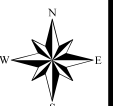
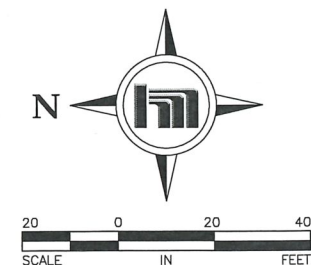
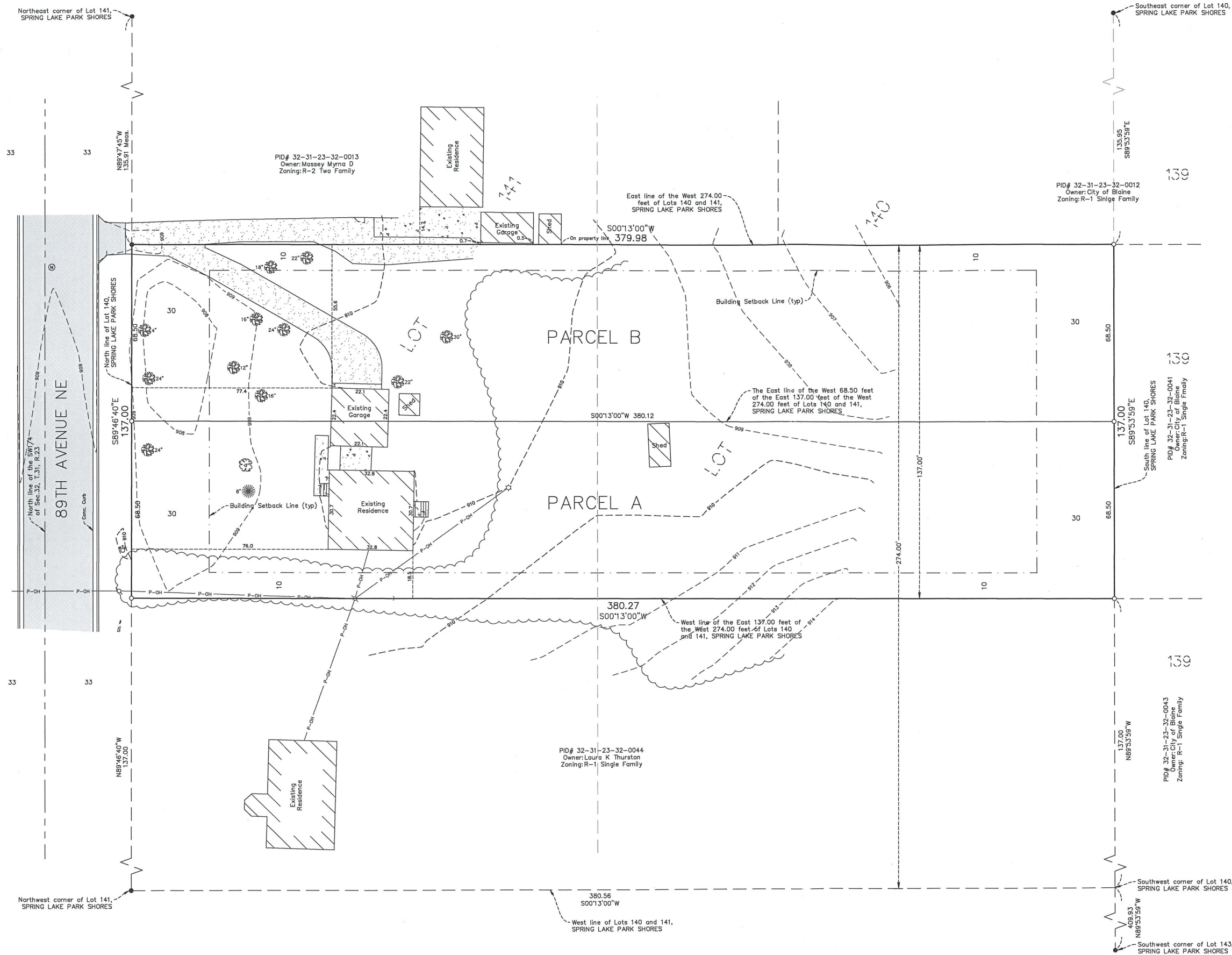


Case File No. 19-0024
Jason Bebeau (EverPine Custom Homes)

Blaine Planning Department / 10801 Town Square Dr NE / Blaine, MN 55449 / (763) 785-6180



May 09, 2019 - 1:41pm
C:\Users\michaels\AppData\Local\Temp\AcPublish_9456\4386.01.dwg



- LEGEND**
- = Iron monument found
 - = Iron monument set and marked with license No. 49138
 - ▨ = Denotes bituminous surface
 - ▩ = Denotes concrete surface
 - ▩ = Denotes gravel surface

EXISTING PROPERTY DESCRIPTION: 52,077 sq. ft. or 1.196 acres
(PID NO. 32-31-23-32-0042)-PER DOC. NO. 2220746.004

The East 137 feet of the West 274 feet of Lots 140 and 141, SPRING LAKE PARK SHORES, Anoka County, Minnesota.

PROPOSED PARCEL A DESCRIPTION: 26,043 sq. ft. or 0.598 acres
The West 68.50 feet of the East 137 feet of the West 274 feet of Lots 140 and 141, SPRING LAKE PARK SHORES, Anoka County, Minnesota.

PROPOSED PARCEL B DESCRIPTION: 26,033 sq. ft. or 0.598 acres
That part of the East 137 feet of the West 274 feet of Lots 140 and 141, SPRING LAKE PARK SHORES, Anoka County, Minnesota, lying east of the West 68.50 feet.

- NOTES:**
- In providing this survey no attempt has been made to obtain or show data concerning existence, size, depth, condition, capacity or location of any utility existing on the site, whether private, municipal or public owned.
 - The professional surveyor has made no investigation or independent search for easements of record, encumbrance, restrictive covenants, ownership title evidence, or any other facts that an accurate and current title search may disclose.
 - Square footage of property is 52,077 sq. ft. or 1.196 acres.
Parcel A = 26,043 sq. ft. or 0.598 acres
Parcel B = 26,033 sq. ft. or 0.598 acres
 - This lot is in Section 32 Township 31 Range 23
 - Bearings based on Anoka County Coordinate System.
 - Property is Zone R1-Single Family Residential

DATE	REVISION

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 Professional Land Surveyor under the laws of the State of Minnesota.

Brian Person
BRIAN PERSON
Date 5/9/19 Lic. No. 49138

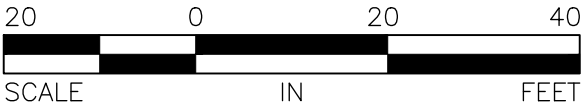
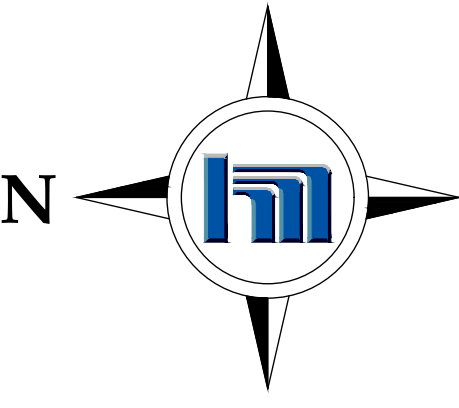
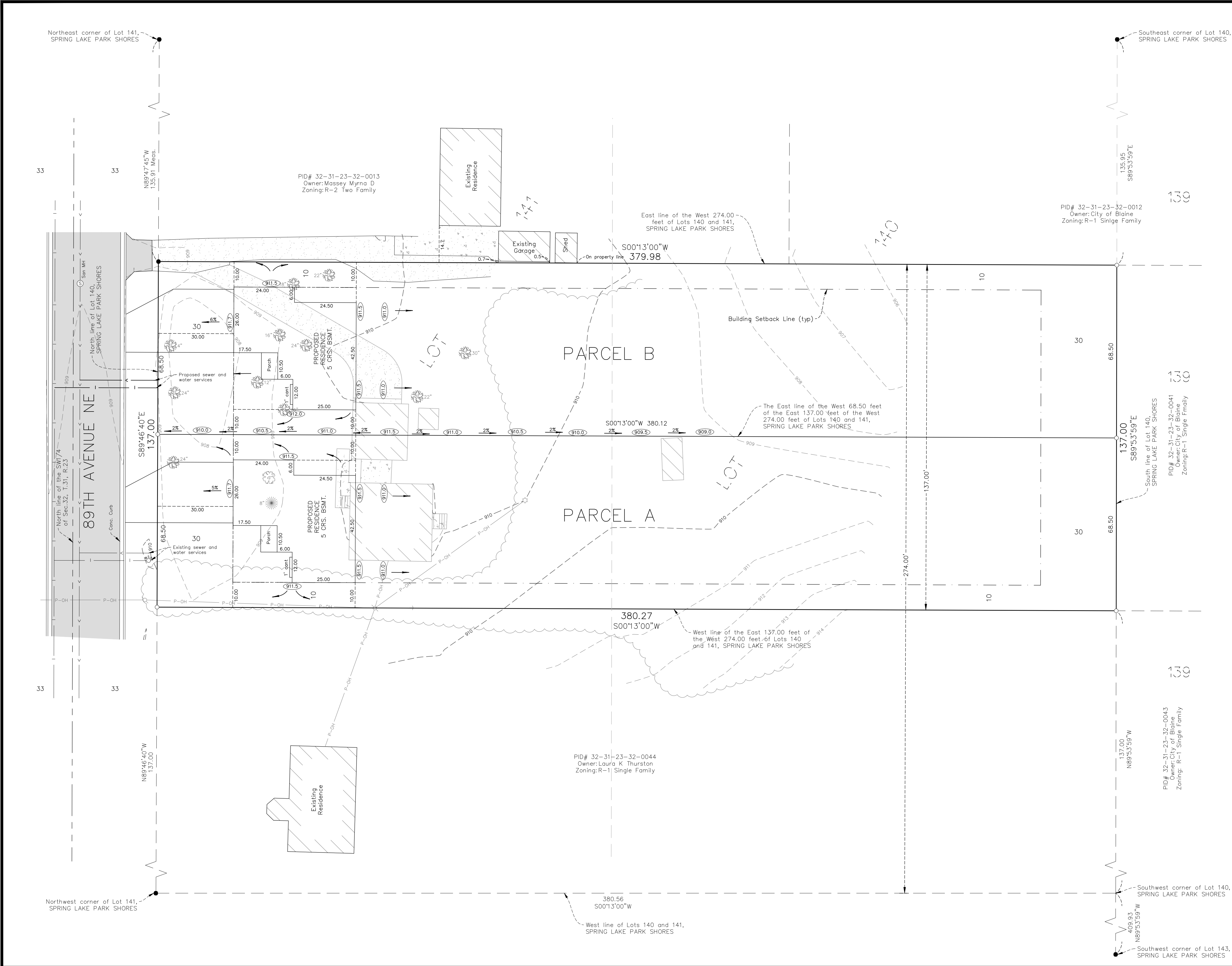
DESIGNED BY: BP
DRAWN BY: MSS
CHECKED BY: BP

Hakanson Anderson
Civil Engineers and Land Surveyors
3601 Thurston Ave., Anoka, Minnesota 55303
763-427-5860 FAX 763-427-0520
www.hakanson-anderson.com

Part of Lots 140 & 141
SPRING LAKE PARK SHORES
ANOKA COUNTY, MINNESOTA
Subject to easements of record, if any.

CERTIFICATE OF SURVEY
for
EVERGREEN CUSTOM HOMES, INC.

May 22, 2019 -- 10:06am
K:\cod_surv\Land Desktop 2008\4386.01\dwg\4386.01.dwg



- LEGEND**
- = Iron monument found
 - = Iron monument set and marked with license No. 49138.
 - [Pattern] = Denotes bituminous surface
 - [Pattern] = Denotes concrete surface
 - [Pattern] = Denotes gravel surface

PROPOSED ELEVATIONS

Lowest Floor Elevation: 909.0
Top of Block Elevation: 912.0
Garage Slab Elevation: 911.7

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(PID NO. 32-31-23-32-0042)-PER DOC. NO. 2220746.004

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- Property is Zone R1-Single Family Residential

DATE	REVISION
5/21/15	PER CITY COMMENTS

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 Professional Land Surveyor under the laws of the State of Minnesota.

BRIAN PERSON
Date 5/9/19 Lic. No. 49138

DESIGNED BY:
BP
DRAWN BY:
MSS
CHECKED BY:
BP



Hakanson Anderson
Civil Engineers and Land Surveyors
3601 Thurston Ave., Anoka, Minnesota 55303
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**Part of Lots 140 & 141
SPRING LAKE PARK SHORES**
ANOKA COUNTY, MINNESOTA
Subject to easements of record, if any.

SITE SURVEY
for
EVERPINE CUSTOM HOMES, INC.

SHEET
2
OF
2
SHEETS