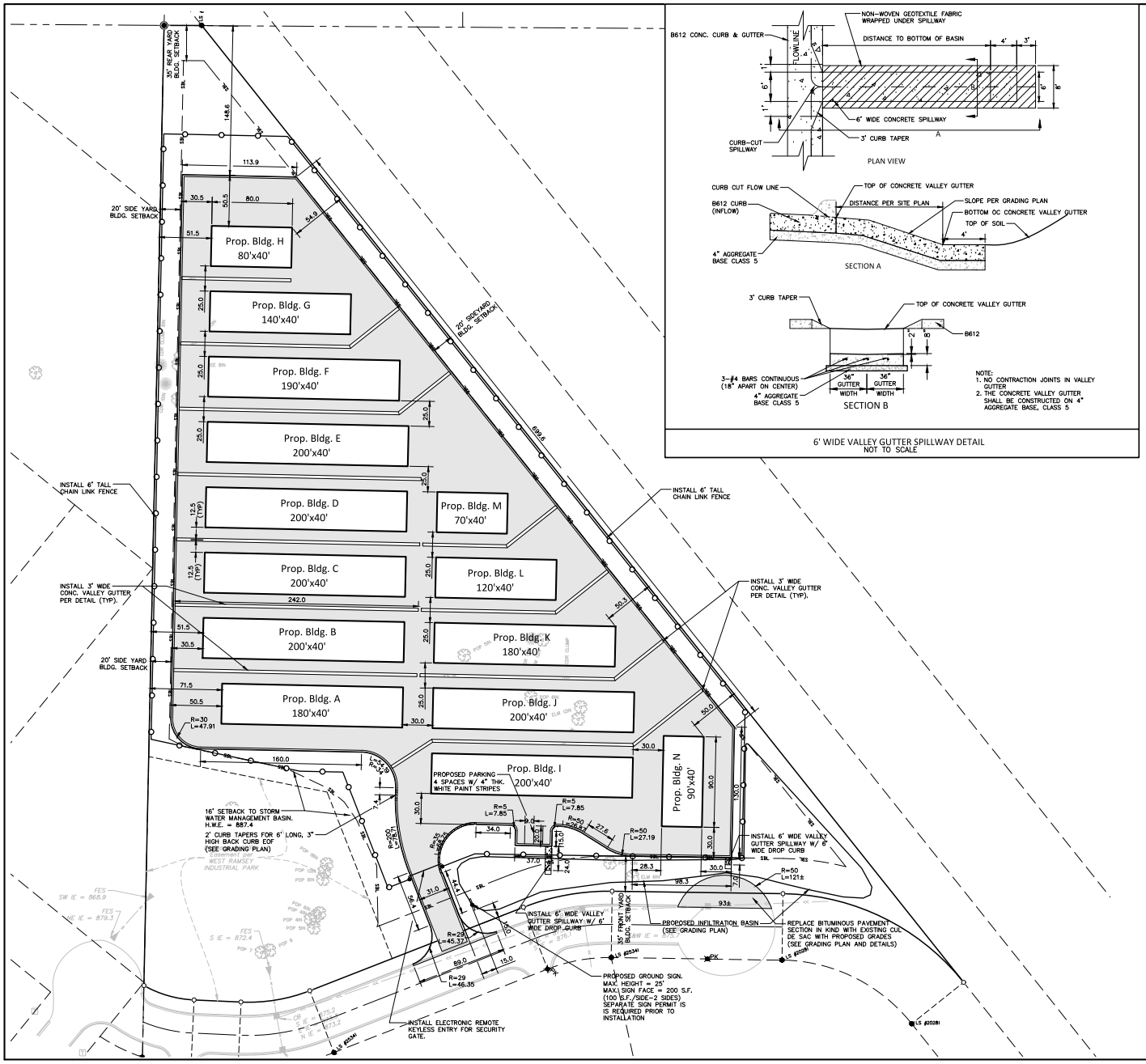

6' WIDE VALLEY GUTTER SPILLWAY DETAIL
NOT TO SCALE

SCALE: 1" = 50

LEGEND:

- PROPOSED BITUMINOUS PAVEMENT
- PROPOSED STANDARD DUTY CONCRETE PAVEMENT
- PROPOSED B612 CONCRETE CURB & GUTTER (INFLOW)
- PROPOSED B612 CONCRETE CURB & GUTTER (OUTFLOW)

GENERAL NOTES:

1. Min. Lot Size = 1 Acre
   Actual Lot Size= 8.44 Acres +/-
2. PID#: 19-32-25-22-0005
3. Zoning Designation: E-1 Employment District
4. Proposed Land Use: Name Brand Self-Storage Facility
5. Description: Outlot A of West Ramsey Industrial Park
6. There is no Address Assigned to the Subject Property at this Time.
7. SETBACKS:
   Front= 35'
   Side = 20'
   Rear = 35'
8. Max. Lot Coverage (Building Area): 45%
   Actual Lot Coverage: 24%
   (90,000 Bldg. s.f./367,646 Lot s.f.= ~ 24%
9. Proposed Building Sizes:

Bldg. ID	Prop. Area
A	7,200 s.f.
B	8,000 s.f.
C	8,000 s.f.
D	8,000 s.f.
E	8,000 s.f.
F	7,600 s.f.
G	5,600 s.f.
H	3,200 s.f.
I	8,000 s.f.
J	8,000 s.f.
K	7,200 s.f.
L	4,800 s.f.
M	2,800 s.f.
N	3,600 s.f.
Total =	90,000 s.f.

10. Min. Width = 200'
    Actual Width = (Irregular Shape-Refer to Plans)
11. Developer: Name Brand Storage
    Josh Peterson
    901 West Main Street, Ste. 102
    Anoka, MN 55305
    (612) 290-6266
12. Proposed # of Employees On-Site: 0.

SITE NOTES

1. DIMENSIONS ARE TO BACK OF CURB OR OUTER EDGE OF IMPROVEMENT DEPICTED, UNLESS OTHERWISE NOTED ON DRAWINGS.
2. RADII ARE 5' RADIUS UNLESS OTHERWISE NOTED ON PLANS.
3. CONTRACTOR SHALL FIELD VERIFY HORIZONTAL AND VERTICAL LOCATION OF EXISTING UTILITIES PRIOR TO START OF CONSTRUCTION.
4. CONTRACTOR SHALL INSTALL EROSION CONTROL MEASURES PRIOR TO THE START OF CONSTRUCTION.
5. CONSTRUCTION SHALL BE IN ACCORDANCE WITH APPLICABLE CITY, COUNTY AND STATE REGULATIONS.
6. SITE SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE PLANS APPROVED BY THE CITY OF RAMSEY COMMISSION.
7. CONTRACTOR SHALL OBTAIN ALL NECESSARY PERMITS PRIOR TO THE START OF CONSTRUCTION.
8. NO FREE-STANDING LIGHTING IS PROPOSED. WALL PACKS SHALL BE INSTALLED FOR SECURITY PURPOSES. REFER TO LIGHTING PLAN FOR DETAILS.
9. BUILDING ENVELOPE IS SHOWN FOR REFERENCE ONLY AND IS APPROXIMATE. REFER TO ARCHITECTURAL AND STRUCTURAL PLANS FOR COORDINATION OF SITE CONSTRUCTION WORK.

REV NO.	DATE	DESCRIPTION
1	06/06/2019	CITY SUBMITTAL FOR REVIEW
2	07/08/2019	REVISED PER CITY COMMENTS
3	08/02/2019	REVISED INFILTRATION BASIN GRADING
4	08/12/2019	TEMP. EASEMENT & INFIL. BASIN REVISION
5	09/04/2019	REVISED PER CITY COMMENTS
6	09/12/2019	REVISED PER WMO COMMENTS

DATE: 09/12/2019
DESIGN BY: TJO, MJM
DRAWN BY: TJO, MJM
CHECKED BY: NAA
DWG FILE: 4-SITE
FILE NO.: 19-0173.01

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.

Signed: Nicholas A. Anderson
Date: 09/12/19 Lic. No. 40100

BOGART, PEDERSON & ASSOCIATES, INC.
LAND SURVEYING
CIVIL ENGINEERING
CAD SERVICES
1070N FIRST STREET, BECKER, MN 55308-9322
TEL: 763-262-8822 FAX: 763-262-8844

Proposed Name Brand Self-Storage Facility
City of Ramsey, Anoka County, MN

SITE DIMENSION PLAN

SHEET NO.
C4