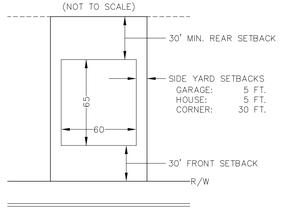
SITE PLAN LEGEND

	EXISTING	PROPOSED
LIGHT POLE	☼	☼
SANITARY MANHOLE	SMH ○	●
MISCELLANEOUS SIGN	—	
EXISTING SPOT ELEVATION	+0000.0	
EXISTING TREE		
TELEVISION BOX	TV	
FIRE HYDRANT	HYD	
FLUSHING HYDRANT		
GATE VALVE	GV	
CLEANOUT	CO	
ELECTRIC BOX	EB	
GAS METER	GM	
CATCH BASIN	or	or
RAIN GUARDIAN		RG
ELECTRIC METER	EM	
TELEPHONE BOX	TB	
UTILITY POLE	PP	
FLARED END SECTION	FES	
STORM MANHOLE	STMH	●
SERVICE	SSV	
SOIL BORING/TEST HOLE	TH	
RETAINING WALL		
WATERMAIN		
SANITARY SEWER		
FORCEMAIN	FM	FM
STORM SEWER		
PROPERTY LINE		
SETBACK LINE		
CURB		
WETLAND		
DITCH		
UNDERGROUND TELEPHONE	ut	ut
UNDERGROUND ELECTRIC	ue	ue
UNDERGROUND GAS	ug	ug
UNDERGROUND FIBEROPTIC	ufo	
FENCE	x	x
OVERHEAD ELECTRIC	ohe	
CONCRETE SURFACE		
BITUMINOUS SURFACE		

SHEET 18
SHEET 19
SHEET 17
SHEET 16
SHEET 17
SHEET 18

80' LOT DETAIL
(NOT TO SCALE)



TYPICAL SERVICES SHALL BE:
WATER: 1" COPPER TYPE K
SEWER: 4" PVC SDR 26

CURB STOP TO BE PLACED AT THE R/W WHERE THERE IS NO SIDEWALK, AND 10' BEYOND THE R/W WHERE THERE IS SIDEWALK.

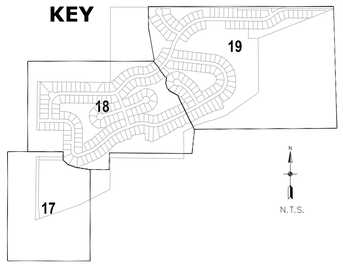
N

0 100 200 400

BENCHMARKS

1. Anoka County Benchmark No. 3077 – Elevation 901.84 ft. (NAVD88)
2. Anoka County Benchmark No. 3078 – Elevation 867.97 ft. (NAVD88)

KEY



CARLSON McCAIN ENGINEERING SURVEYING ENVIRONMENTAL

3890 PHEASANT RIDGE DR NE
SUITE 100
BLAINE, MN 55449
TEL 763.489.7900
FAX 763.489.7959
CARLSONMCCAIN.COM

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

Print Name: Brian J. Krystofiak, P.E.
Signature:
Date: 9/23/21 License #: 25063

Drawn: JJO
Designed: BJK
Date: 9/23/21

Revisions:
1.

SOTARRA, LLC
(TEG LAND HOLDINGS, LLC.)
1660 Hwy 100 South, Suite 400
St. Louis Park, Minnesota 55416

TROTT BROOK CROSSING
Ramsey, Minnesota

PRELIMINARY SITE & UTILITY INDEX

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