



CALL BEFORE YOU DIG!

Gopher State One Call

TWIN CITY AREA: 651-454-0002
TOLL FREE: 1-800-252-1166

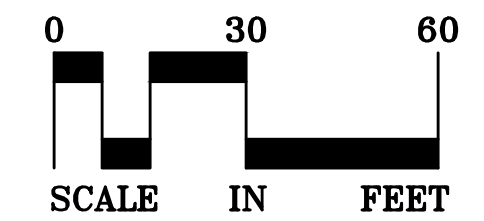
WARNING:

THE CONTRACTOR SHALL BE RESPONSIBLE FOR CALLING FOR LOCATIONS OF ALL EXISTING UTILITIES. THEY SHALL COOPERATE WITH ALL UTILITY COMPANIES IN MAINTAINING THEIR SERVICE AND / OR RELOCATION OF LINES.

THE CONTRACTOR SHALL CONTACT GOPHER STATE ONE CALL AT 651-454-0002 AT LEAST 48 HOURS IN ADVANCE FOR THE LOCATIONS OF ALL UNDERGROUND WIRES, CABLES, CONDUITS, PIPES, MANHOLES, VALVES OR OTHER BURIED STRUCTURES BEFORE DIGGING. THE CONTRACTOR SHALL REPAIR OR REPLACE THE ABOVE WHEN DAMAGED DURING CONSTRUCTION AT NO COST TO THE OWNER.

SITE DATA

CURRENT ZONING: E-1 EMPLOYMENT DISTRICT
PARKING SETBACK: 20'
BUILDING SETBACK: 35' FRONT YARD
PROPERTY AREA: 100,391 SF 2.305 ACRES
EXISTING IMPERVIOUS AREA: 0 SF 0.00 ACRES - 0.0%
PROPOSED IMPERVIOUS AREA: 66,960 SF 1.537 ACRES - 66.7%



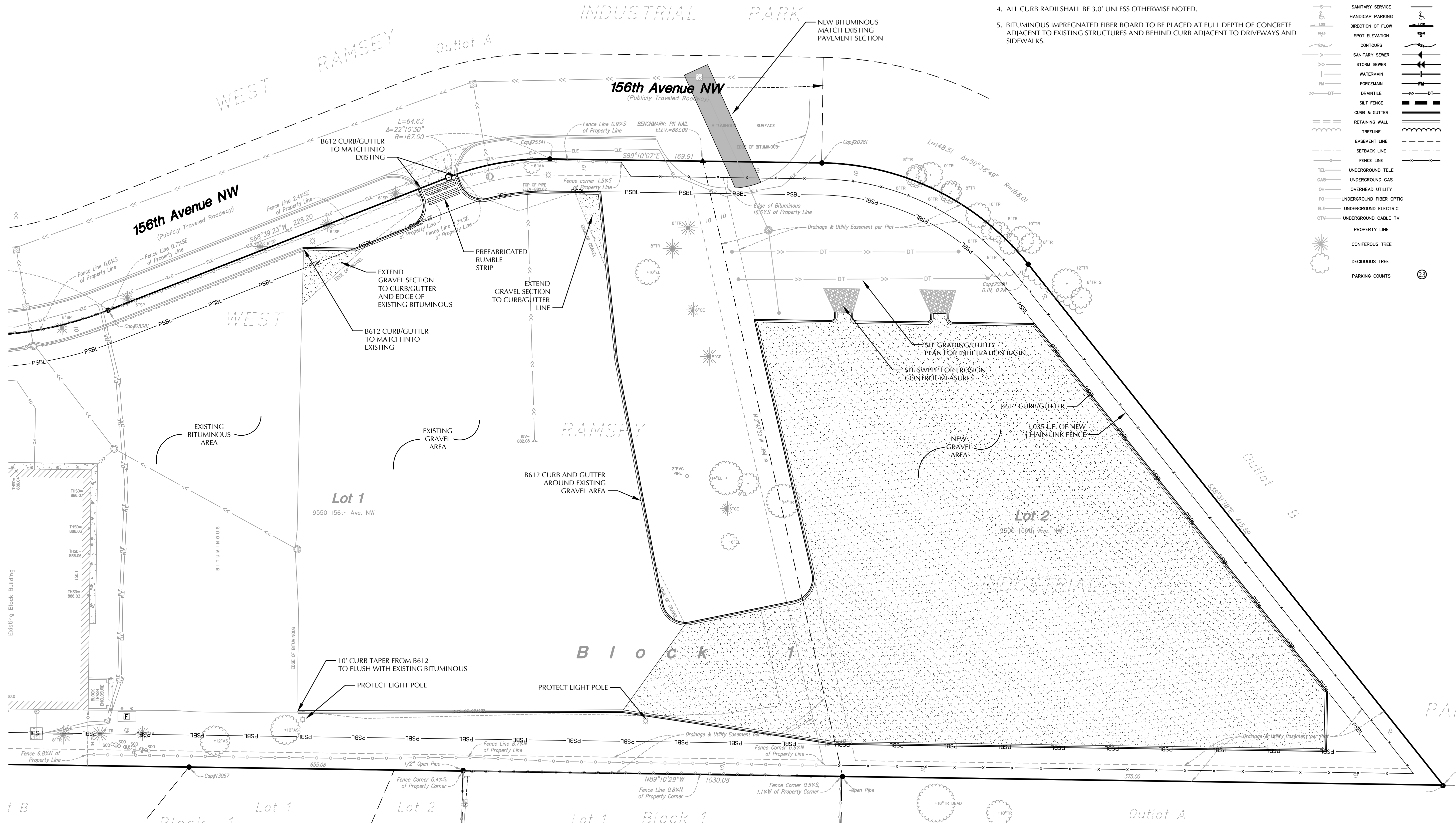
SITE PLAN LEGEND

- GRAVEL STORAGE AREA
- BITUMINOUS PAVEMENT REPLACEMENT

SITE NOTES

- ALL PAVING, CONCRETE CURB, GUTTER AND SIDEWALK SHALL BE FURNISHED AND INSTALLED IN ACCORDANCE WITH THE DETAILS SHOWN PER THE DETAIL SHEET(S) AND STATE/LOCAL JURISDICTION REQUIREMENTS.
- ALL CURB DIMENSIONS SHOWN ARE TO THE FACE OF CURB UNLESS OTHERWISE NOTED.
- ALL BUILDING DIMENSIONS ARE TO THE OUTSIDE FACE OF WALL UNLESS OTHERWISE NOTED.
- ALL CURB RADII SHALL BE 3.0' UNLESS OTHERWISE NOTED.
- BITUMINOUS IMPREGNATED FIBER BOARD TO BE PLACED AT FULL DEPTH OF CONCRETE ADJACENT TO EXISTING STRUCTURES AND BEHIND CURB ADJACENT TO DRIVEWAYS AND SIDEWALKS.

| EXISTING | CIVIL LEGEND | PROPOSED |
|----------|-------------------------|----------|
| ○ | SANITARY MANHOLE | ● |
| ○ | STORM MANHOLE | ● |
| ○ | CATCH BASIN | ● |
| ○ | CULVERT | ○ |
| ○ | HYDRANT | ○ |
| ○ | GATE VALVE | ○ |
| ○ | POST INDICATOR VALVE | ○ |
| ○ | LIGHT POLE | ○ |
| ○ | POWER POLE | ○ |
| ○ | SIGN | ○ |
| ○ | BENCHMARK | ○ |
| ○ | SOIL BORINGS | ○ |
| ○ | WATER MANHOLE | ○ |
| ○ | TELEPHONE MANHOLE | ○ |
| ○ | UTILITY MANHOLE | ○ |
| ○ | ELECTRIC MANHOLE | ○ |
| ○ | WATER SERVICE | ○ |
| ○ | SANITARY SERVICE | ○ |
| ○ | HANDICAP PARKING | ○ |
| ○ | DIRECTION OF FLOW | ○ |
| ○ | SPOT ELEVATION | ○ |
| ○ | CONTOURS | ○ |
| ○ | SANITARY SEWER | ○ |
| ○ | STORM SEWER | ○ |
| ○ | WATERMAN | ○ |
| ○ | FORCE MAIN | ○ |
| ○ | DRAIN TILE | ○ |
| ○ | SILT FENCE | ○ |
| ○ | CURB & GUTTER | ○ |
| ○ | RETAINING WALL | ○ |
| ○ | TREELINE | ○ |
| ○ | EASEMENT LINE | ○ |
| ○ | SETBACK LINE | ○ |
| ○ | FENCE LINE | ○ |
| ○ | UNDERGROUND TELE | ○ |
| ○ | UNDERGROUND GAS | ○ |
| ○ | OVERHEAD UTILITY | ○ |
| ○ | UNDERGROUND FIBER OPTIC | ○ |
| ○ | UNDERGROUND ELECTRIC | ○ |
| ○ | UNDERGROUND CABLE TV | ○ |
| ○ | PROPERTY LINE | ○ |
| ○ | CONIFEROUS TREE | ○ |
| ○ | DECIDUOUS TREE | ○ |
| ○ | PARKING COUNTS | ○ |



RAIN FOR RENT STORAGE ADDITION
Ramsey, MN

RAMSEY LAND COMPANY, LLC
Bakersfield, CA 93309

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CADD QUALIFICATION
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SUBMITTAL/REVISIONS
09/06/2018 CITY SUBMITTAL

PROFESSIONAL SIGNATURE
I hereby certify that this plan, specification or report was prepared by me or under my direct supervision and that I am a duly Licensed Professional Engineer under the laws of the State of Minnesota.

License No. PJ Diach - PE 49933
Date

QUALITY CONTROL
Loucks Project No. 18309
Project Lead PJD
Drawn By DDL
Checked By PJD
Review Date 09/06/18

SHEET INDEX

| | |
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SITE PLAN C2-1

Plotted: 09/06/2018 1:34 PM W:\2018\18309\CADD\DATA\CIVIL_dwg\Sheet Files\C2-1 SITE PLAN