









Changemarks Report

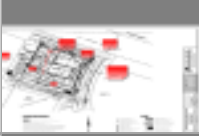
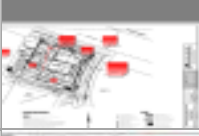

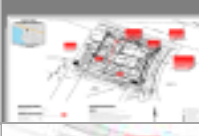






Project Name: Pearson Place 2nd

Workflow Started: 01/12/2024 9:47 AM










Report Generated: 09/17/2024 11:48 AM

Grouping	Cycle	Ref #	Complete?	Status	Department	Snapshot	File
Main Workflow	1	2	True	Resolved	City Planner		PEARSON PLACE SECOND ADDITION - SKETCH PLAN (01-12-2024).pdf
		3	True	Resolved	City Planner		PEARSON PLACE SECOND ADDITION - SKETCH PLAN (01-12-2024).pdf
		6	True	Resolved	Environmental Review		PEARSON PLACE SECOND ADDITION - EX COND (01-12-2024).pdf
		7	True	Resolved	Environmental Review		PEARSON PLACE SECOND ADDITION - EX COND (01-12-2024).pdf
		8	True	Resolved	Environmental Review		PEARSON PLACE SECOND ADDITION - EX COND (01-12-2024).pdf
		9	True	Resolved	Environmental Review		PEARSON PLACE SECOND ADDITION - SKETCH PLAN (01-12-2024).pdf
		10	True	Resolved	Environmental Review		PEARSON PLACE SECOND ADDITION - SKETCH PLAN (01-12-2024).pdf
		11	True	Resolved	Environmental Review		PEARSON PLACE SECOND ADDITION - SKETCH PLAN (01-12-2024).pdf










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		12	True	Resolved	Environmental Review		PEARSON PLACE SECOND ADDITION - SKETCH PLAN (01- 12-2024).pdf
		13	True	Resolved	Environmental Review		PEARSON PLACE SECOND ADDITION - SKETCH PLAN (01- 12-2024).pdf
		14	True	Resolved	Environmental Review		PEARSON PLACE SECOND ADDITION - SKETCH PLAN (01- 12-2024).pdf
		15	True	Resolved	Environmental Review		PEARSON PLACE SECOND ADDITION - SKETCH PLAN (01- 12-2024).pdf
		16	True	Resolved	Environmental Review		PEARSON PLACE SECOND ADDITION - SKETCH PLAN (01- 12-2024).pdf
		17	True	Resolved	Environmental Review		PEARSON PLACE SECOND ADDITION - SKETCH PLAN (01- 12-2024).pdf
		18	False	Unresolved	Environmental Review		PEARSON PLACE SECOND ADDITION - SKETCH PLAN (01- 12-2024).pdf
		4	False	Unresolved	Environmental Review		PEARSON PLACE SECOND ADDITION - PRELIMINARY PLAT (01-16-2024).pdf
		5	True	Resolved	Environmental Review		PEARSON PLACE SECOND ADDITION - PRELIMINARY PLAT (01-16-2024).pdf
		1	True	Resolved	Engineering Tech		2022-09-15_Sht 45 REV.pdf



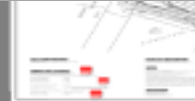
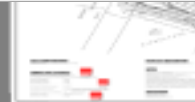
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2	23	False	Unresolved	City Planner		PEARSON PLACE SECOND ADDITION - PREL GRADING (04-12-2024).pdf
	24	True	Resolved	City Planner		PEARSON PLACE SECOND ADDITION - PREL GRADING (04-12-2024).pdf
	25	True	Resolved	City Planner		PEARSON PLACE SECOND ADDITION - PRELIMINARY PLAT (REV 04-12-2024).pdf
	26	False	Unresolved	City Planner		PEARSON PLACE SECOND ADDITION - PRELIMINARY PLAT (REV 04-12-2024).pdf
	27	False	Unresolved	City Planner		PEARSON PLACE SECOND ADDITION - PRELIMINARY PLAT (REV 04-12-2024).pdf
	28	True	Resolved	City Planner		PEARSON PLACE SECOND ADDITION - PRELIMINARY PLAT (REV 04-12-2024).pdf
	19	False	Unresolved	City Planner		PEARSON PLACE SECOND ADDITION - EX COND (REV 04-12-2024).pdf
	20	False	Unresolved	City Planner		PEARSON PLACE SECOND ADDITION - EX COND (REV 04-12-2024).pdf
	21	False	Unresolved	City Planner		PEARSON PLACE SECOND ADDITION - EX COND (REV 04-12-2024).pdf

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		22	False	Unresolved	City Planner		PEARSON PLACE SECOND ADDITION - EX COND (REV 04-12-2024).pdf
3		40	False	Unresolved	Civil Engineer II		PEARSON PLACE SECOND ADDITION - GRADING PLAN (9-05-2024).pdf
		39	False	Unresolved	Civil Engineer II		PEARSON PLACE SECOND ADDITION - LANDSCAPE PLAN (9-05-2024).pdf
		37	False	Unresolved	Environmental Review		PEARSON PLACE SECOND ADDITION - LANDSCAPE PLAN (9-05-2024).pdf
		38	False	Unresolved	Environmental Review		PEARSON PLACE SECOND ADDITION - LANDSCAPE PLAN (9-05-2024).pdf
		35	False	Unresolved	Environmental Review		PEARSON PLACE SECOND ADDITION - GRADING PLAN (9-05-2024).pdf
		36	False	Unresolved	Environmental Review		PEARSON PLACE SECOND ADDITION - GRADING PLAN (9-05-2024).pdf
		32	False	Unresolved	Environmental Review		PEARSON PLACE SECOND ADDITION - PRELIMINARY PLAT (REV 09-05-2024).pdf
		33	False	Unresolved	Environmental Review		PEARSON PLACE SECOND ADDITION - PRELIMINARY PLAT (REV 09-05-2024).pdf

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		34	False	Unresolved	Environmental Review		PEARSON PLACE SECOND ADDITION - PRELIMINARY PLAT (REV 09-05-2024).pdf
		29	False	Unresolved	Environmental Review		PEARSON PLACE SECOND ADDITION - EX COND (REV 09- 05-2024).pdf
		30	False	Unresolved	Environmental Review		PEARSON PLACE SECOND ADDITION - EX COND (REV 09- 05-2024).pdf
		31	False	Unresolved	Environmental Review		PEARSON PLACE SECOND ADDITION - EX COND (REV 09- 05-2024).pdf

Markup Name	Changemark Subject	Changemark Details	Markup Date	Updated By
TL	Changemark note #01 TL	MNDOT Will likely comment on noise. Please anticipate needing to build a fence, noise wall, berm, and/or	01/26/2024 9:05 AM	Todd Larson
TL	Changemark note #02TL	Please address the status of the sign.	01/26/2024 9:05 AM	Todd Larson
CA	Overhead Lines	You may want to consider burying the overhead utility lines from Highway 10 to 148th Ave so they are not in	01/23/2024 9:04 AM	Chris Anderson
CA	Tree Information	At final plat, more information about the existing trees must be provided. The inventory	01/23/2024 9:04 AM	Chris Anderson
CA	Billboard	What is the status of this sign? Will it stay? Will it be removed?	01/23/2024 9:04 AM	Chris Anderson
CA	Zoning & Setbacks	This parcel is now zoned R-1A MUSA. Setbacks are:	01/23/2024 9:37 AM	Chris Anderson
CA	Lot Size and Width	Minimum lot size is 6,500 sq. ft. City Code Section 117-614	01/23/2024 9:37 AM	Chris Anderson
CA	Noise Study	Since this property abuts Highway 10, a noise study shall be provided with the final plat submittal and any	01/23/2024 9:37 AM	Chris Anderson

CA	Double Frontage	City Code Section 117-614 (Design Standards) h. (6) states that lots with frontage on two parallel streets shall	01/23/2024 9:37 AM	Chris Anderson
CA	Arterial Roadway Setback	City Code Chapter 106, Section 430 A requires a setback of 60 feet from arterial roadways. A	01/23/2024 9:37 AM	Chris Anderson
CA	Drainage and Utility Easement Encroachments	No part of the structures, including eave overhangs, shall encroach into drainage and utility easements.	01/23/2024 9:37 AM	Chris Anderson
CA	Screening/Buffering	Strongly recommend adding landscaping and fencing along the northern boundary to provide some screening	01/23/2024 9:37 AM	Chris Anderson
CA	Easement Vacation	The final plat application should also include a request to vacate this right-of-way easement. The right-	01/23/2024 9:37 AM	Chris Anderson
CA	Line?	What do these lines represent? Add to legend please.	01/23/2024 9:37 AM	Chris Anderson
CA	Setback	Side setback from right of way is only 20 feet.	01/23/2024 9:37 AM	Chris Anderson
CA	Zoning District	Ramsey has an updated Zoning Code. This parcel is actually zoned R-1B - Single Family Residential. The	01/22/2024 1:05 PM	Chris Anderson
CA	Bulk Standards	Per the Zoning Code Update, the maximum principal structure footprint is 35% of the lot. Minimum	01/22/2024 1:05 PM	Chris Anderson
Logan Czech	Service Depth	These sanitary services are too deep. Use risers off of the main to bring closer in elevation to the water	01/22/2024 9:32 AM	Logan Czech

CA	Fence	Please provide details of the proposed fence along Highway 10. Also, it is strongly recommended to	04/16/2024 2:58 PM	Chris Anderson
CA	Easement Vacation	Since this plat will dedicate right of way for the cul-de-sac, the existing r-o-w easement should be	04/16/2024 2:58 PM	Chris Anderson
CA	Eave Overhang	No part of any of these homes can encroach into the drainage and utility easements. This includes	04/16/2024 3:01 PM	Chris Anderson
CA	Side (street) Setback	The standard side (street) setback is twenty (20) feet, not 25 feet. Please modify accordingly.	04/16/2024 3:01 PM	Chris Anderson
CA	Site Disturbance Area	Please add an estimated acreage/square footage of site disturbance. If it is one (1) acre or more, a Lower	04/16/2024 3:01 PM	Chris Anderson
CA	Variances	As proposed, multiple variances will be required to address: 1. Double frontage lots	04/16/2024 3:01 PM	Chris Anderson
CA	Zoning	Property is zoned R-1B, please modify the zoning designation accordingly.	04/16/2024 2:55 PM	Chris Anderson
CA	Side Setback from Right-of-Way	In the R-1B district, side yard setback from right-of-way is twenty (20) feet. Please modify the	04/16/2024 2:55 PM	Chris Anderson
CA	Minimum Lot Size	Minimum lot size in the R-1B district is 6,500 square feet. Please update this information accordingly.	04/16/2024 2:55 PM	Chris Anderson

CA	Impervious Coverage	Please add: Maximum Impervious Coverage per Lot: 40%	04/16/2024 2:55 PM	Chris Anderson
Joe Feriancek	Retaining Wall	Showing retaining wall. Need to add the proposed top and bottom elevations of the wall at both ends.	09/13/2024 8:16 AM	Joe Feriancek
Joe Feriancek	Proposed Fence	Need to provide detail for the fence. Need to know height and material, should also call out any footings for	09/13/2024 8:14 AM	Joe Feriancek
CA	Tree Locations	The required 2 trees per lot shall be in the front yard, between the home and the road. Since the lots are	09/17/2024 11:47 AM	Chris Anderson
CA	Species Sizes	Minimum size of trees shall be at least 1" caliper for deciduous trees and at least 5 feet in height for	09/17/2024 11:47 AM	Chris Anderson
CA	Fence Information	Please provide more information about the proposed fence. What material(s) will be used?	09/09/2024 3:29 PM	Chris Anderson
CA	Eave Overhangs	No part of the proposed homes, including the eave overhangs, can encroach into any d/u easement.	09/09/2024 3:29 PM	Chris Anderson
CA	Zoning District	This property is zoned R1-B. Please update plan sheets accordingly.	09/09/2024 3:23 PM	Chris Anderson
CA	Minimum Lot Size	Minimum lot size in the R1-B district is 6,500 sq. ft.	09/09/2024 3:23 PM	Chris Anderson

CA	Variances Approved	The Planning Commission approved all 3 variances on April 25, 2024. These will be valid as long as the Final	09/09/2024 3:23 PM	Chris Anderson
CA	Zoning District	Property is zoned R1-B. Update zoning district accordingly.	09/06/2024 3:32 PM	Chris Anderson
CA	Side Setback Adjacent to Right-of-Way	Side setback adjacent to right-of-way is 20 feet. Update table accordingly.	09/06/2024 3:32 PM	Chris Anderson
CA	Minimum Lot Size	Minimum lot size in the R1-B district is 6,500 sq. ft. Please update table accordingly.	09/06/2024 3:32 PM	Chris Anderson