

# TROTT BROOK CROSSING

## TREE PRESERVATION PLAN

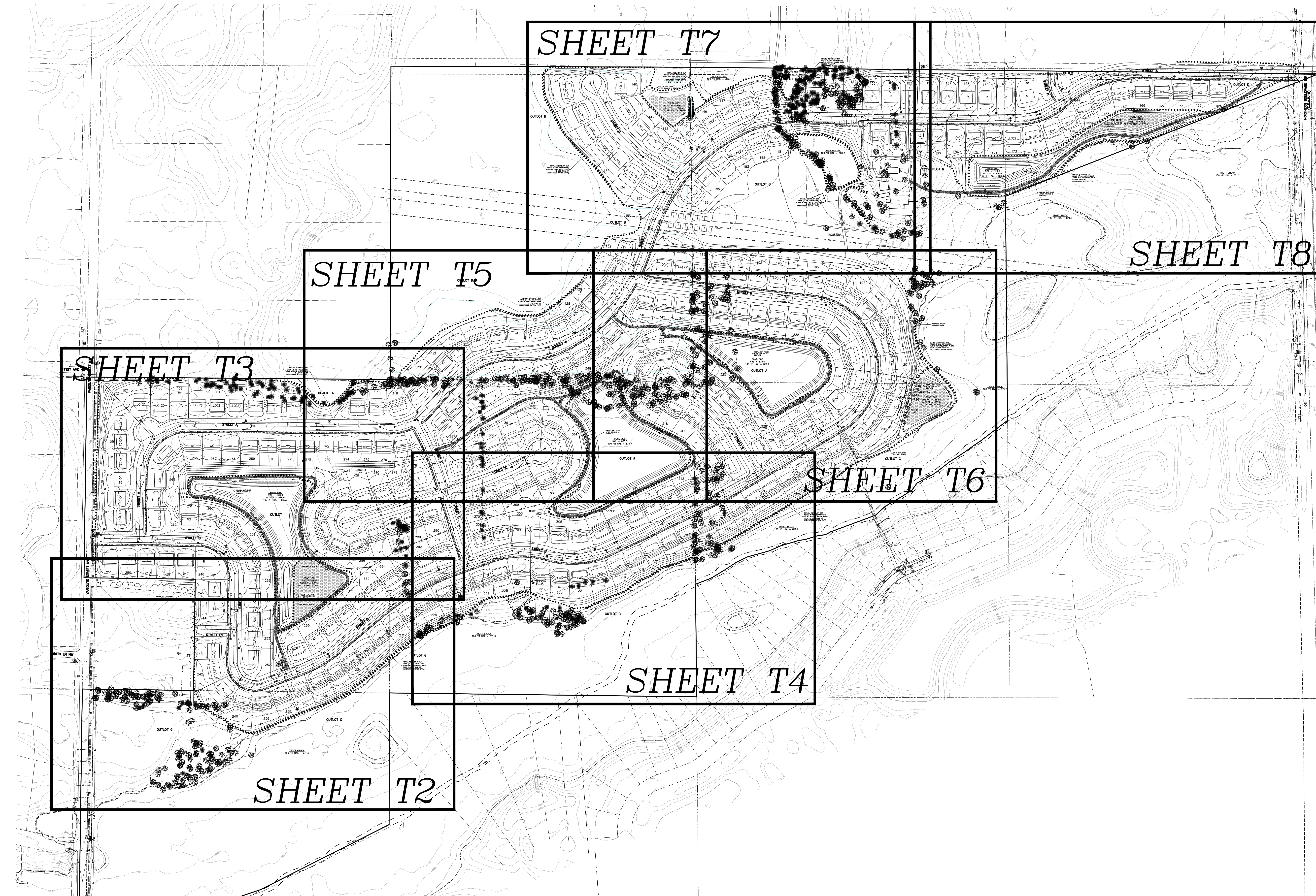
**NOTE:**

A PORTION OF THIS SITE INCLUDES COMMERCIAL TREES PLANTED AS INVENTORY FOR AN EXISTING TREE FARM BUSINESS. THESE COMMERCIAL TREES ARE REFERRED TO AS THE "PLANTED WOODLAND AREA" AS OPPOSED TO THE "NATURAL WOODLAND AREA" THAT INCLUDES ALL TREES NOT ASSOCIATED WITH THE TREE FARM BUSINESS.

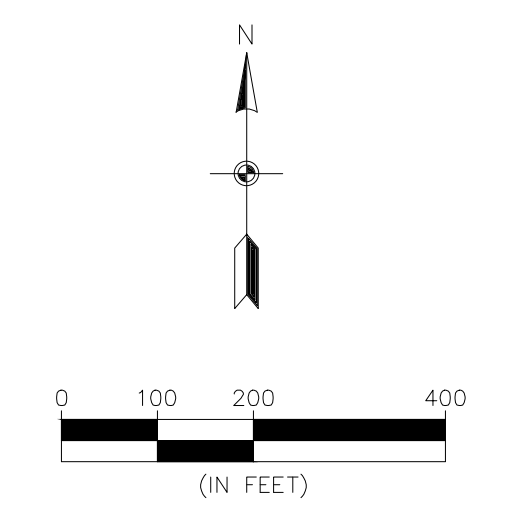
THIS TREE PRESERVATION PLAN AND INVENTORY INCLUDES ONLY THE SIGNIFICANT "NATURAL WOODLAND AREA" TREES INDIVIDUALLY SURVEYED BY KJOLHAUG ENVIRONMENTAL BETWEEN AUG 18 - SEPT 9, 2021.

THE "PLANTED WOODLAND AREA" TREES WERE DELINEATED AND SAMPLED BY KJOLHAUG ENVIRONMENTAL AS SHOWN IN THE FORESTER EXHIBIT ON SHEET T12. TREES TO BE HARVESTED FROM THE "PLANTED WOODLAND AREA", AS PART OF THE EXISTING TREE FARM BUSINESS, ARE EXEMPT FROM TREE PRESERVATION REQUIREMENTS. ANY TREES SAVED IN THE "PLANTED WOODLAND AREA" ARE IN ADDITION TO THE TREES LISTED IN THE TREE INVENTORY AND ARE NOT INCLUDED IN THE TREE PRESERVATION CALCULATIONS.

REFER TO TROTT BROOK TREE SURVEY MEMORANDUM PREPARED BY KJOLHAUG ENVIRONMENTAL, DATED SEPTEMBER 22, 2021 FOR ADDITIONAL INFORMATION.



	EXISTING	PROPOSED
PROPERTY LINE	---	---
EASEMENT LINE	---	---
CURB LINE	---	---
BITUMINOUS	---	---
CONCRETE	---	---
SANITARY SEWER	---	---
STORM SEWER	---	---
WATER MAIN	---	---
OVERHEAD UTILITY	---	---
STORM CATCH BASIN	---	---
STORM MANHOLE	---	---
OUTLET CONTROL STRUCTURE	---	---
MANHOLE	---	---
HYDRANT	---	---
GATE VALVE	---	---
TELEVISION BOX	---	---
TELEPHONE BOX	---	---
UTILITY POLE	---	---
RETAINING WALL	---	---
FENCE	---	---
10' CONTOUR	---	---
2' CONTOUR	---	---
FEMA FLOOD PLAIN	---	---
WETLAND LINE	---	---
SPOT ELEVATION	---	---
EMERGENCY OVERFLOW	---	---
SILT FENCE	---	---
TREE FENCE	---	---
GRADING LIMITS	---	---
TREELINE	---	---
SOIL BORING	---	---



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

**CARLSON McCAIN**  
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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. Krystoflak, P.E.  
Signature: *Brian J. Krystoflak*  
Date: 9/23/21 License #: 25063

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

Revisions:  
1.

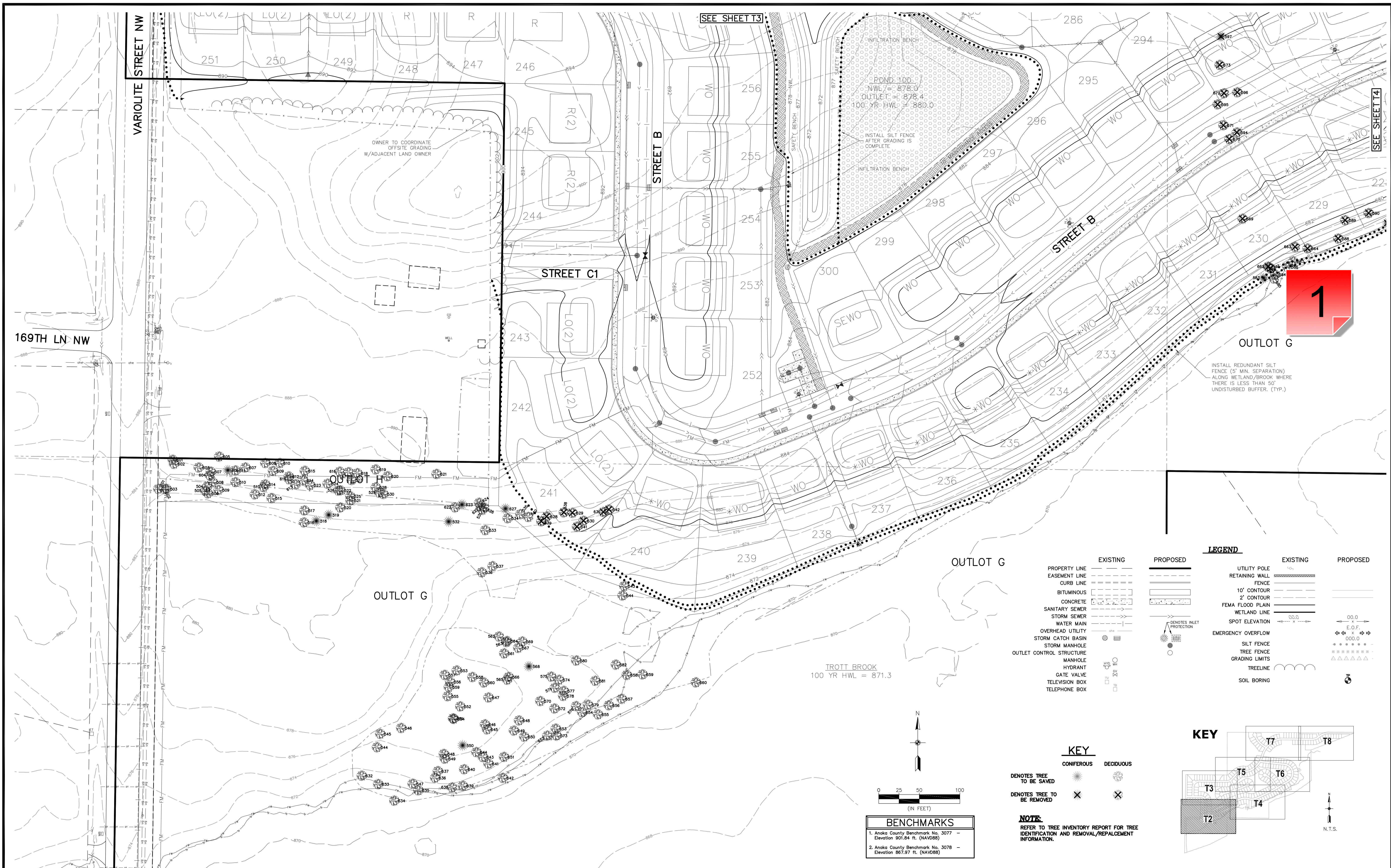
**SOTARRA, LLC**  
(TEG LAND HOLDINGS, LLC.)  
1660 Hwy 100 South, Suite 400  
St. Louis Park, Minnesota 55416

**TROTT BROOK CROSSING**  
Ramsey, Minnesota

**TREE PRESERVATION PLAN**

T1 of T12

Save Date: 09/23/21 F:\Jobs\9461 - 9480\9461 - trot brook\cadd\engineering\prelim\plans\9461\_tree\_plan.dwg



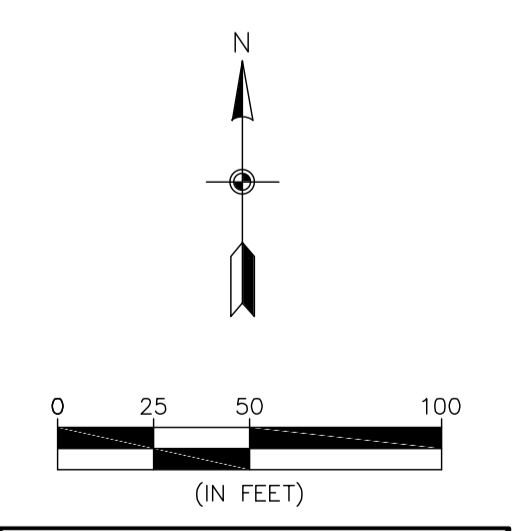
SEE SHEET T3

SEE SHEET T4

1

OUTLOT G  
INSTALL REDUNDANT SILT FENCE (5' MIN. SEPARATION) ALONG WETLAND/BROOK WHERE THERE IS LESS THAN 50' UNDISTURBED BUFFER. (TYP.)

EXISTING		PROPOSED	
PROPERTY LINE	---	UTILITY POLE	---x---
EASEMENT LINE	- - - - -	RETAINING WALL	=====
CURB LINE	=====	FENCE	-----x-----
BITUMINOUS	=====	10' CONTOUR	-----
CONCRETE	=====	2' CONTOUR	-----
SANITARY SEWER	----->	FEMA FLOOD PLAIN	-----
STORM SEWER	----->	WETLAND LINE	-----
WATER MAIN	----->	SPOT ELEVATION	---x---
OVERHEAD UTILITY	-----x-----	E.O.F.	---x---
STORM CATCH BASIN	○	000.0	---x---
STORM MANHOLE	○	000.0	---x---
OUTLET CONTROL STRUCTURE	○	EMERGENCY OVERFLOW	---x---
MANHOLE	○	SILT FENCE	-----x-----
HYDRANT	○	TREE FENCE	-----x-----
GATE VALVE	○	GRADING LIMITS	-----x-----
TELEVISION BOX	○	TREELINE	-----x-----
TELEPHONE BOX	○	SOIL BORING	○



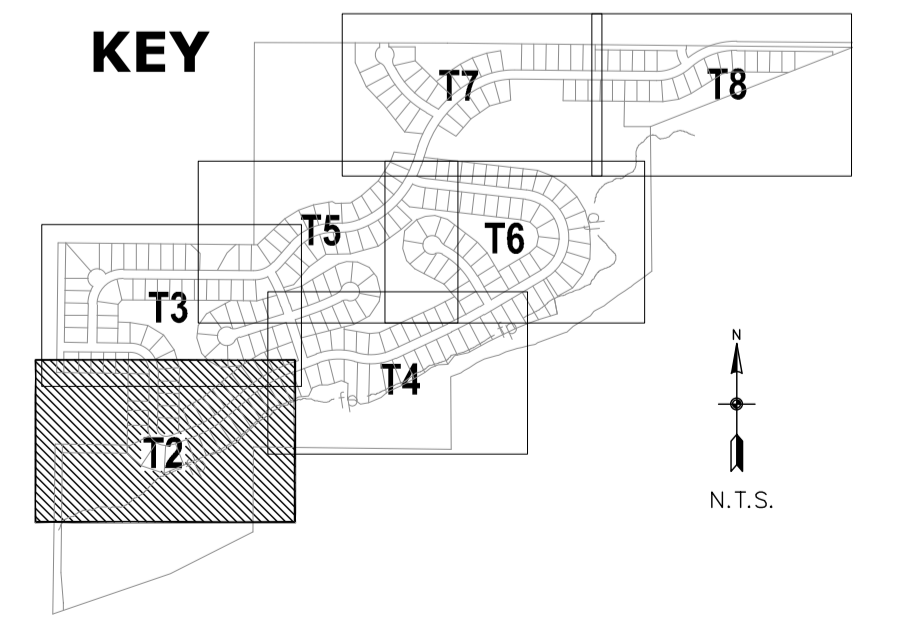
**BENCHMARKS**

- Anoka County Benchmark No. 3077 - Elevation 901.84 ft. (NAVD88)
- Anoka County Benchmark No. 3078 - Elevation 867.97 ft. (NAVD88)

**KEY**

CONIFEROUS	DECIDUOUS
DENOTES TREE TO BE SAVED	○
DENOTES TREE TO BE REMOVED	✕

**NOTE:**  
REFER TO TREE INVENTORY REPORT FOR TREE IDENTIFICATION AND REMOVAL/REPLACEMENT INFORMATION.



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Designed: BJK  
Date: 9/23/21

Revisions: 1.  
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Ramsey, Minnesota

**TREE PRESERVATION PLAN**

T2 of T12

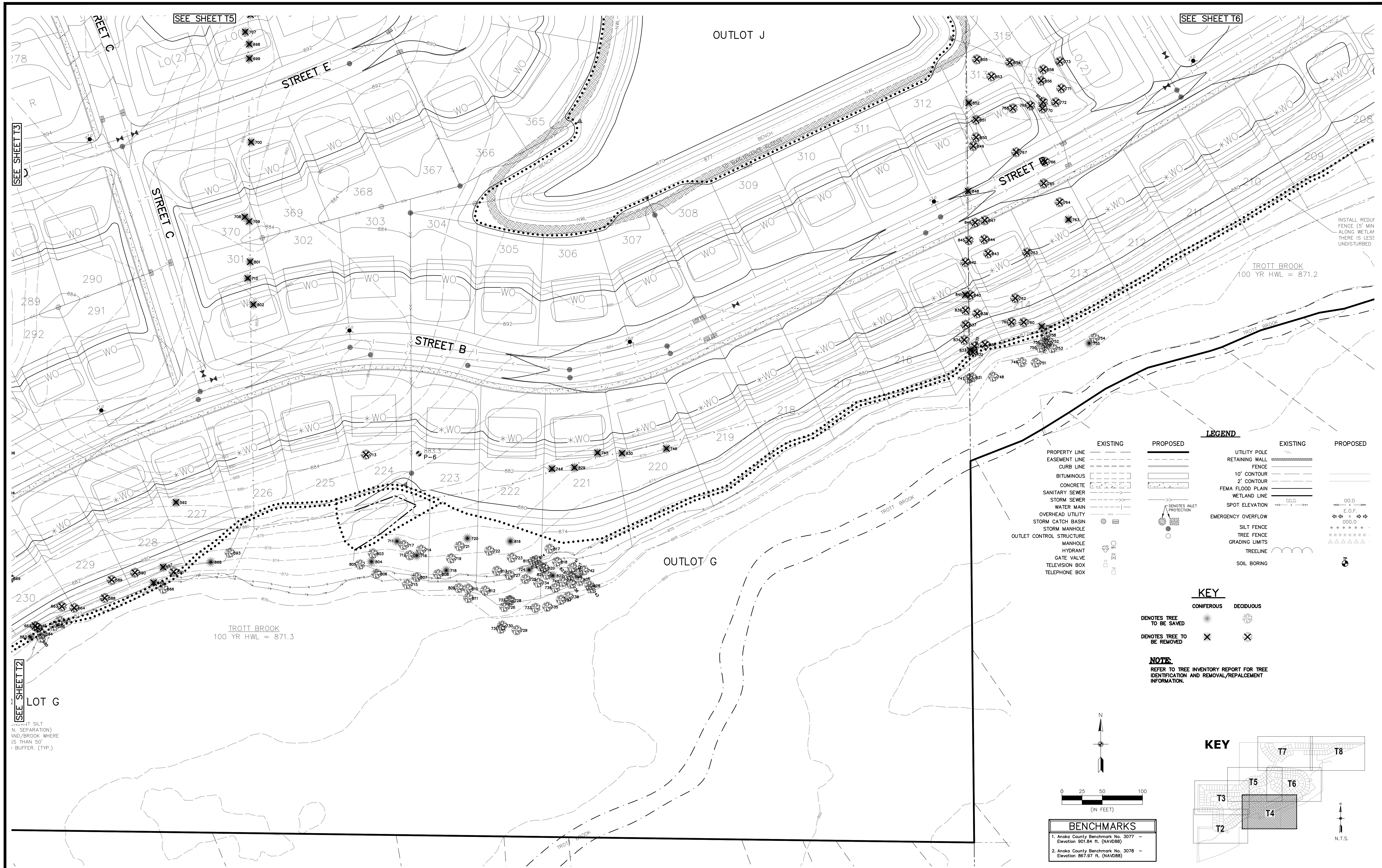
## 1 - Tree Save Fencing

Created by: Chris Anderson  
On: 10/08/2021 10:33 AM

Any tree save fencing, including silt fence, shall be installed no closer to a tree trunk than the tree's dripline. This is important to protect the soil/rooting area of trees being saved. This comment is applicable to all subsequent pages.

----- 0 Replies -----





SEE SHEET T5

SEE SHEET T6

SEE SHEET T3

SEE SHEET T2

OUTLOT J

OUTLOT G

TROTT BROOK  
100 YR HWL = 871.3

TROTT BROOK  
100 YR HWL = 871.2

		EXISTING	PROPOSED			EXISTING	PROPOSED
PROPERTY LINE	---	---	---	UTILITY POLE	---	---	---
EASEMENT LINE	---	---	---	RETAINING WALL	---	---	---
CURB LINE	---	---	---	FENCE	---	---	---
BITUMINOUS	---	---	---	10' CONTOUR	---	---	---
CONCRETE	---	---	---	2' CONTOUR	---	---	---
SANITARY SEWER	---	---	---	FEMA FLOOD PLAIN	---	---	---
WATER MAIN	---	---	---	WETLAND LINE	---	---	---
OVERHEAD UTILITY	---	---	---	SPOT ELEVATION	---	---	---
STORM CATCH BASIN	---	---	---	EMERGENCY OVERFLOW	---	---	---
STORM MANHOLE	---	---	---	SILT FENCE	---	---	---
OUTLET CONTROL STRUCTURE	---	---	---	TREE FENCE	---	---	---
MANHOLE	---	---	---	GRADING LIMITS	---	---	---
HYDRANT	---	---	---	TREELINE	---	---	---
GATE VALVE	---	---	---	SOIL BORING	---	---	---
TELEVISION BOX	---	---	---				
TELEPHONE BOX	---	---	---				

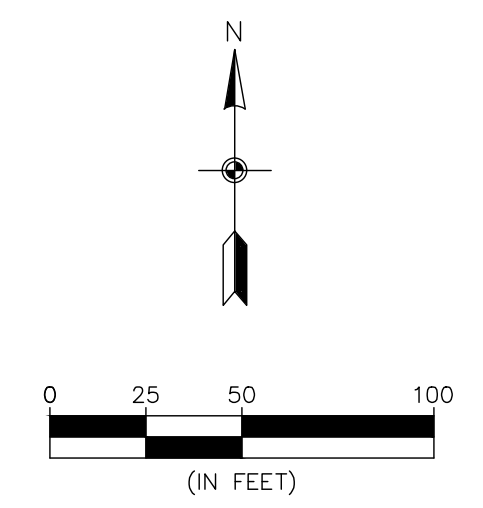
**LEGEND**

**KEY**

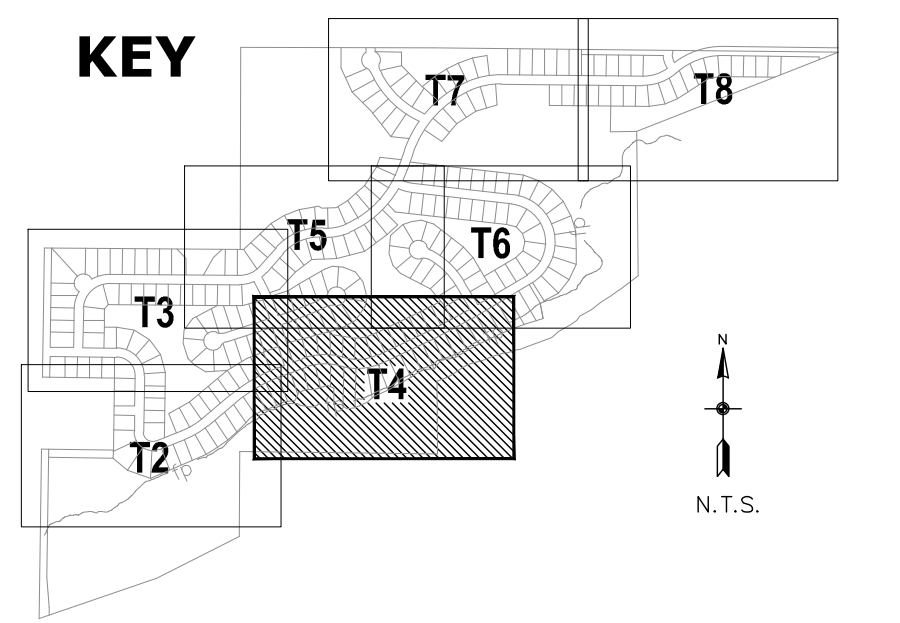
DENOTES TREE TO BE SAVED  
 DENOTES TREE TO BE REMOVED

CONIFEROUS  
 DECIDUOUS

**NOTE:**  
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BENCHMARKS	
1.	Anoka County Benchmark No. 3077 - Elevation 801.84 ft. (NAVD88)
2.	Anoka County Benchmark No. 3078 - Elevation 867.97 ft. (NAVD88)



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 Date: 9/23/21

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**TROTT BROOK CROSSING**  
 Ramsey, Minnesota

**TREE PRESERVATION PLAN**

T4 of T12

EXISTING		PROPOSED	
PROPERTY LINE	---	---	---
EASEMENT LINE	---	---	---
CURB LINE	---	---	---
BITUMINOUS	---	---	---
CONCRETE	---	---	---
SANITARY SEWER	---	---	---
STORM SEWER	---	---	---
WATER MAIN	---	---	---
OVERHEAD UTILITY	---	---	---
STORM CATCH BASIN	---	---	---
STORM MANHOLE	---	---	---
OUTLET CONTROL STRUCTURE	---	---	---
MANHOLE	---	---	---
HYDRANT	---	---	---
GATE VALVE	---	---	---
TELEVISION BOX	---	---	---
TELEPHONE BOX	---	---	---

EXISTING		PROPOSED	
UTILITY POLE	---	---	---
RETAINING WALL	---	---	---
FENCE	---	---	---
10' CONTOUR	---	---	---
2' CONTOUR	---	---	---
FEMA FLOOD PLAIN	---	---	---
WETLAND LINE	---	---	---
SPOT ELEVATION	---	---	---
EMERGENCY OVERFLOW	---	---	---
SILT FENCE	---	---	---
TREE FENCE	---	---	---
GRADING LIMITS	---	---	---
TREELINE	---	---	---
SOIL BORING	---	---	---

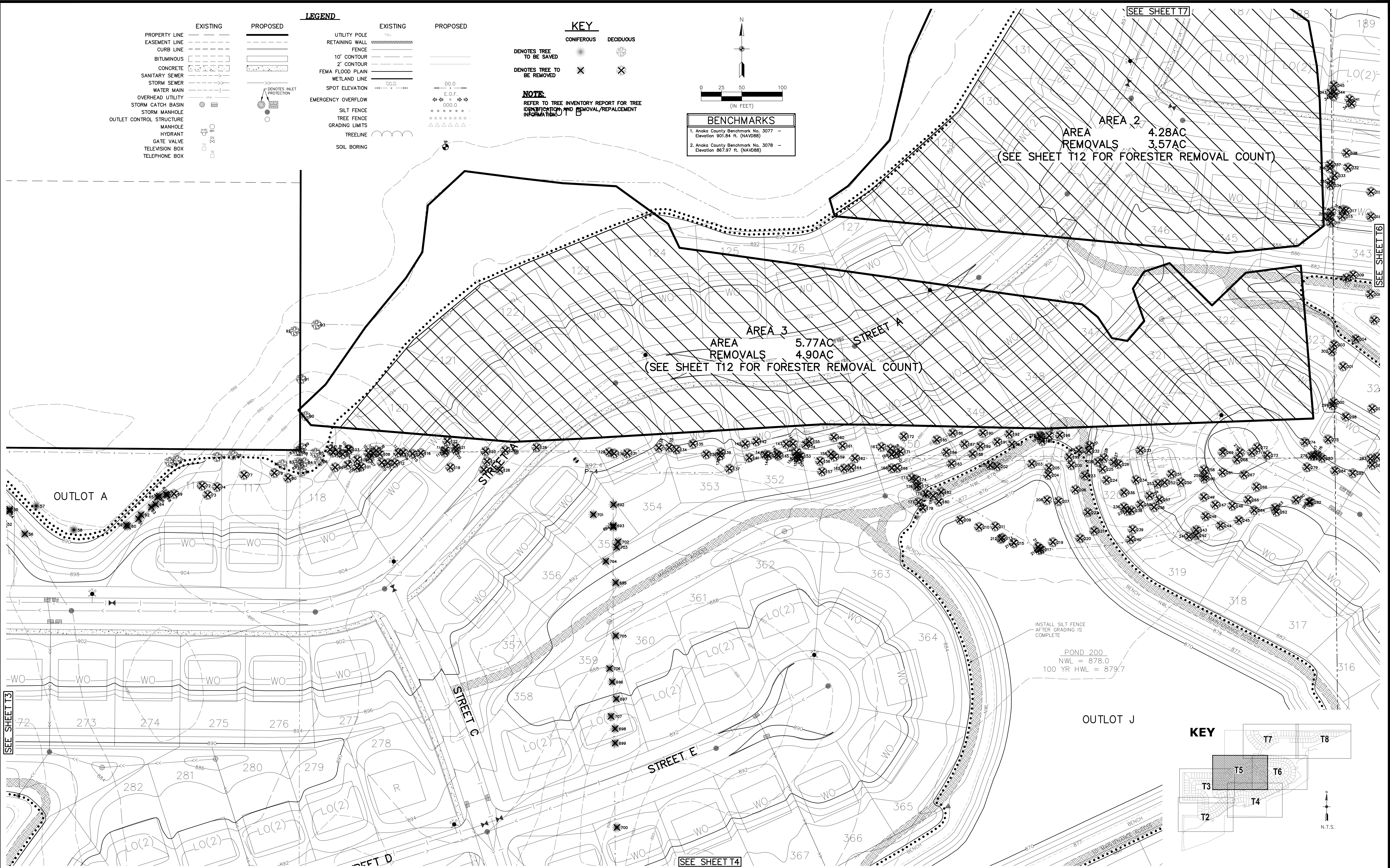
KEY	
CONIFEROUS	DECIDUOUS
☼	☼
✕	✕

DENOTES TREE TO BE SAVED  
 DENOTES TREE TO BE REMOVED

**NOTE:**  
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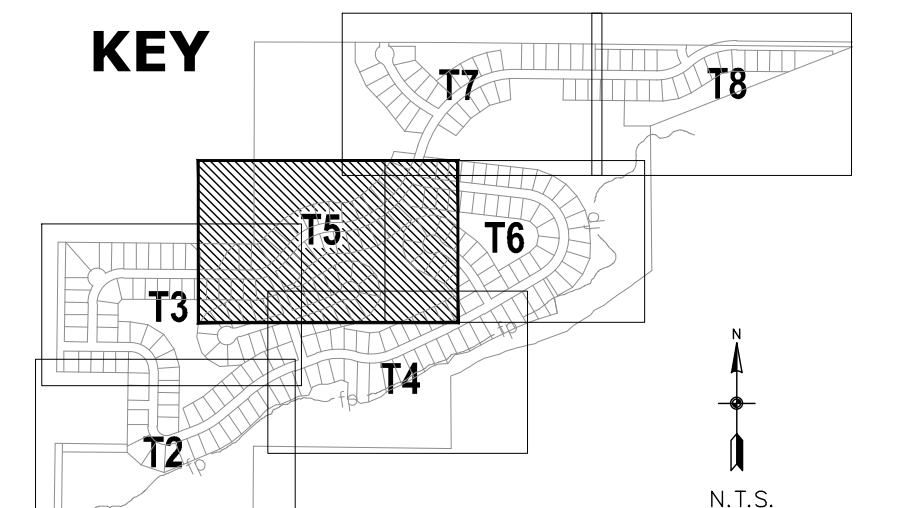
**BENCHMARKS**

- Anoka County Benchmark No. 3077 - Elevation 901.84 ft. (NAVD88)
- Anoka County Benchmark No. 3078 - Elevation 867.97 ft. (NAVD88)



INSTALL SILT FENCE AFTER GRADING IS COMPLETE

**POND 200**  
 NWL = 878.0  
 100 YR HWL = 879.7



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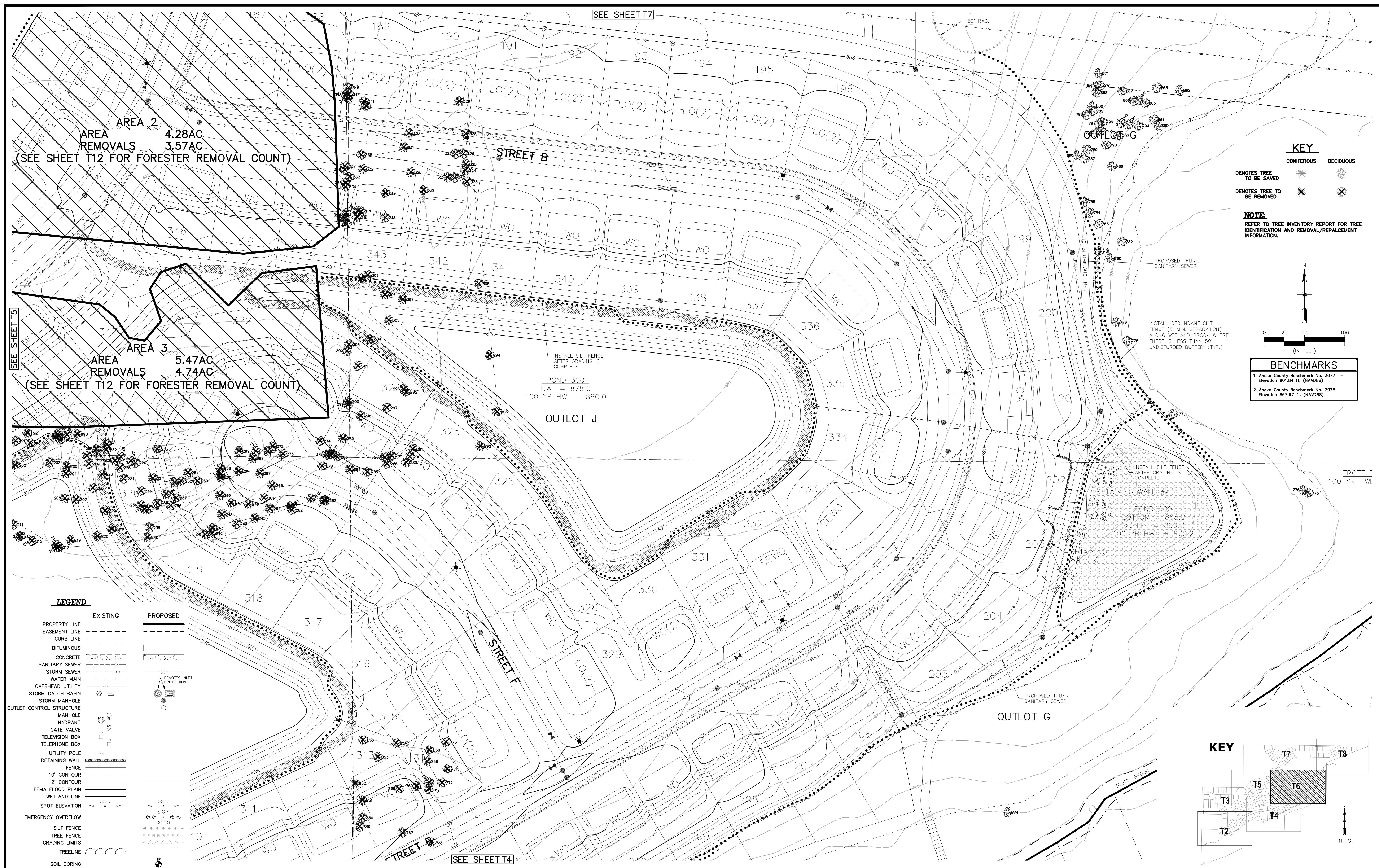
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T5 of T12



SEE SHEET T5

SEE SHEET T7

SEE SHEET T4

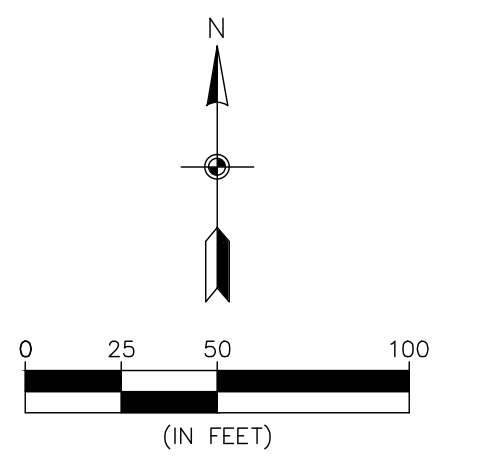
**LEGEND**

EXISTING	PROPOSED
PROPERTY LINE	PROPERTY LINE
EASEMENT LINE	EASEMENT LINE
CURB LINE	CURB LINE
BITUMINOUS	BITUMINOUS
CONCRETE	CONCRETE
SANITARY SEWER	SANITARY SEWER
STORM SEWER	STORM SEWER
WATER MAIN	WATER MAIN
OVERHEAD UTILITY	OVERHEAD UTILITY
STORM CATCH BASIN	STORM CATCH BASIN
STORM MANHOLE	STORM MANHOLE
OUTLET CONTROL STRUCTURE	OUTLET CONTROL STRUCTURE
MANHOLE	MANHOLE
HYDRANT	HYDRANT
GATE VALVE	GATE VALVE
TELEVISION BOX	TELEVISION BOX
TELEPHONE BOX	TELEPHONE BOX
UTILITY POLE	UTILITY POLE
RETAINING WALL	RETAINING WALL
FENCE	FENCE
10' CONTOUR	10' CONTOUR
2' CONTOUR	2' CONTOUR
FEMA FLOOD PLAN	FEMA FLOOD PLAN
WETLAND LINE	WETLAND LINE
SPOT ELEVATION	SPOT ELEVATION
EMERGENCY OVERTOPPING	EMERGENCY OVERTOPPING
SILT FENCE	SILT FENCE
TREE FENCE	TREE FENCE
GRADING LIMITS	GRADING LIMITS
TREELINE	TREELINE
SOIL BORING	SOIL BORING

**KEY**

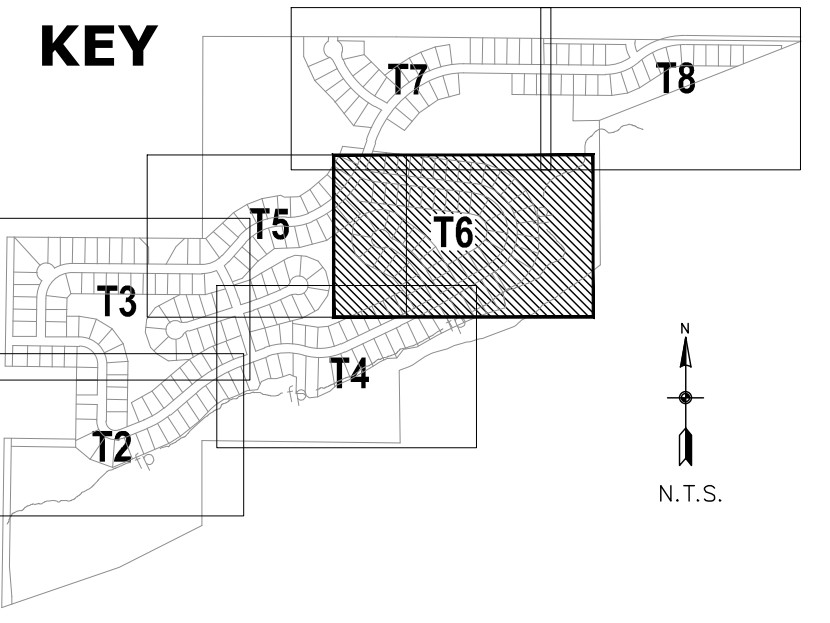
CONIFEROUS	DECIDUOUS
Denotes tree to be saved	Denotes tree to be saved
Denotes tree to be removed	Denotes tree to be removed

**NOTE:**  
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**BENCHMARKS**

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- Anoka County Benchmark No. 3078 - Elevation 867.97 ft. (NAVD88)



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T6 of T12

EXISTING		PROPOSED	
PROPERTY LINE	---	---	---
EASEMENT LINE	---	---	---
CURB LINE	---	---	---
BITUMINOUS	---	---	---
CONCRETE	---	---	---
SANITARY SEWER	---	---	---
STORM SEWER	---	---	---
WATER MAIN	---	---	---
OVERHEAD UTILITY	---	---	---
STORM CATCH BASIN	---	---	---
STORM MANHOLE	---	---	---
OUTLET CONTROL STRUCTURE	---	---	---
MANHOLE	---	---	---
HYDRANT	---	---	---
GATE VALVE	---	---	---
TELEVISION BOX	---	---	---
TELEPHONE BOX	---	---	---

**LEGEND**

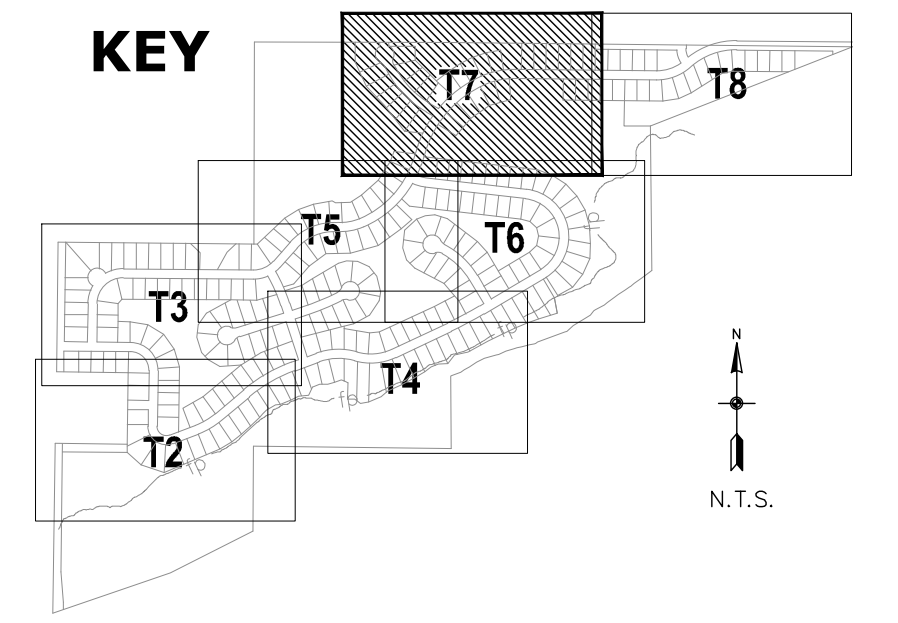
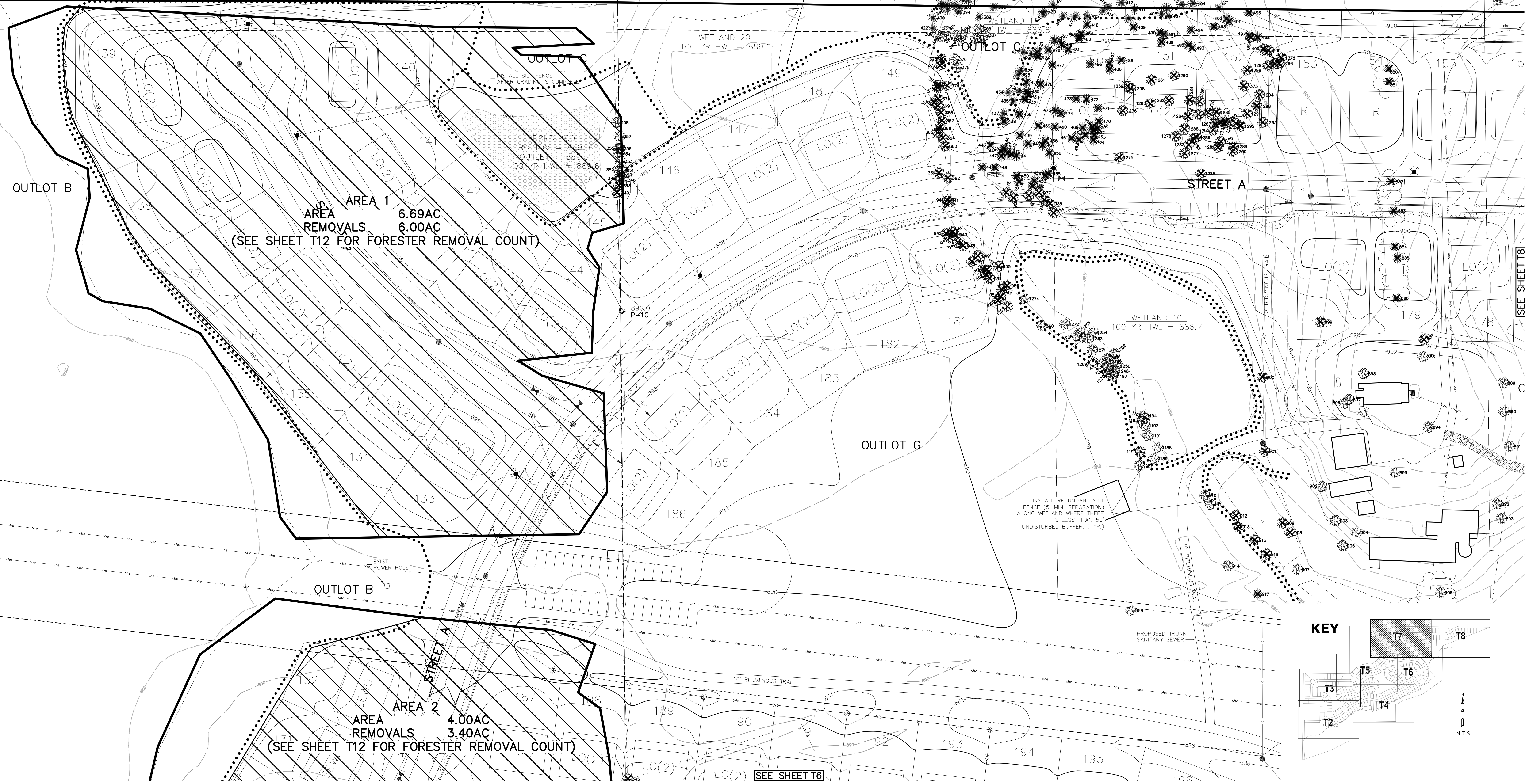
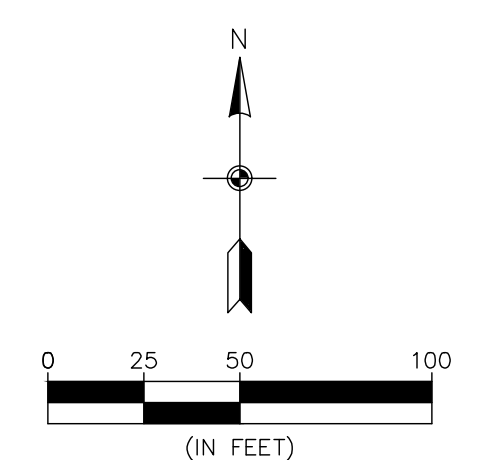
EXISTING		PROPOSED	
UTILITY POLE	---	---	---
RETAINING WALL	---	---	---
FENCE	---	---	---
10' CONTOUR	---	---	---
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WETLAND LINE	---	---	---
SPOT ELEVATION	---	---	---
EMERGENCY OVERTFLOW	---	---	---
SILT FENCE	---	---	---
TREE FENCE	---	---	---
GRADING LIMITS	---	---	---
TREELINE	---	---	---
SOIL BORING	---	---	---

**KEY**

CONIFEROUS	---
DECIDUOUS	---
DENOTES TREE TO BE SAVED	---
DENOTES TREE TO BE REMOVED	---

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BENCHMARKS	
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2. Anoka County Benchmark No. 3078 - Elevation 867.97 ft. (NAVD83)	



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T7 of T12

