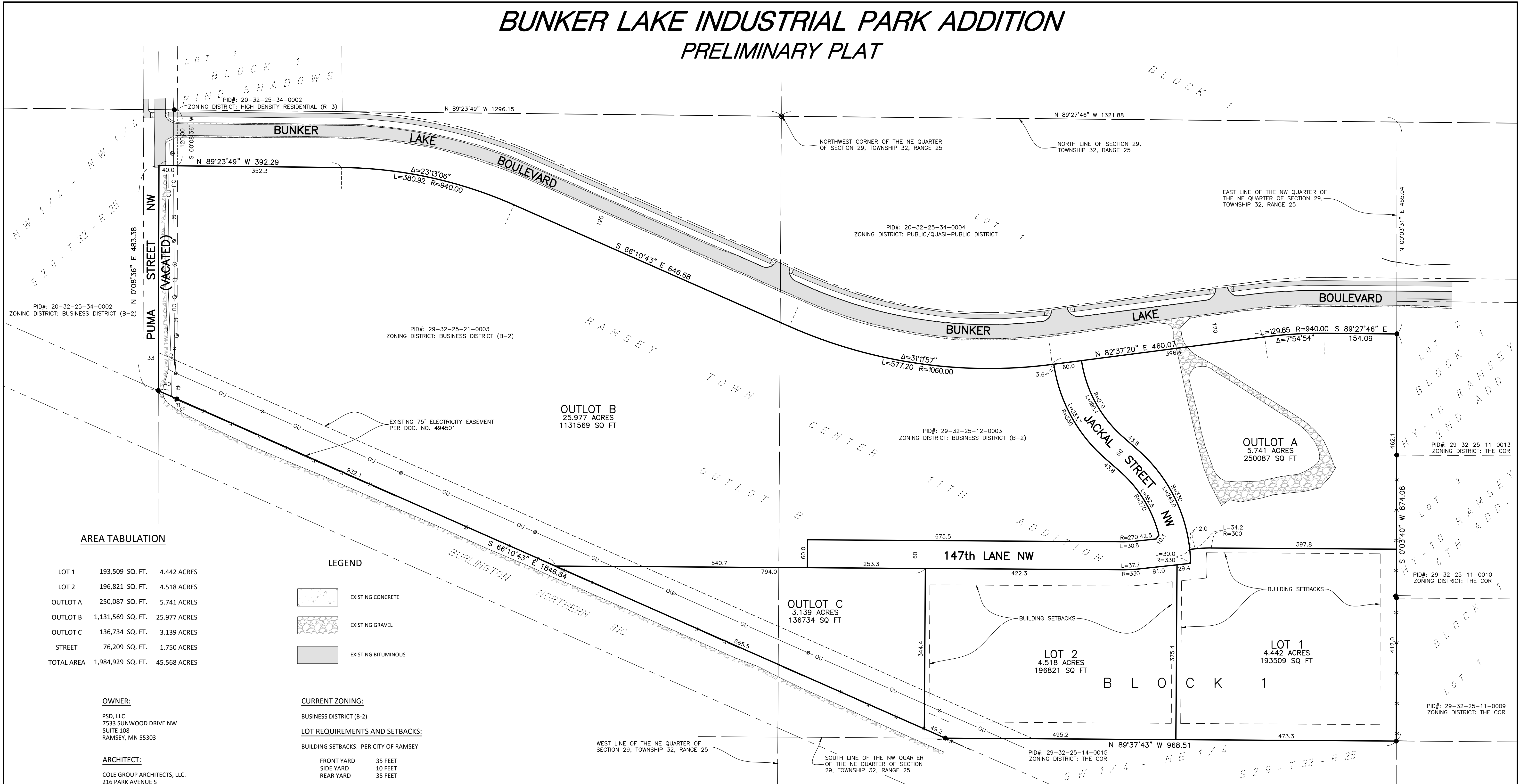


BUNKER LAKE INDUSTRIAL PARK ADDITION PRELIMINARY PLAT



AREA TABULATION

LOT 1	193,509 SQ. FT.	4.442 ACRES
LOT 2	196,821 SQ. FT.	4.518 ACRES
OUTLOT A	250,087 SQ. FT.	5.741 ACRES
OUTLOT B	1,131,569 SQ. FT.	25.977 ACRES
OUTLOT C	136,734 SQ. FT.	3.139 ACRES
STREET	76,209 SQ. FT.	1.750 ACRES
TOTAL AREA	1,984,929 SQ. FT.	45.568 ACRES

LEGEND

	EXISTING CONCRETE
	EXISTING GRAVEL
	EXISTING BITUMINOUS

CURRENT ZONING:

BUSINESS DISTRICT (B-2)

LOT REQUIREMENTS AND SETBACKS:

BUILDING SETBACKS: PER CITY OF RAMSEY

FRONT YARD	35 FEET
SIDE YARD	10 FEET
REAR YARD	35 FEET

LEGAL DESCRIPTION:

Outlot B, ALPHA DEVELOPMENT, according to the recorded plat thereof, Anoka County, Minnesota.

AND

That part of Puma Street NW, as dedicated and delineated on ALPHA DEVELOPMENT, according to the recorded plat thereof, Anoka County, Minnesota lying south of the westerly extension of the southerly right of way of Bunker Lake Boulevard as dedicated and delineated on said plat of ALPHA DEVELOPMENT.

SURVEYOR'S CERTIFICATION

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.

Russell O. Halverson
License Number 41813

07/06/2017
Date



Adjacent landowners address and parcel identification number are shown hereon based on Anoka County GIS parcel records.

PRELIMINARY PLAT BUNKER LAKE INDUSTRIAL PARK, RAMSEY, MINNESOTA	OUTLOT B, ALPHA DEVELOPMENT ANOKA COUNTY, MINNESOTA
BOLTON & MENK	7533 SUNWOOD DR NW, SUITE 206 RAMSEY, MINNESOTA 55303 (763) 433-2851
JOB NUMBER: R16.113129 FIELD BOOK: DRAWN BY: ALH	FOR: PSD, LLC