

# PRELIMINARY PLAT OF FLETCHER PAISLEY ADDITION

- LEGEND**
- MONUMENT FOUND
  - IRON PIPE MONUMENT SET
  - WOOD HUB SET
  - DENOTES DRAINAGE ARROW
  - X 1027.7 EXISTING SPOT ELEVATION
  - (1027.76) PROPOSED ELEVATION
  - 1027.78 AS-BUILT ELEVATION
  - ~ PROPOSED CONTOURS
  - - - EXISTING CONTOURS
  - ⊕ FIRE HYDRANT
  - ☐ CATCH BASIN
  - Ⓢ SEWER MANHOLES
  - ☐ MB MAILBOX
  - ☼ DECIDUOUS TREE
  - ☼ CONIFEROUS TREE
  - ☼ TREE TO BE REMOVED



**LEGAL DESCRIPTION:**

The West 165 feet of the South 100 feet of the North 200 feet of the Southwest Quarter of the Southeast Quarter of the Northeast Quarter of the Northeast Quarter, Section 30, Township 27, Range 24, Hennepin County, Minnesota.

**LOT AREA SQUARE FOOTAGE:**

16501 SQUARE FEET

**APPROXIMATE SQUARE FOOTAGE\*:**

PROPOSED BUILDING AREA = 2628  
 PROPOSED DRIVEWAY/WALK AREA = 1156  
 PROPOSED IMPERVIOUS AREA = 3784 (22.9%)

**PROPOSED ELEVATIONS:**

TOP OF FOUNDATION = 826.2  
 GARAGE FLOOR = 825.8  
 BASEMENT FLOOR (FB) = 817.5

**NOTE:**

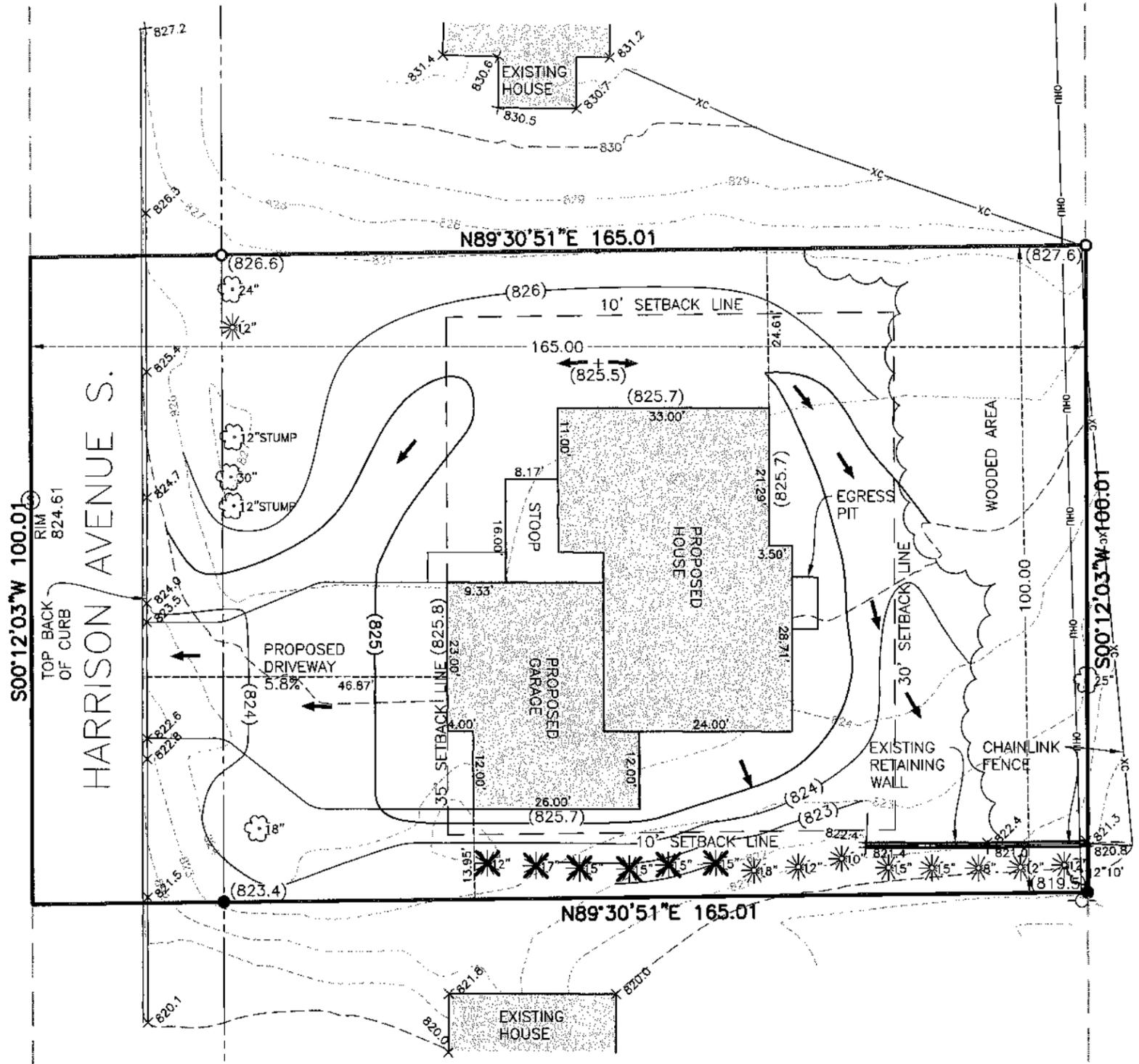
SEE BUILDING PLANS FOR ARCHITECTURAL DIMENSIONS. CONTRACTOR SHALL VERIFY DIMENSION & EXTENT OF BUILDING PAD SOILS CORRECTION.

**SET BACK REQUIREMENTS:**

35' FRONT HOUSE TO R.O.W.  
 10' SIDE HOUSE TO PROPERTY LINE  
 10' SIDE GARAGE TO PROPERTY LINE  
 30' REAR HOUSE TO PROPERTY LINE

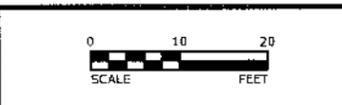
**SURVEYOR:**

Stonebrooke Engineering, Inc.  
 12279 Nicollet Ave. S.  
 Burnsville, MN 55337  
 Phone: 952-402-9202  
 Fax: 952-403-6803  
 www.stonebrookeengineering.com



Aug 25, 2015 - 2:55pm - S:\PROJECTS\SURVEY\0316\_Custom-Homes\_LLC\11147\_Harrison\_Ave. Blomington PlotCadd\_FL1147\_HARRISON\_PP1.dwg

| REV. NO. | DATE | BY | CHK | DESCRIPTION |
|----------|------|----|-----|-------------|
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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.

Aaron J. Magers  
 LIC. NO. 45807 DATE 08-21-2015

DESIGNED  
AJM  
 DRAWN  
JPG  
 CHECKED  
AJM



|   |        |
|---|--------|
| PRELIMINARY PLAT  | SHEET  |
| W. 165' - S. 100' - N. 200' - SW 1/4 - SE 1/4 - NE 1/4 - NE 1/4 | 1 OF 1 |
| SECTION 30, TWP. 27, RANGE 24                                   | 1      |