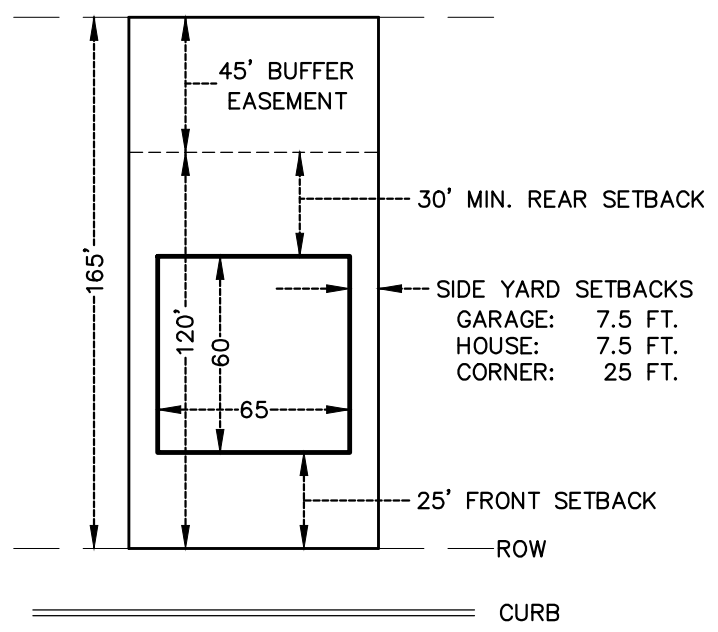
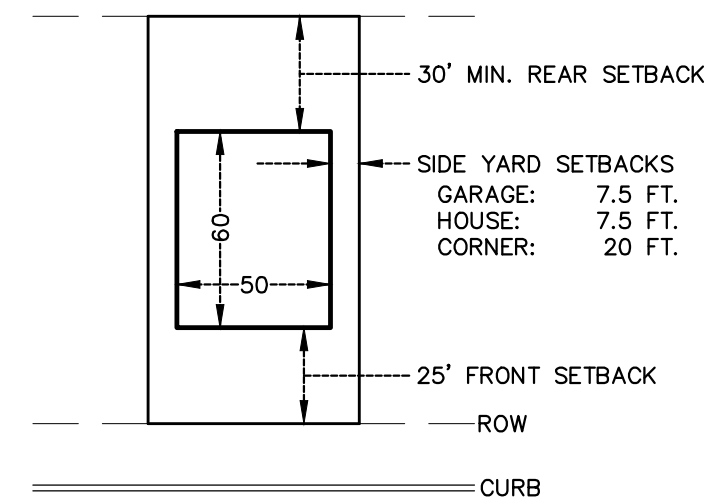




**80' LOT DETAIL**



**65' LOT DETAIL**



**LEGAL DESCRIPTION**

Outlet A and part of Outlet C, ALPHA DEVELOPMENT, Anoka County, Minnesota  
 (Outlet C legal description subject to change at a future date.)

**NOTES**

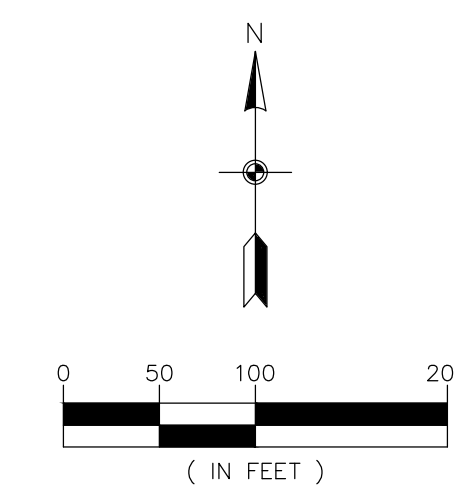
- 1) No field work has been completed at this time.
- 2) Subject property address - Southeast quadrant of Puma Street & Alpine Drive NW, Ramsey, MN 55303.
- 3) Topography shown is LIDAR which was provided by the Minnesota Department of Natural Resources.
- 4) Boundary shown taken from ALTA/NSPS LAND TITLE SURVEY prepared by Anderson Engineering, dated September 28, 2016.
- 5) Wetlands located by Kjalhaug Environmental Services, Inc., September 05, 2017.
- 6) No Title Work has been furnished for this survey, property is subject to all easements of record, if any.

**SITE DATA**

TOTAL BOUNDARY AREA \_\_\_\_\_ ±33.5 AC.  
 TOTAL NUMBER OF LOTS \_\_\_\_\_ 97  
 65 FT. LOTS \_\_\_\_\_ 85  
 80 FT. LOTS \_\_\_\_\_ 12  
 NET DENSITY \_\_\_\_\_ 3.69 LOTS/AC  
 (EXCLUDES ROW AND WETLAND)

**BUILDING SETBACK DATA**

FRONT: \_\_\_\_\_ 25 FT.  
 SIDE: \_\_\_\_\_ 7.5 FT.  
 REAR: \_\_\_\_\_ 30 FT.  
 CORNER: \_\_\_\_\_ 20 FT.



**REVISIONS**

1.	08/28/17.	Rev. layout.
2.	09/18/17.	Rev. layout.
3.		
4.		
5.		
6.		
DRAWN BY:		C#
ISSUE DATE:	05/04/17	
FILE NO:		XXX