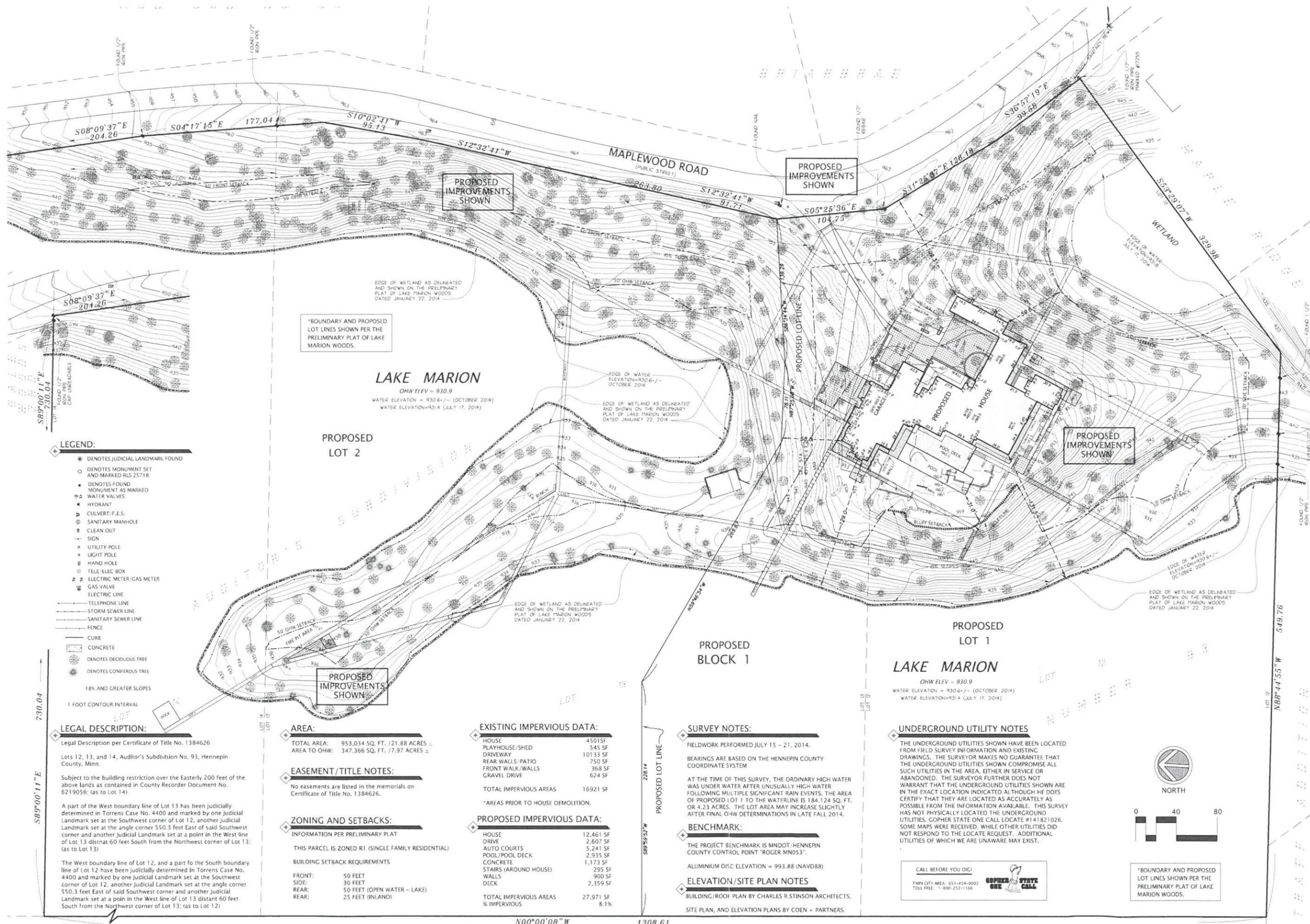
**CERTIFICATION:**  
 I hereby certify that this plan was prepared by me, or under my direct supervision, and that I am a duly Licensed Land Surveyor under the laws of the state of MINNESOTA.  
 Daniel L. Thurmes Registration No. 25718  
 Date: 03-04-15

**PROJECT LOCATION:**  
**3100  
MAPLEWOOD RD.**  
 PID#1811722210006  
 PID#1811722210007  
 PID#1811722210008

Suite #1  
 6750 Stillwater Blvd. N.  
 Stillwater, MN 55082  
 Phone 651.275.8969  
 Fax 651.275.8976  
 dan@cssurvey.net

**CORNERSTONE  
LAND SURVEYING, INC**

FILE NAME SURVCP016  
 PROJECT NO. CPI4016  
**PROPOSED CERTIFICATE OF SURVEY**



- LEGEND:**
- DENOTES JUDICIAL LANDMARK FOUND
  - DENOTES MONUMENT SET AND MARKED RLS 25718
  - DENOTES FOUND MONUMENT AS MARKED
  - ⊕ WATER VALVES
  - ⊕ HYDRANT
  - ⊕ CULVERT/F.E.S.
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**ZONING AND SETBACKS:**  
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 FRONT: 50 FEET  
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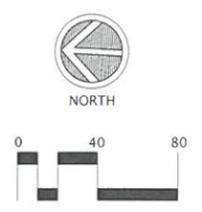
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\*BOUNDARY AND PROPOSED LOT LINES SHOWN PER THE PRELIMINARY PLAT OF LAKE MARION WOODS.

N00°00'08"W 1308.61

**3100  
MAPLEWOOD**

**CONTACT:**

AUSTIN MCINERNEY  
C/O COEN + PARTNERS  
400 FIRST AVENUE NORTH  
SUITE 210  
MINNEAPOLIS, MN 55401  
PHONE: 612.341.8070  
EMAIL: austin@coenpartners.com

**COUNTY:**

**HENNEPIN COUNTY**

**SEAL:**

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**REVISIONS:**

DATE	REVISION
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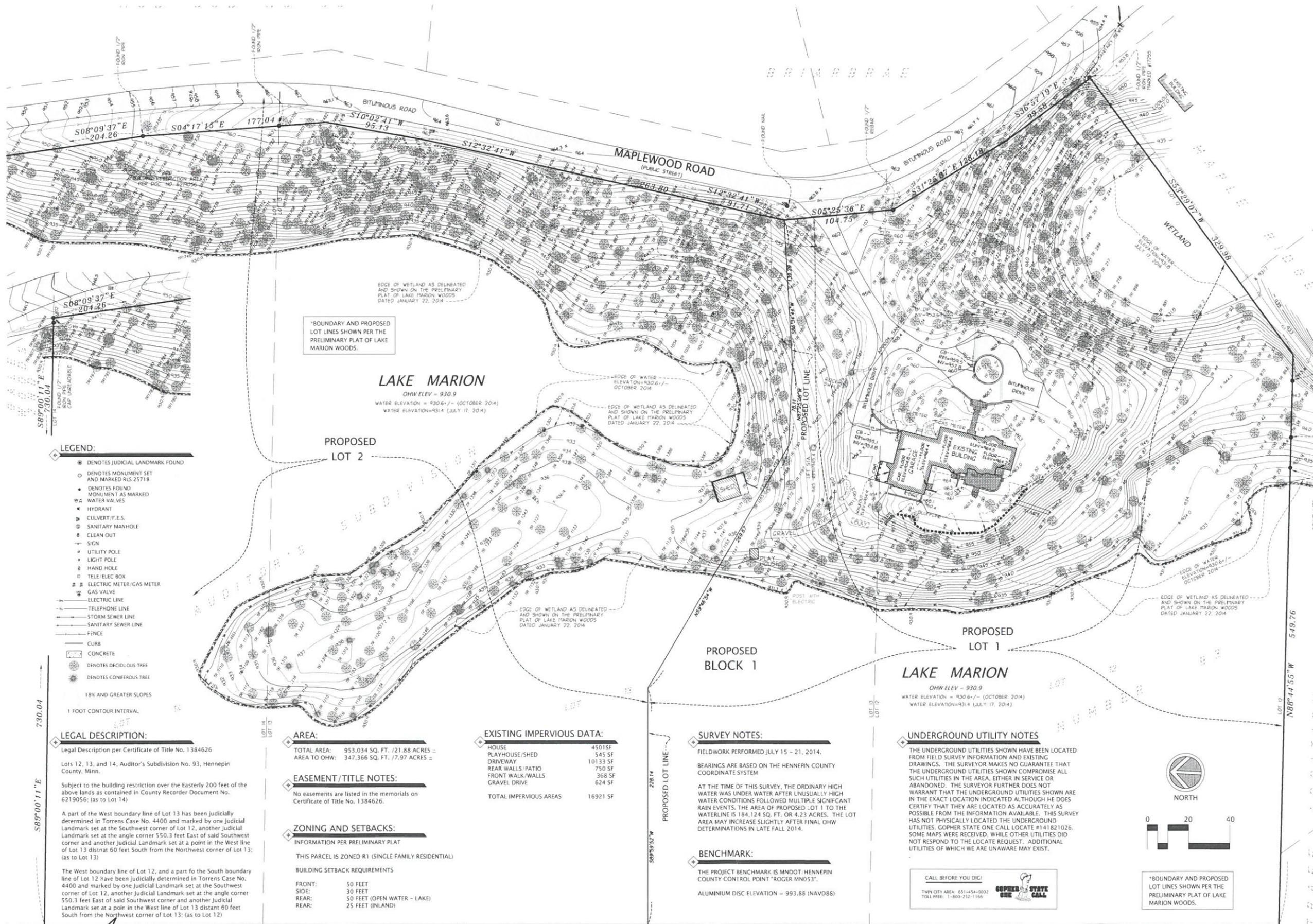
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Suite #1  
6750 Stillwater Blvd. N.  
Stillwater, MN 55082  
Phone 651.275.8969  
Fax 651.275.8976  
dan@cssurvey.net

**CORNERSTONE  
LAND SURVEYING, INC**

FILE NAME: SURVCP016  
PROJECT NO. CP14016

**CERTIFICATE OF SURVEY**  
SHEET 1 OF 3 SHEETS



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**LAKE MARION**

OHW ELEV = 930.9  
WATER ELEVATION = 930.6 +/- (OCTOBER 2014)  
WATER ELEVATION = 931.4 (JULY 17, 2014)

**PROPOSED LOT 2**

**PROPOSED BLOCK 1**

**PROPOSED LOT 1**

**LAKE MARION**

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**LEGEND:**

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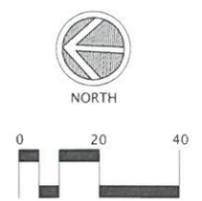
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N00°00'08"W 1308.61

TAG#	SIZE	CONDITION	SPECIES	NOTES
1	9	3	Basswood	
2	24	3	Ash, green	lean
3	9	4	Maple, silver	
4	7	4	Oak, bur	
5	14	5	Oak, white	
6	20	4	Oak, white	
7	28	3	Maple, sugar	2-stem
8	25	4	Oak, red	
9	18	5	Maple, sugar	
10	14	4	Cedar, red	
11	20	4	Oak, red	
12	65	1	Cottonwood	decay
13	6	2	Basswood	lean
14	10	4	Cedar, red	
15	12	4	Cedar, red	
16	13	4	Maple, sugar	
17	30	4	Oak, bur	
18	6	3	Ash, green	
19	22	2	Oak, red	decay
20	10	4	Maple, sugar	
21	22	5	Maple, sugar	
22	7	3	Maple, sugar	
23	14	4	Maple, sugar	
24	56	4	Cottonwood	
25	13	4	Elm, american	
26	9	4	Cedar, red	
27	20	4	Hackberry	
28	25	3	Basswood	lean
29	22	3	Oak, red	lean
30	32	5	Oak, red	
31	8	3	Cedar, red	overtopped
32	35	5	Basswood	
33	8	4	Cedar, red	
34	20	4	Oak, red	
35	10	4	Ash, green	
36	6	2	Oak, bur	poor form
37	37	3	Basswood	2-stem
38	6	4	Maple, sugar	
39	12	3	Basswood	lean
40	12	4	Maple, silver	
41	19	5	Maple, sugar	
42	21	5	Maple, sugar	
43	6	3	Elm, american	
44	11	4	Maple, silver	
45	18	5	Maple, sugar	
46	19	4	Maple, sugar	
47	16	3	Oak, white	lean
48	7	4	Oak, bur	
49	17	4	Oak, white	
50	16	5	Maple, sugar	
51	10	3	Maple, sugar	
52	24	2	Maple, sugar	decay
53	12	3	Elm, american	
54	20	4	Oak, red	
55	15	4	Oak, white	
56	7	3	Elm, american	lean
57	13	4	Basswood	
58	14	3	Basswood	lean
59	22	4	Maple, sugar	
60	20	4	Oak, bur	
61	11	4	Cedar, red	
62	13	3	Ash, green	
63	24	4	Oak, red	
64	18	3	Oak, bur	lean
65	8	4	Hackberry	
66	21	5	Maple, sugar	
67	30	4	Oak, bur	
68	12	5	Maple, sugar	
69	27	4	Oak, white	
70	16	5	Maple, sugar	
71	9	4	Maple, sugar	
72	12	4	Oak, bur	
73	14	3	Oak, white	
74	14	3	Pine, red	
75	9	4	Cedar, red	
76	24	4	Oak, white	
77	11	4	Maple, silver	
78	9	5	Maple, sugar	
79	32	3	Basswood	poor structure
80	24	4	Cedar, red	2-stem
81	7	3	Basswood	
82	13	5	Basswood	
83	11	4	Cedar, red	
84	11	4	Maple, sugar	
85	10	4	Maple, sugar	
86	22	3	Basswood	lean
87	24	3	Basswood	lean

TAG#	SIZE	CONDITION	SPECIES	NOTES
88	20	3	Hackberry	codominance
89	29	4	Ash, green	
90	12	5	Maple, sugar	
91	28	4	Oak, bur	
92	30	4	Oak, red	
93	20	4	Oak, red	
94	20	4	Oak, bur	
95	26	3	Maple, sugar	poor structure
96	12	4	Maple, sugar	
97	6	3	Elm, american	lean
98	25	4	Oak, bur	
99	14	5	Maple, silver	
100	16	5	Oak, red	
101	14	5	Fir	
102	18	3	Maple, sugar	codominance
103	5	2	Spruce, white	dead wood
104	10	4	Cedar, white	
105	17	5	Maple, silver	
106	27	3	Basswood	lean
107	30	4	Oak, red	
108	36	4	Maple, sugar	
109	13	5	Coffeetree, Kentucky	
110	32	4	Oak, red	
111	12	4	Honeylocust	
112	14	4	Honeylocust	
113	27	3	Basswoods	lean
114	22	3	Maple, sugar	2-stem
115	20	3	Basswood	lean
116	7	4	Pine, white	
117	7	4	Pine, white	
118	14	5	Spruce, white	
119	5	4	Maple, sugar	
120	7	3	Spruce, white	overtopped
121	9	4	Maple, sugar	
122	9	3	Pine, white	overhead wires
123	10	4	Maple, sugar	
124	27	3	Oak, red	
125	19	3	Maple, sugar	codominance
126	11	3	Maple, sugar	poor structure
127	22	5	Maple, sugar	
128	14	4	Maple, sugar	
129	14	4	Pine, mugo	
130	6	3	Spruce, white	under wires
131	14	4	Maple, sugar	
132	12	4	Maple, sugar	
133	14	5	Coffeetree, Kentucky	
134	26	4	Oak, red	
135	36	4	Oak, red	
136	28	2	Maple, sugar	lean, decay
137	12	4	Hackberry	
138	6	3	Maple, sugar	
139	14	4	Maple, sugar	
140	12	4	Maple, sugar	
141	11	4	Maple, sugar	
142	9	3	Maple, sugar	poor structure
143	18	5	Maple, sugar	
144	9	4	Maple, sugar	
145	9	4	Maple, sugar	
146	7	4	Maple, sugar	
147	7	4	Maple, sugar	
148	9	4	Maple, sugar	
149	15	3	Maple, sugar	lean
150	9	4	Maple, sugar	
151	7	4	Maple, sugar	
152	7	4	Maple, sugar	
153	13	4	Maple, sugar	
154	15	4	Maple, sugar	
155	6	0	Spruce, white	dead
156	25	5	Maple, sugar	
157	13	3	Maple, sugar	lean
158	27	4	Ash, red	
159	6	4	Maple, sugar	
160	16	2	Maple, sugar	decay, base wound
161	9	4	Maple, sugar	
162	12	5	Maple, sugar	
163	10	4	Maple, sugar	
164	13	4	Maple, sugar	
165	8	3	Maple, sugar	frost crack
166	21	3	Oak, red	poor structure
167	24	3	Oak, red	canopy dieback
168	16	4	Maple, sugar	
169	11	4	Maple, sugar	
170	8	4	Maple, sugar	
171	6	4	Maple, sugar	
172	9	4	Maple, sugar	
173	9	3	Maple, sugar	overtopped
174	14	4	Maple, sugar	

TAG#	SIZE	CONDITION	SPECIES	NOTES
175	8	3	Maple, sugar	decay
176	6	4	Maple, sugar	
177	14	3	Maple, sugar	poor structure
178	7	0	Maple, sugar	dead
179	27	4	Oak, red	
180	30	4	Oak, red	
181	20	5	Maple, sugar	
182	11	3	Oak, red	decay
183	13	4	Maple, sugar	
184	11	4	Maple, sugar	
185	12	4	Maple, sugar	
186	30	3	Maple, sugar	3-stem
187	23	4	Basswood	
188	11	4	Maple, sugar	
189	24	3	Oak, red	lean
190	12	4	Maple, sugar	
191	14	5	Maple, sugar	
192	22	4	Ash, green	poor structure
193	18	5	Maple, sugar	
194	12	4	Maple, sugar	
195	16	4	Maple, sugar	lean
196	22	3	Oak, red	broken leader
197	13	4	Maple, sugar	
198	6	2	Maple, sugar	poor structure
199	13	5	Maple, sugar	
200	11	5	Maple, sugar	
201	9	4	Maple, sugar	
202	12	4	Maple, sugar	
203	22	4	Maple, sugar	
204	13	4	Maple, sugar	
205	6	4	Maple, sugar	
206	9	4	Maple, sugar	
207	17	3	Basswood	poor structure
208	10	4	Maple, sugar	
209	9	4	Maple, sugar	
210	11	3	Maple, sugar	poor structure
211	12	3	Oak, bur	2-stem
212	13	4	Basswood	
213	13	1	Maple, sugar	decay, stem wound
214	55	3	Cottonwood	
215	13	3	Basswood	lean
216	10	4	Maple, sugar	
217	10	3	Ash, green	lean
218	8	4	Basswood	
219	14	4	Maple, sugar	
220	18	4	Maple, sugar	
221	18	4	Maple, sugar	
222	6	3	Ash, green	structure
223	13	0	Basswood	dead
224	9	4	Hackberry	
225	7	3	Basswood	
226	11	4	Maple, sugar	
227	7	3	Maple, sugar	overtopped
228	17	4	Maple, sugar	
229	24	3	Basswood	lean
230	20	3	Oak, red	decay
231	6	2	Maple, sugar	
232	7	4	Maple, sugar	
233	8	4	Maple, sugar	
234	13	4	Maple, sugar	
235	13	4	Maple, sugar	
236	10	4	Hackberry	
237	7	4	Maple, sugar	
238	6	4	Maple, sugar	
239	8	4	Maple, sugar	
240	9	4	Basswood	
241	15	4	Maple, sugar	
242	7	4	Maple, sugar	
243	7	4	Maple, sugar	
244	10	4	Basswood	
245	20	3	Ash, green	
246	10	4	Maple, sugar	
247	11	4	Maple, sugar	
248	18	5	Basswood	
249	7	4	Maple, sugar	
250	9	4	Maple, sugar	
251	14	4	Maple, sugar	
252	20	2	Oak, red	lean, decay
253	9	4	Maple, sugar	
254	6	3	Maple, sugar	lean
255	18	4	Maple, sugar	
256	13	2	Maple, sugar	canker
257	11	4	Maple, sugar	
258	9	3	Maple, sugar	poor structure
259	15	3	Maple, sugar	lean
260	9	4	Maple, sugar	
261	8	4	Maple, sugar	

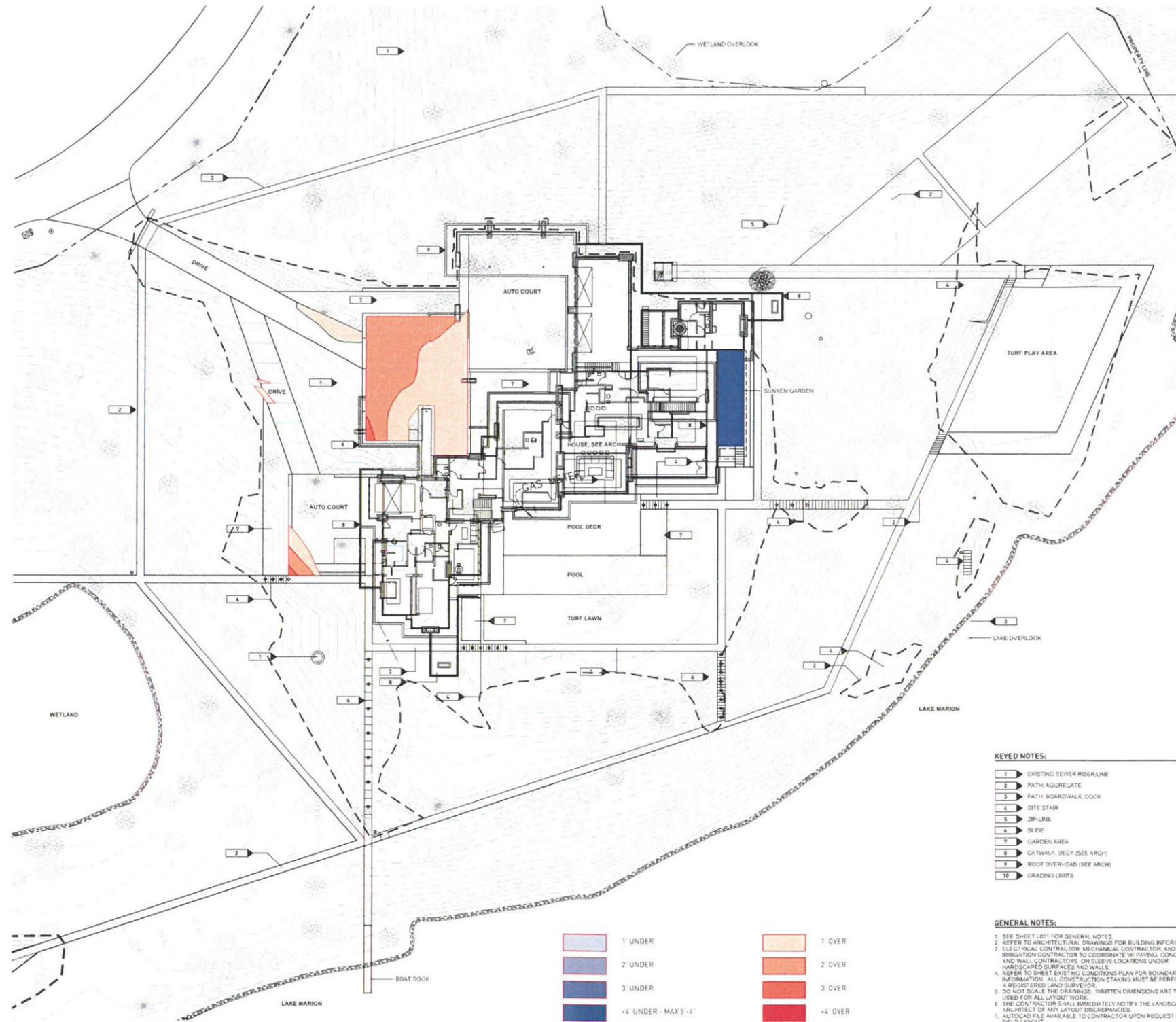
TAG#	SIZE	CONDITION	SPECIES	NOTES
262	18	4	Basswood	lean
263	6	3	Maple, sugar	canker
264	26	5	Maple, sugar	
265	10	4	Maple, sugar	
266	19	3	Basswood	lean
267	13	3	Maple, sugar	poor structure
269	17	4	Oak, white	
270	14	4	Maple, sugar	
271	10	4	Maple, sugar	
272	22	4	Oak, red	lean
273	10	4	Maple, sugar	
274	7	4	Maple, sugar	
275	20	4	Oak, red	
276	12	5	Maple, sugar	
277	22	4	Oak, red	lean
278	6	3	Basswood	structure
279	16	0	Oak, red	dead
280	6	2	Ash, green	poor structure
281	22	2	Maple, sugar	decay, poor structure
282	8	4	Maple, sugar	
283	12	3	Maple, sugar	codominance
284	14	3	Maple, sugar	lean
285	10	4	Maple, sugar	lean
286	6	4	Maple, sugar	
287	7	4	Maple, sugar	
288	6	4	Maple, sugar	
288	8	4	Maple, sugar	
289	8	4	Ash, green	lean
290	17	3	Maple, sugar	crack
291	6	4	Maple, sugar	
292	9	5	Maple, sugar	
294	14	4	Maple, sugar	
295	15	4	Maple, sugar	
296	7	4	Maple, sugar	
297	12	3	Maple, sugar	structure
298	7	2	Maple, sugar	stem wound
299	8	4	Maple, sugar	
300	9	3	Maple, sugar	lean
846	16	4	Oak, red	
847	16	4	Oak, red	
848	9	3	Oak, white	
849	14	4	Oak, red	
850	28	3	Oak, red	2-stem
851	14	1	Basswood	lean, decay
852	8	3	Oak, white	2-stem
853	16	4	Oak, white	
854	24	4	Oak, red	2-stem
855	8	4	Oak, red	
856	24	3	Oak, red	2-stem

TAG#	SIZE	CONDITION	SPECIES	NOTES
1083	22	4	Oak, white	
1084	6	4	Oak, white	
1085	20	3	Oak, white	
1086	18	3	Basswood	decay
1087	6	4	Ironwood	2-stem
1088	10	4	Oak, red	
1089	30	2	Oak, red	decay
1090	6	4	Oak, white	
1091	17	4	Oak, red	
1092	7	4	Ash, green	
1093	18	3	Basswood	decay
1094	12	4	Maple, sugar	
1095	10	5	Maple, sugar	
1096	6	3	Maple, silver	3-stem
1097	16	3	Oak, bur	poor structure
1098	7	4	Oak, white	
1099	10	4	Maple, sugar	
1100	17	5	Oak, red	
1101	9	4	Ash, green	
1103	28	4	Oak, red	
1107	9	3	Oak, white	lean
1108	7	4	Maple, sugar	
1109	32	4	Oak, white	
1110	7	4	Ash, green	
1111	12	4	Ash, green	
1112	32	5	Oak, bur	
1113	35	2	Oak, white	decay
1114	25	4	Oak, white	
1115	14	4	Cedar, red	
1116	32	5	Oak, bur	
1119	8	4	Cedar, red	
1120	27	4	Oak, red	
1121	14	4	Oak, red	
1122	8	4	Oak, bur	
1123	20	4	Oak, white	
1124	23	4	Oak, white	
1125	30	3	Oak, bur	lean
1126	12	3	Oak, bur	poor structure
1127	10	4	Maple, sugar	
1128	10	3	Oak, bur	poor structure
1129	14	4	Oak, white	
1130	6	4	Cedar, red	
1131	6	4	Cedar, red	
1132	9	4	Cedar, red	
1133	14	0	Maple, sugar	dead
1134	24	4	Oak, bur	
1135	10	3	Elm, american	
1136	8	4	Cedar, red	
1137	7	4	Cedar, red	
1138	18	4	Oak, white	
1139	24	3	Cedar, red	codominance
1140	9	3	Birch, paper	
1141	10	4	Cedar, red	
1142	17	3	Cottonwood	
1143	6	4	Cedar, red	
1144	9	4	Cedar, red	
1145	14	3	Oak, red	
1146	18	4	Oak, red	lean
1147	28	3	Oak, bur	possible bob
1148	12	4	Maple, sugar	
1149	10	1	Apple	decay, topped
1150	10	4	Cedar, red	
1151	13	4	Maple, sugar	
1152	19	4	Oak, bur	
1153	11	4	Pine, red	
1154	13	4	Cedar, red	
1155	18	4	Oak, red	
1156	40	4	Oak, white	
1157	15	4	Oak, red	
1158	16	4	Oak, red	
1159	35	3	Oak, bur	3-stem
1160	28	2	Maple, sugar	base rot
1161	12	3	Oak, white	
1162	16	2	Oak, bur	possible bur oak blight
1163	18	3	Oak, bur	structure
1164	8	3	Oak, white	lean
1165	18	3	Oak, white	lean
1166	34	4	Oak, red	
1167	14	4	Maple, sugar	
1168	7	3	Cedar, red	
1169	13	4	Oak, white	
1170	11	4	Cedar, red	
1171	27	5	Oak, white	
1172	14	4	Maple, sugar	
1173	27	4	Oak, red	poor structure
1174	8	4	Cedar, red	
1175	7	3	Maple, sugar	over topped

TAG#	SIZE	CONDITION	SPECIES	NOTES
1176	30	4	Oak, red	2-stem
1177	28	1	Maple, sugar	decay
1178	9	3	Ironwood	2-stem
1179	28	5	Maple, sugar	
1180	6	4	Ironwood	
1181	21	3	Maple, sugar	
1182	11	3	Basswood	
1183	15	5	Cedar, red	
1184	17	4	Oak, white	
1185	7	4	Ironwood	
1186	26	2	Willow	
1187	17	5	Cedar, red	
1188	7	4	Ironwood	
1190	10	4	Maple, sugar	
1191	23	5	Maple, sugar	
1192	18	4	Maple, sugar	
1193	30	5	Oak, red	
1194	6	5	Ironwood	
1195	15	4	Oak, white	
1196	16	4	Maple, sugar	
1197	32	4	Oak, red	
1198	10	4	Ironwood	lean
1199	10	2	Birch, paper	crack
1200	15	4	Ash, green	
1301	10	4	Ash, green	
1302	28	5	Oak, bur	
1303	27	0	Oak, bur	dead
1304	10	3	Ironwood	crack
1305	16	4	Basswood	
1306	31	4	Oak, white	
1307	13	3	Oak, bur	2-stem
1308	9	4	Cedar, red	
1309	9	4	Cedar, red	
1310	12	3	Basswood	
1311	13	4	Ash, green	
1312	9	4	Cedar, red	
1313	14	2	Cedar, red	2-stem, base wound
1314	28	4	Oak, red	
1315	14	4	Cedar, red	
1316	14	3	Basswood	
1317	9	4	Maple, sugar	
1318	19	5	Oak, white	
1319	10	4	Cedar, red	
1320	15	4	Oak, red	
1321	28	5	Oak, white	
1322	6	2	Maple, sugar	base wound
1323	9	4	Cedar, red	
1324	9	4	Maple, sugar	
1325	12	4	Cedar, red	
1326	8	4	Oak, bur	
1327	13	4	Maple, sugar	
1328	9	3	Oak, bur	
1329	9	1	Maple, sugar	beaver damage
1330	34	5	Oak, bur	
1331	13	4	Oak, white	
1332	10	1	Maple, sugar	beaver damage
1333	10	3	Ironwood	
1334	8	1	Maple, sugar	beaver damage
1335	15	4	Ash, green	
1336	6	3	Oak, bur	
1337	10	4	Cedar, red	
1338	10	4	Cedar, red	
1339	15	4	Maple, sugar	
1340	9	4	Oak, bur	
1341	27	3	Cedar, red	2-stem
1342	13	4	Maple, sugar	
1343	15	4	Maple, sugar	
1344	6	4	Oak, bur	
1345	13	4	Maple, sugar	
1346	15	4	Ash, green	
1347	10	5	Ironwood	
1348	10	4	Oak, bur	
1349	10	4	Elm, american	
1380	14	4	Oak, white	
1384	13	4	Ironwood	
1386	13	1	Oak, red	beaver damage
1387	40	3	Ash, green	3-stem
1388	16	4	Oak, white	
1389	15	4	Ash, green	
1391	12	4	Cedar, red	
1394	7	4	Oak, bur	
1401	14	5	Oak, red	
1402	12	5	Oak, red	
1403	10	5	Oak, red	
1404	14	5	Ash, green	
1405	11	5	Oak, red	
1406	11	5	Elm, american	

TAG#	SIZE	CONDITION	SPECIES	NOTES
1407	14	5	Oak, red	
1408	13	5	Oak, red	
1409	22	2	Basswood	lean, decay
1410	9	3	Basswood	2-stem
1411	6	2	Basswood	major lean
1412	18	4	Ironwood	multi stem
1413	16	4	Ironwood	3-stem
1414	22	5	Oak, red	
1415	13	5	Ash, green	
1416	17	5	Oak, red	
1417	9	5	Oak, red	
1418	6	4	Oak, red	
1419	12	4	Basswood	
1420	10	2	Basswood	dieback, decay, lean
1421	7	5	Ironwood	
1422	17	4	Basswood	
1423	16	4	Basswood	
1424	16	4	Basswood	
1425	14	2	Mulberry	decay/lean
1426	7	5	Ironwood	
1427	8	4	Basswood	lean
1428	11	5	Oak, red	
1429	8	4	Oak, white	
1430	38	4	Oak, red	
1431	8	4	Cedar, red	
1432	6	5	Ironwood	
1433	30	2	Basswood	decay, crack, dieback
1434	8	5	Oak, red	
1435	11	4	Oak, red	
1436	11	5	Ash, green	
1437	12	4	Oak, red	
1438	13	5	Oak, red	
1439	10	4	Oak, bur	
1440	7	4	Oak, bur	
1441	16	5	Oak, red	
1442	8	5	Elm, american	
1443	7	5	Oak, red	
1444	9	4	Oak, white	
1445	17	4	Oak, red	lean
1446	22	3	Basswood	lean
1447	12	3	Basswood	lean
1448	7	4	Oak, bur	
1449	17	4	Ash, green	
1450	12	5	Oak, bur	
1451	16	5	Oak, white	
1452	12	4	Oak, white	
1453	22	3	Oak, red	2-stem
1454	10	4	Ash, green	
1455	28	2	Oak, red	decay, broken leader
1456	6	4	Ironwood	
1457	8	5	Oak, white	
1458	10	4	Oak, red	
1459	14	4	Ash, green	
1460	11	4	Oak, white	lean
1461	7	5	Basswood	
1462	6	4	Ironwood	
1463	10	5	Oak, white	
1464	10	4	Maple, sugar	
1465	30	3	Basswood	3-stem
1466	14	4	Basswood	
1467	6	4	Ironwood	
1468	6	4	Ironwood	
1469	8	4	Elm, american	
1470	18	5	Oak, red	
1471	9	5	Oak, white	
1472	11	4	Oak, red	
1473	12	5	Oak, red	
1474	6	4	Oak, white	
1475	5	3	Oak, bur	lean
1476	8	4	Oak, white	
1477	25	6	Oak, white	
1478	14	4	Oak, bur	
1479	11	4	Oak, bur	
1480	6	3	Oak, white	
1481	11	4	Oak, white	
1482	11	4	Oak, red	
1483	9	4	Oak, bur	
1484	18	5	Oak, white	
1485	13	5	Oak, red	
1486	6	5	Oak, red	
1487	15	5	Oak, red	
1488	13	4	Oak, bur	
1489	5	4	Oak, bur	
1490	8	4	Oak, red	
1491	18	3	Oak, red	
1492	13	4	Oak, red	
1493	6	4	Ironwood	

TAG#	SIZE	CONDITION	SPECIES	NOTES
1494	28	2	Oak, white	broken top
1495	11	5	Oak, red	
1496	5	5	Ironwood	
1497	6	5	Oak, white	
1498	7	5	Oak, red	
1499	13	4	Ash, green	
1500	8	4	Ash, green	
1701	16	3	Basswood	decay
1702	15	4	Ash, green	
1703	12	5	Oak, red	
1704	14	5	Oak, red	
1705	11	4	Oak, red	
1706	7	4	Basswood	
1707	8	4	Oak, red	
1708	9	4	Oak, red	
1709	5	4	Oak, red	
1710	7	4	Oak, red	
1711	16	4	Oak, red	2-stem
1712	15	4	Oak, red	3-stem
1713	15	4	Oak, red	3-stem
1714	6	4	Oak, red	
1715	8	5	Oak, red	
1716	28	4	Oak, white	
1717	16	4	Oak, red	3-stem
1718	16	4	Oak, red	3-stem
1719	27	2	Basswood	decay
1720	24	3	Oak, red	3-stem
1721	16	4	Oak, red	3-stem
1722	22	4	Oak, red	
1723	25	3	Basswood	multi stem
1724	10	4	Basswood	
1725	10	4	Basswood	
1726	18	3	Basswood	2-stem
1727	9	4	Basswood	
1728	5	4	Oak, red	
1729	5	4	Oak, red	
1730	28	4	Oak, red	
1731	18	2	Basswood	twisted 2-stem
1732	28	4	Oak, white	
1733	28	6	Maple, sugar	
1734	27	6	Maple, sugar	
1735	6	4	Basswood	
1736	5	4	Basswood	
1737				



**1 SITE GRADING PLAN**  
Scale: 1"=20'

	1' UNDER		1' OVER
	2' UNDER		2' OVER
	3' UNDER		3' OVER
	4' UNDER - MAX 5'-4"		4' OVER

**KEYED NOTES:**

- 1 EXISTING SEWER RISERLINE
- 2 PATH- AGGREGATE
- 3 PATH- BOARDWALK, DOCK
- 4 SITE STAIR
- 5 ZIP-LINE
- 6 SLIDE
- 7 GARDEN AREA
- 8 CATWALK, DECK (SEE ARCH)
- 9 ROOF OVERHEAD (SEE ARCH)
- 10 GRADING LIMITS

**GENERAL NOTES:**

1. SEE SHEET L201 FOR GENERAL NOTES.
2. REFER TO ARCHITECTURAL DRAWINGS FOR BUILDING INFORMATION.
3. ELECTRICAL CONTRACTOR, MECHANICAL CONTRACTOR, AND IRRIGATION CONTRACTOR TO COORDINATE W/ PAVING, CONCRETE, AND WALL CONTRACTORS, ON SLEEVE LOCATIONS UNDER HARDSCAPED SURFACES AND WALLS.
4. REFER TO SHEET EXISTING CONDITIONS PLAN FOR BOUNDARY INFORMATION. ALL CONSTRUCTION STAKING MUST BE PERFORMED BY A REGISTERED LAND SURVEYOR.
5. DO NOT SCALE THE DRAWINGS. WRITTEN DIMENSIONS ARE TO BE USED FOR ALL LAYOUT WORK.
6. THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE LANDSCAPE ARCHITECT OF ANY LAYOUT DISCREPANCIES.
7. AUTOCAD FILE AVAILABLE TO CONTRACTOR UPON REQUEST FOR FIELD LAYOUT.



**LAKE MARION RESIDENCE**  
WOODLAND, MINNESOTA  
DESIGN DEVELOPMENT  
3100 MAPLEWOOD ROAD

LANDSCAPE ARCHITECT  
DGEN PARTNERS  
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The drawings shown are consultant's work including all services and specifications. It is the client's responsibility to provide and coordinate all necessary permits and approvals. These drawings are available for limited review and evaluation by third parties only in accordance with the Consultant's Terms of Reference.

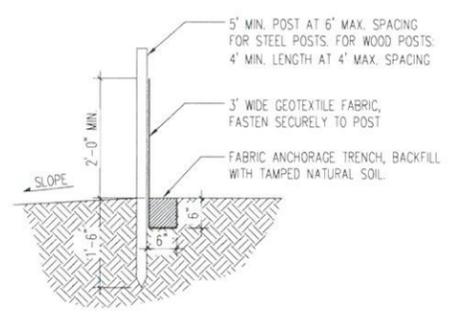
Project Name: \_\_\_\_\_  
Signature: \_\_\_\_\_

75% DESIGN DEVELOPMENT  
PROJECT: LAKE MARION RESIDENCE  
DATE: 07/23/14  
SCALE: AS INDICATED  
DRAWN BY: MS, JB  
CHECKED BY: \_\_\_\_\_  
SITE GRADING PLAN

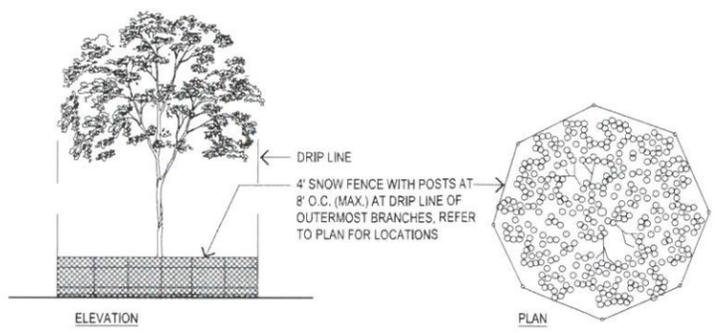
**L200-B**  
Sheet Number



1 LANDSCAPE SITE PLAN  
Scale: 1" = 50'



2 DETAIL: SILT FENCE  
Scale: 3/4" = 1'-0"



NOTE: TREE PROTECTION SHALL BE PROVIDED BY CONTRACTOR AS REQUIRED TO ENSURE SURVIVABILITY OF EXISTING TREES TO REMAIN. NO HEAVY EQUIPMENT SHALL BE STORED WITHIN THE TREE DRIP LINE AS DESIGNATED ABOVE.

2 DETAIL: TREE PROTECTION  
Scale: 1/8" = 1'-0"

KEY

- TREES TO BE PROTECTED DURING DECONSTRUCTION.
- TREES TO BE REMOVED: DUE TO DECONSTRUCTION OF EXISTING HOUSE.
- TREES TO BE REMOVED: DEAD OR DYING TREES, SPECIES ASH OR COTTONWOOD, INVASIVES, AND SIZE 6" OR UNDER.
- TREES TO BE REMOVED: CATEGORIZED BY ARBORIST FOR SIGNIFICANT DECAY, DISEASE, OR DIEBACK.

NOTE:

Remove all trees of the species Boxelder, Buckthorn, Willow, Cottonwood, Green Ash, Siberian Elm and Prickly Ash. Remove any tree having a diameter of six inches or less.

**KELLY RESIDENCE**  
3100 MAPLEWOOD ROAD

LANDSCAPE ARCHITECT  
coen partners minneapolis  
400 1st avenue north suite 210  
minneapolis mn 55401  
t 612.341.8070 f 612.339.5907

ARCHITECT  
ARCHITECT  
ADDRESS  
PHONE

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I hereby certify that this plan, specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Landscape Architect under the laws of the State of Wisconsin.

print name:  
signature:  
license no: date: 6/26/2014

rev no.	date	description
3	11/28/2014	DEMOLITION PERMIT
2	10/28/2014	DEMOLITION PERMIT
1	09/30/2014	DEMOLITION PERMIT

PERMITTING

project: KELLY RESIDENCE  
date: 12/03/2014  
scale: 1" = 50'-0"  
drawn by: AMC

sheet 386  
EROSION CONTROL AND TREE PROTECTION/REMOVAL PLAN

**L003**  
sheet number

GENERAL NOTES

Address: 3100 Maplewood Road, Woodland, MN 55391

This property is contained in Zone X (Shaded and Non Shaded) (Areas outside the 1-percent annual chance floodplain, areas of 1% annual chance sheet flow flooding where average depths are less than 1 foot, areas of 1% annual chance stream flooding where the contributing drainage area is less than 1 square mile, or areas protected from the 1% annual chance flood by levees. No Base Flood Elevations or depths are shown within this zone. Insurance purchase is not required in these zones.) per Flood Insurance Rate Map, Community Panel No. 27053C0309E, effective date of September 2, 2013.

The Gross land area is 953,033 +/- square feet or 21.879 +/- acres.

Elevations are based on MnDOT Geodetic Monument - Rogers MN053 - Located at the southeast quadrant of State Highway 12 and Bushaway Road in Wayzata.

Elevation = 993.879 feet (NAVD88)

Contours derived from MnDNR Data Deli GIS data base.

The current Zoning for the subject property is R-1 (Single Family Residential) per the City of Woodland.

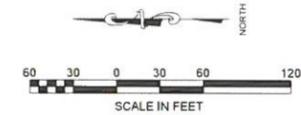
SETBACKS - Front: 50 feet  
Side: 30 feet  
Rear: 50 feet (Open Water - Lake)  
Rear: 25 feet (Inland)

Please note that the general restrictions for the subject property may have been amended through a city process. We could be unaware of such amendments if they are not in a recorded document provided to us. We recommend that a zoning letter be obtained from the Zoning Administrator for the conclusive restrictions for this site.

We have shown the location of utilities on the surveyed property by observed evidence only.

This survey does not purport to show all underground utilities. The source of information from plans and markings will be combined with observed evidence of utilities to develop a view of those underground utilities. However, lacking excavation, the exact location of underground features cannot be accurately, completely and reliably depicted. Where additional or more detailed information is required, the client is advised that excavation may be necessary. Contact GOPHER STATE ONE CALL at 851-454-0002 for precise onsite location of utilities prior to any excavation.

Bearings are based on the Hennepin County  
Coordinate System (NAD 83 - 1986 adj.)



All Wetlands and Water areas are to be encompassed with a  
drainage and utility easement - Exact areas to be determined

**SITE ADDRESS:**  
3100 Maplewood Road  
Woodland, MN 55391

**APPLICANT**  
Kyle Hunt & Partners, Inc.  
18324 Minnetonka Blvd.  
Deephaven, MN 55391  
Contact: Kyle Hunt  
tel: 952-476-5999  
email: kyle.hunt@kylehuntpartners.com

**ENGINEERING/LAND SURVEYING**  
Sathre-Bergquist, Inc.  
150 Broadway Ave. S.  
Wayzata, MN 55391  
tel: 952-476-6000

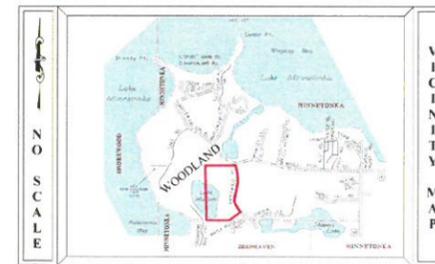
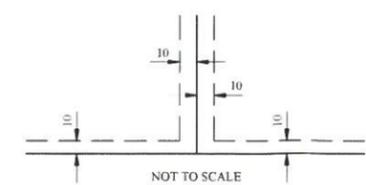
Land Surveyor: David Pemberton  
Email: Pemberton@sathre.com

Engineer: Nathan Herman  
Email: NHerman@sathre.com

SURVEY LEGEND

- CAST IRON MONUMENT
- CATCH BASIN
- △ FLARED END SECTION
- ⊥ GATE VALVE
- ⊥ GUY WIRE
- ⊥ HYDRANT
- IRON PIPE SET
- IRON PIPE FOUND
- LIGHT POLE
- ⊥ POWER POLE
- ⊥ SANITARY MANHOLE
- ⊥ SIGN
- ⊥ GROUND ELEVATION
- ⊥ STORM DRAIN
- ⊥ STORM MANHOLE
- YARD LIGHT
- ⊥ A/C UNIT
- ⊥ CABLE TV PEDESTAL
- ⊥ ELECTRIC TRANSFORMER
- ⊥ ELECTRIC MANHOLE
- ⊥ ELECTRIC METER
- ⊥ GAS METER
- ⊥ GAS VALVE
- ⊥ HAND HOLE
- ⊥ SOIL BORING
- ⊥ TREE CONIFEROUS
- ⊥ TREE DECIDUOUS
- ⊥ TELEPHONE MANHOLE
- ⊥ TELEPHONE PEDESTAL
- ⊥ UTILITY MANHOLE
- ⊥ UTILITY PEDESTAL
- ⊥ CABLE TV
- ⊥ CONCRETE CURB
- ⊥ CONCRETE
- ⊥ DRAIN TILE
- ⊥ ELECTRIC UNDERGROUND
- ⊥ FENCE
- ⊥ FIBER OPTIC UNDERGROUND
- ⊥ GAS UNDERGROUND
- ⊥ OVER-HEAD UTILITY
- ⊥ RAILROAD TRACKS
- ⊥ SANITARY SEWER
- ⊥ STORM SEWER
- ⊥ TELEPHONE UNDERGROUND
- ⊥ TRAFFIC SIGNAL
- ⊥ UTILITY UNDERGROUND
- ⊥ WATERMAIN

DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS:



**EXISTING AREA**

Total Gross:	953,034 sq. ft. ~ 21.878 acres
Total Low Lands:	608,652 sq. ft. ~ 13.972 acres
Total Upland:	344,382 sq. ft. ~ 7.905 acres

**PROPOSED AREAS**

Lot 1: Gross:	386,760 sq. ft. ~ 8.878 acres
Low Lands:	201,637 sq. ft. ~ 4.628 acres
Upland:	185,123 sq. ft. ~ 4.250 acres
Lot 2: Gross:	566,274 sq. ft. ~ 13.000 acres
Low Lands:	407,015 sq. ft. ~ 9.344 acres
Upland:	159,259 sq. ft. ~ 3.656 acres

**HARDCOVER**

Lot 1: House/Garage:	4,803 sq. ft.
Driveway:	10,466 sq. ft.
Hardcover %:	15,269 sq. ft. / 185,123 sq. ft. = 8.25%
Lot 2: Allowable Hardcover (25%):	159,259 sq. ft. / 0.25 = 39,815 sq. ft.

FIELD CREW	NO.	BY	DATE	REVISIONS
DH/CL/DP	1	DBP	11/26/13	SLOPE GRADES FOR BLUFF DETERMINATION
DRAWN BY	2	DBP	1/08/14	UPDATE
DBP	3	DBP	2/05/14	REVISE LOT LAYOUT - DATA
CHECKED BY				
DBP				
DATE				
xx/xx/xx				

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I hereby certify that this survey, plan or report was prepared by me or under my direct supervision and that I am a duly Licensed Land Surveyor under the laws of the State of Minnesota.

Dated this 22nd day of January 2014.

David B. Pemberton, Professional Land Surveyor  
Minnesota License No. 40344

**SATHRE-BERGQUIST, INC.**  
150 SOUTH BROADWAY WAYZATA, MN 55391 (952) 476-6000

TWP. 117 - RGE. 22 - SEC. 18  
HENNEPIN COUNTY  
BOOK XXX/PAGE XXX  
Woodland,  
Minnesota

**PRELIMINARY PLAT**  
OF  
**LAKE MARION WOODS**

FILE NO.  
4930-014  
PP  
PP