

Property Description

Lot 2, Block 3, LAKEVIEW OF ORONO, according to the recorded plat thereof, Hennepin County, Minnesota.

Notes

- 1) Pavement existing
- 2) The survey is provided without the benefit of a title commitment or extended legal document research of Hennepin County. It is not a complete boundary or ALTA survey.
- 3) Bearings shown are based on an assumed datum.

Existing Building Elevations

1.0. SLAB @ GARAGE DOOR ELEV. = 979.65
1.0. LOWER FLOOR ELEV. = 971.45

Impervious Area

Lot Area = 123,945 sq. ft.
House, Garage & Sloop = 3,578 sq. ft.
Driveway and sidewalk = 1,932 sq. ft.
Deck & Screen Porch = 406 sq. ft.
Impervious Area = 5,914 sq. ft. / 4.85% of total Lot area

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

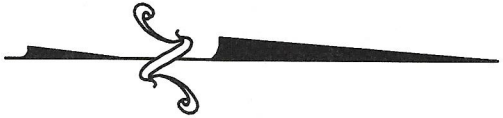
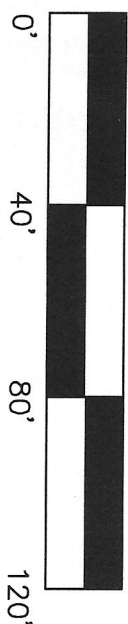
Craig W. Morse, R.L.S.
License No. 23021

11/22/2017

- Denotes iron monument found
- Denotes iron monument set
- Denotes surface drainage

LEGEND

	REMOVE CONIFEROUS TREE		STORM MANHOLE
	CONIFEROUS TREE		TELEPHONE BOX
	DECIDUOUS TREE		TRAFFIC CONTROL BOX
	WETLAND		HAND HOLE
	STEEL/WOOD POST		TRAFFIC LIGHT
	SIGN-TRAFFIC/OTHER		GATE VALVE
	MAIL BOX		HYDRANT
	HANDICAPPED STALL		WATER METER
	PERC TEST		CURB STOP BOX
	MONITORING WELL		WATER MANHOLE
	CABLE TV BOX		WELL
	GAS METER		CABLE TV
	STREET LITE		GAS LINE
	GUY WIRE		POWER OVERHEAD
	POWER POLE		POWER UNDERGROUND
	ELECTRIC BOX		SANITARY SEWER
	ELECTRIC METER		STORM SEWER
	ELECTRIC MANHOLE		TELEPHONE OVERHEAD
	ELECTRIC TOWER		TELEPHONE UNDERGROUND
	SANITARY MANHOLE		WATERMAN
	SEWER CLEANOUT		FENCE LINE
	BEEHIVE CATCH BASIN		DECIDUOUS TREE LINE
	CATCH BASIN		CONIFEROUS TREE LINE
	FLARED END SECTION		CURB & GUTTER
	CONCRETE SURFACE		BITUMINOUS SURFACE



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CITY OF ORONO

Westwood

Phone (888) 837-5150 7689 Arundell Drive
Fax (888) 837-5150 westwoodps.com
Westwood Professional Services, Inc.

Revisions

11/22/2017 city comments (SRS)	DATE	BY

Check

CHECKED	DATE	BY

Prepared for

Source Land Capital

18215 45th Avenue North, Suite D
Plymouth, Minnesota 55446

Lot 2, Block 3

Lakeview of Orono

Orono, Minnesota

Grading Asbuilt Survey

Date: 11/20/2017 Sheet: 1 OF 1

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Property Description

Lot 2, Block 3, LAKEVIEW OF ORONO, according to the recorded plat thereof, Hennepin County, Minnesota.

Notes

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- 3) Bearings shown are based on an assumed datum.

Existing Building Elevations

T.O. SLAB @ GARAGE DOOR ELEV. = 979.65
T.O. LOWER FLOOR ELEV. = 971.45

Impervious Area

Lot Area = 133,945 sq. ft.
Impervious Area = 3,578 sq. ft.
Deck & Screen Porch = 1,932 sq. ft.
Imperious Area = 5,510 sq. ft. / 4.05% of total Lot area

BUILDING DIMENSIONS DO NOT REFLECT BRICK FACINGS

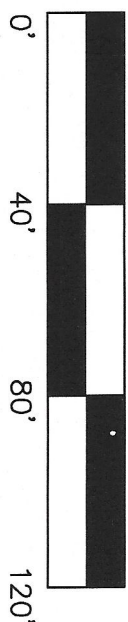
BUILDING PLAN, REFLECTS FOUNDATION PLAN PER CAD FILE PROVIDED BY CLIENT

I hereby certify that this survey 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.

Chris W. Lutz, R.L.S. 11/17/2017
License No. 23021

LEGEND

REMOVE CONIFEROUS TREE	STORM MANHOLE
CONIFEROUS TREE	TELEPHONE BOX
DECIDUOUS TREE	TELEPHONE MANHOLE
WETLAND	TRAFFIC CONTROL BOX
STEEL/WOOD POST	HAND HOLE
SIGN-TRAFFIC/OTHER	TRAFFIC LIGHT
SIGN-TRAFFIC/OTHER	GATE VALVE
MAIL BOX	HYDRANT
HANDICAPPED STALL	WATER METER
PERC TEST	CURB STOP BOX
MONITORING WELL	WATER MANHOLE
CABLE TV BOX	WELL
GAS METER	CABLE TV
STREET LITE	GAS LINE
QUI WIRE	POWER OVERHEAD
POWER POLE	POWER UNDERGROUND
ELECTRIC BOX	SANITARY SINKER
ELECTRIC METER	STORM SEWER
ELECTRIC MANHOLE	TELEPHONE OVERHEAD
ELECTRIC TOWER	TELEPHONE UNDERGROUND
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BEEHIVE CATCH BASIN	DECIDUOUS TREE LINE
CATCH BASIN	CONIFEROUS TREE LINE
FLARED END SECTION	CURB & GUTTER
CONCRETE SURFACE	BITUMINOUS SURFACE



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CITY OF ORONO

Date: 11/20/2017 Sheet: 1 OF 1

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Lot 2, Block 3

Lakeview of Orono

Orono, Minnesota

Grading Asbuilt Survey

4325 Lakewood Parkway
2016-00821

Prepared for:

Source Land Capital
18215 45th Avenue North, Suite 10
Plymouth, Minnesota 55446

Westwood

Phone (852) 837-5450 7000 Anderson Drive
Fax (852) 837-5822 Eden Prairie, MN 55344
Toll Free (888) 937-5150 westwoodpro.com
Westwood Professional Services, Inc.

Revisions:

Rev	Description	By	Date
1	Initial Survey	JMR	11/17/2017
2	Grading Asbuilt	JMR	11/20/2017
3	Final Asbuilt	JMR	11/20/2017

Check:

Checked:	JMR
Drawn:	GIS
Based Drawing by/drawn:	