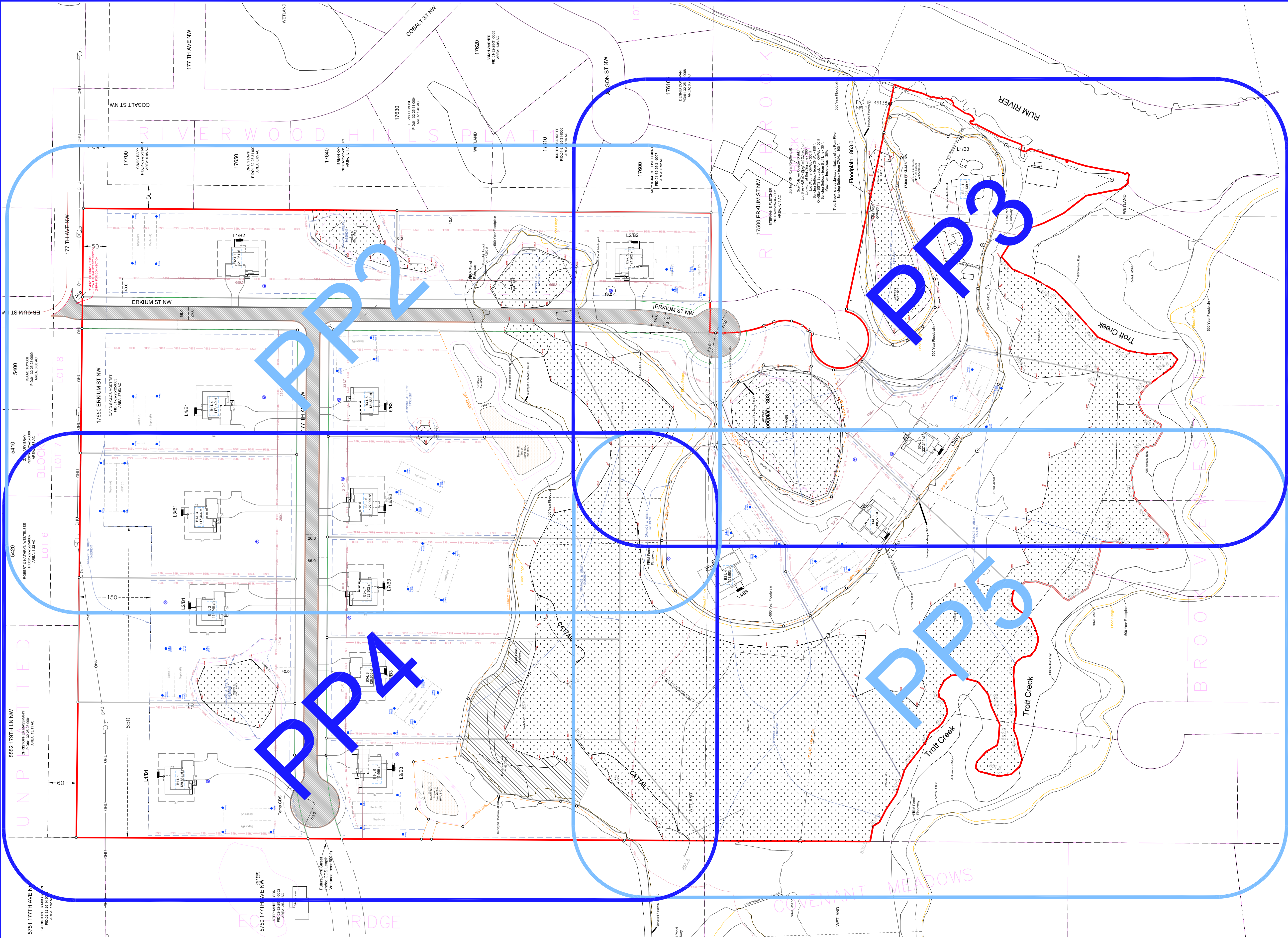
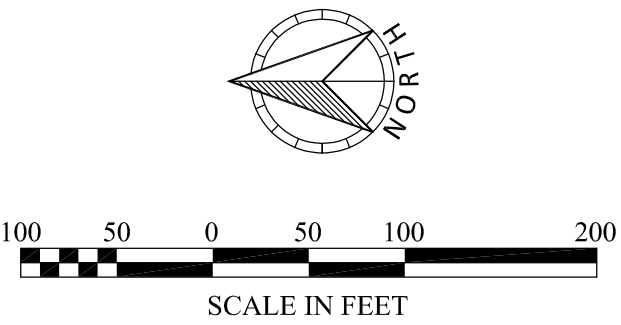




PREPARED BY	PREPARED FOR
ENGINEERING & SURVEYING SATHRE-BERGQUIST, INC. 14000 25th Ave N, Suite 120 Plymouth, MN 55447 PHONE: (952) 476-6000 FAX: (952) 476-0104 CONTACT: Robert S. Molstad, P.E. EMAIL: molstad@sathre.com	DEVELOPER SUNDANCE WOODS, LLC 6781 Highway 10 NW Ramsey, MN 55303 CONTACT: TOM DEHN (612) 328-2215 EMAIL: TOM.DEHN@POWERLODGE.COM



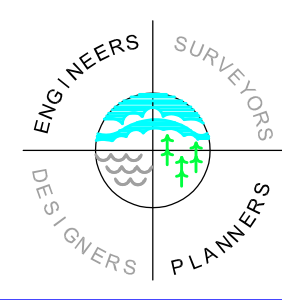
FIELD CREW	NO.	BY	DATE	REVISION
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DRAWN	2	MJV	08/24/26	City Comments - 08/13/26
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CHECKED				
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DATE				
XX-XX-XX				

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Dated this 13th day of July, 2026.

Colyn M. T. Vete, PLS
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cvtete@sathre.com
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TWP:25-RGE.32-SEC.01
Anoka County
**RAMSEY,
MINNESOTA**

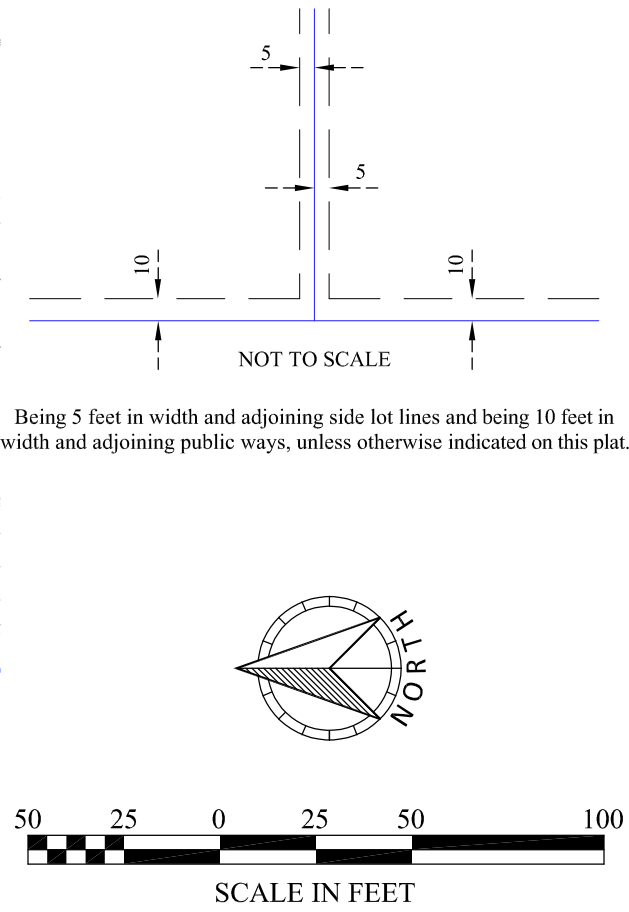
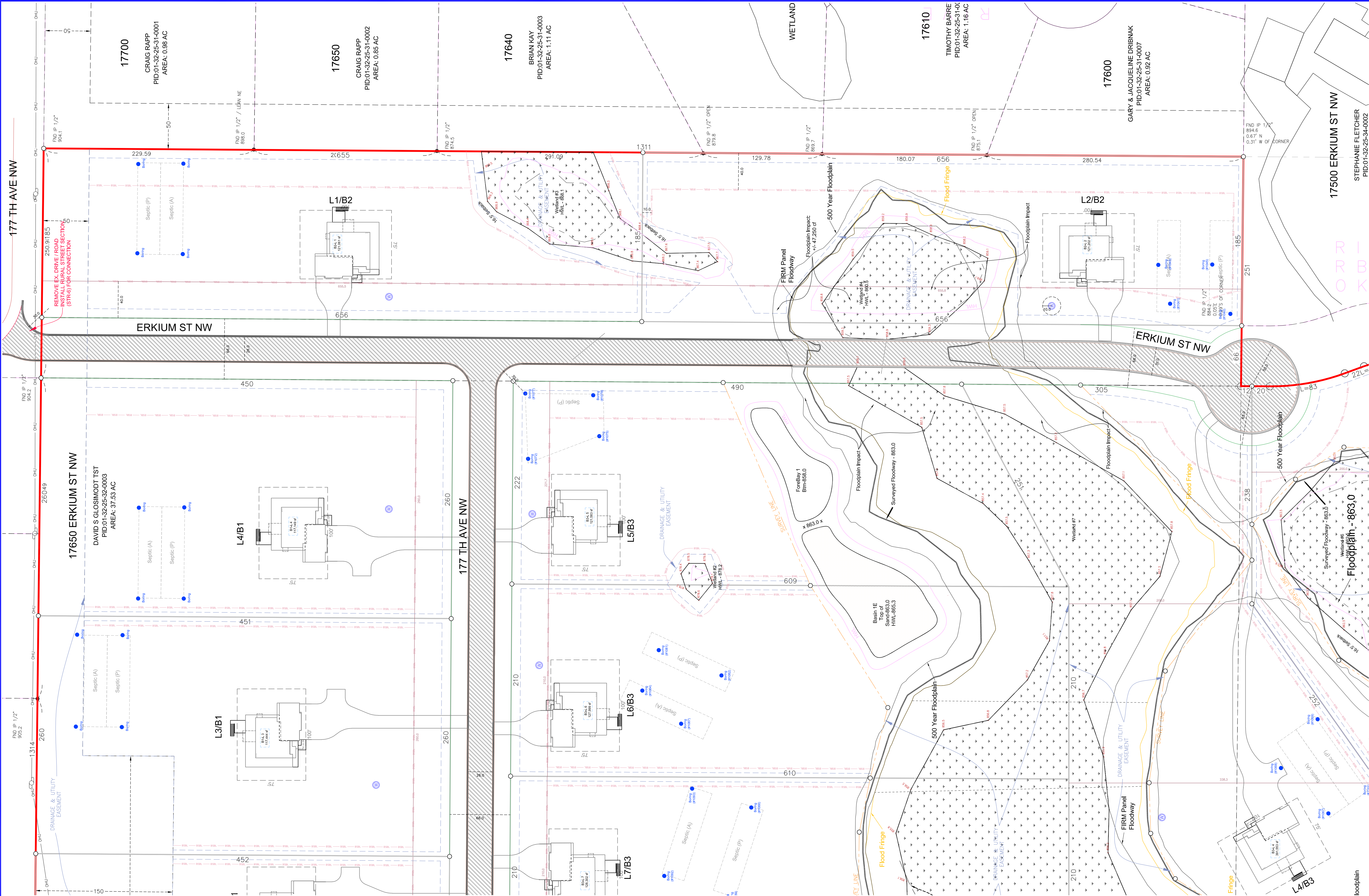
**PRELIMINARY PLAT
RUM RIVER RETREAT**

PREPARED FOR:
SUNDANCE WOODS, LLC

FILE NO.
19214-020

PP1

PP6



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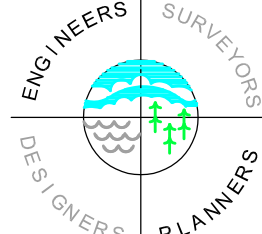
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TWP:25-RGE.32-SEC.01
Anoka County

**RAMSEY,
MINNESOTA**

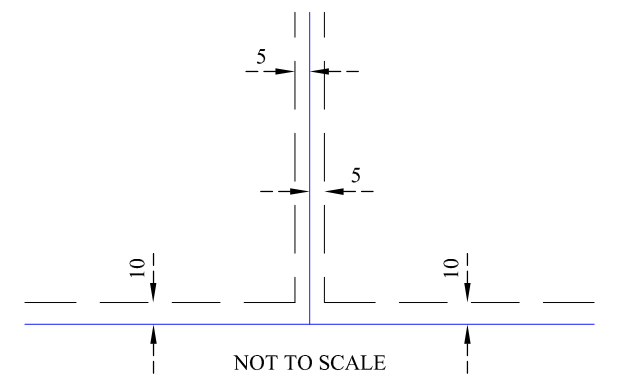
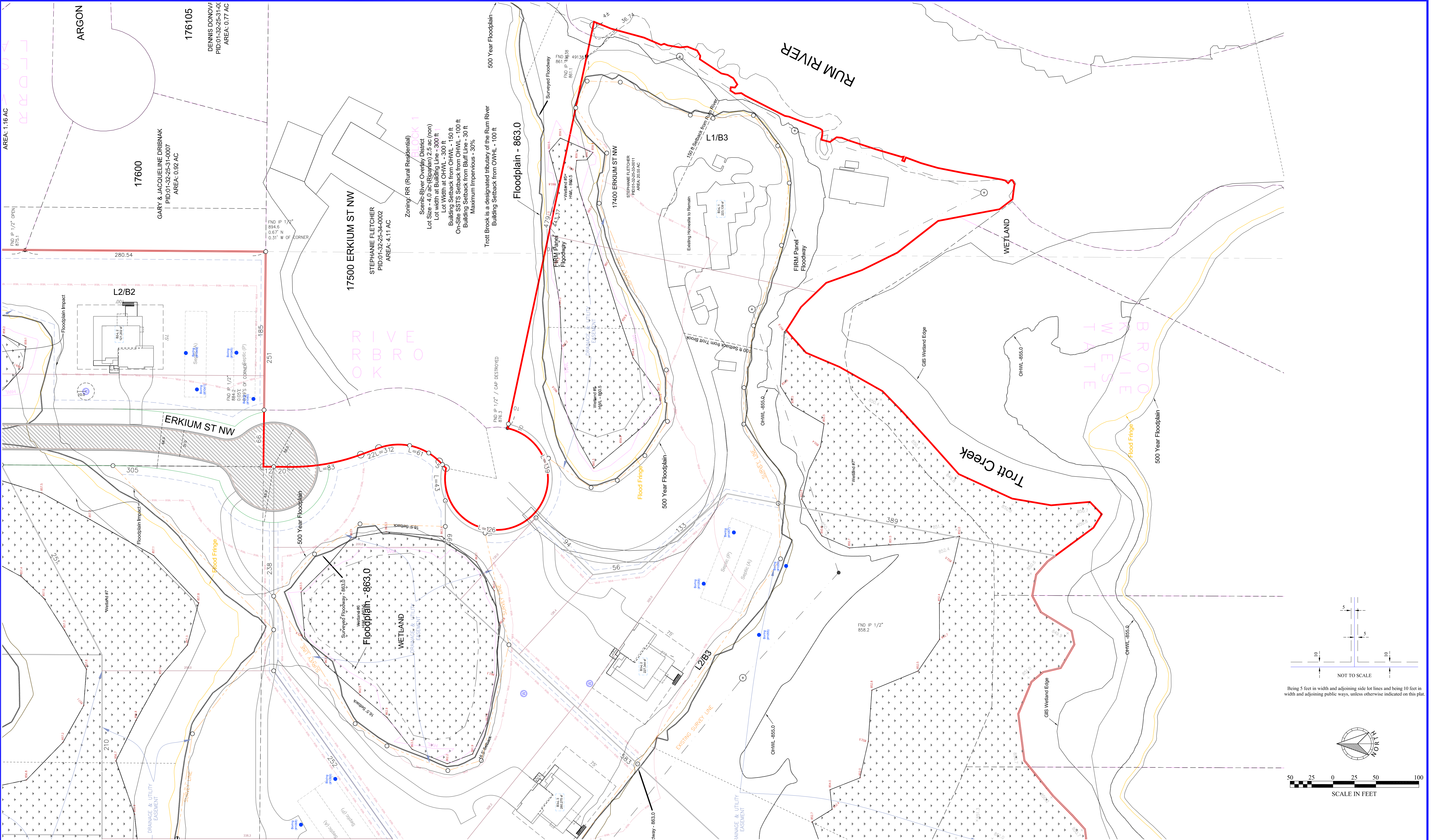
**PRELIMINARY PLAT
RUM RIVER RETREAT**

PREPARED FOR:
SUNDANCE WOODS, LLC

FILE NO.
19214-020

PP2

PP6



Being 5 feet in width and adjoining side lot lines and being 10 feet in width and adjoining public ways, unless otherwise indicated on this plat.

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RSM	3	MJV	09/23/26	City Comments - 09/14/26
CHECKED				
DLS				
DATE				
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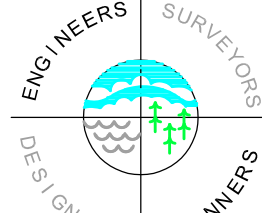
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Anoka County

**RAMSEY,
MINNESOTA**

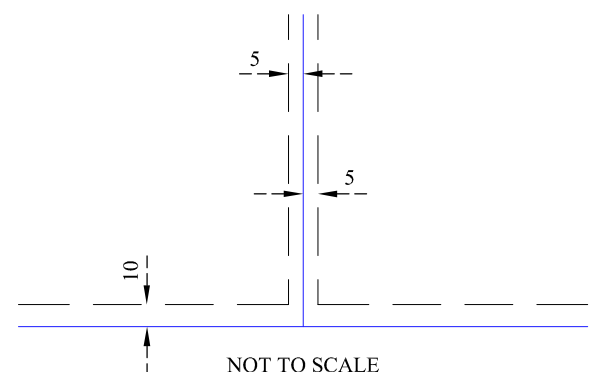
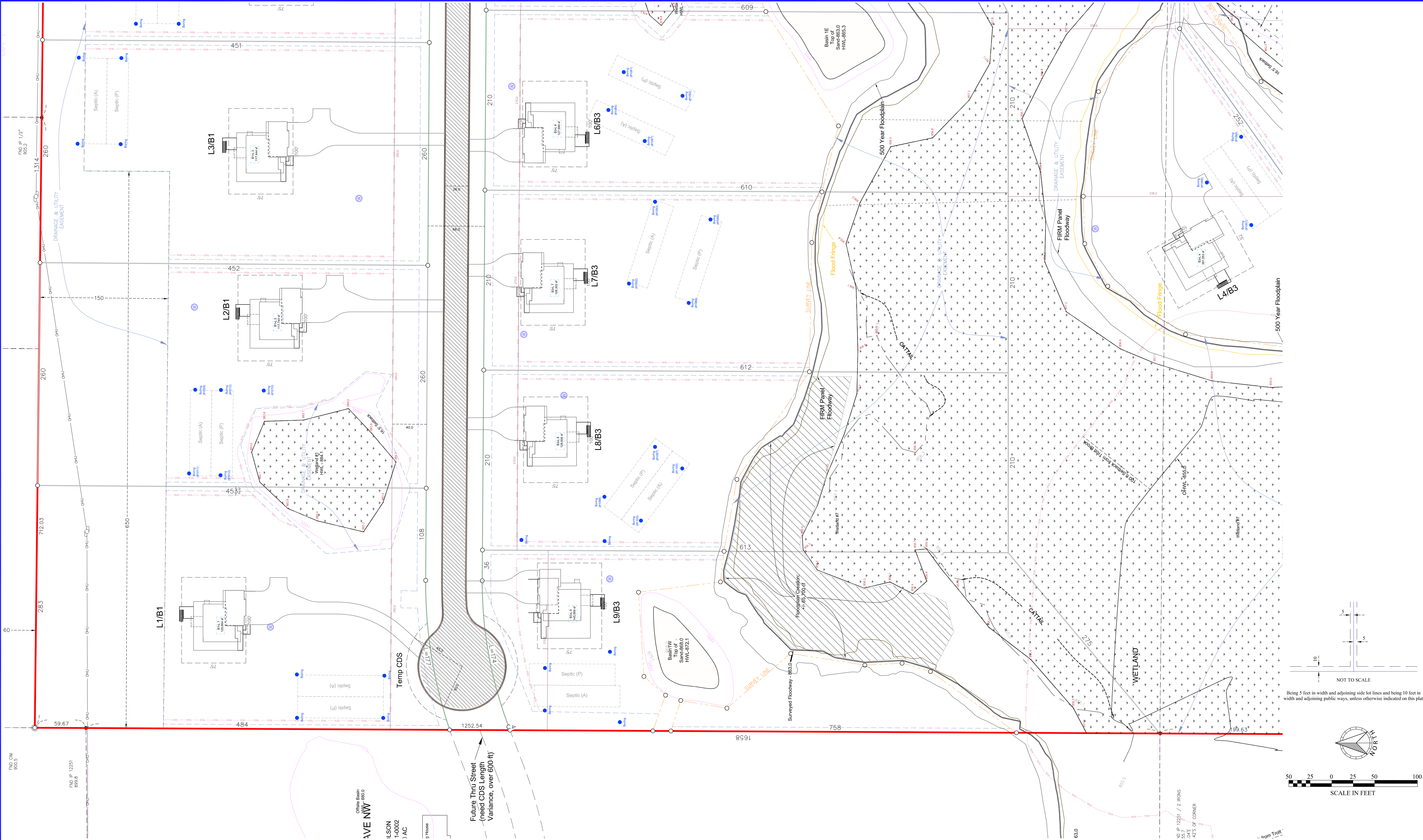
**PRELIMINARY PLAT
RUM RIVER RETREAT**

PREPARED FOR:
SUNDANCE WOODS, LLC

FILE NO.
19214-020

PP3

PP6



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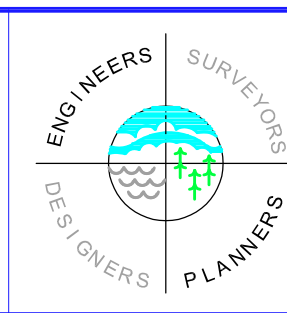
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ctvete@sathre.com

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Anoka County

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MINNESOTA**

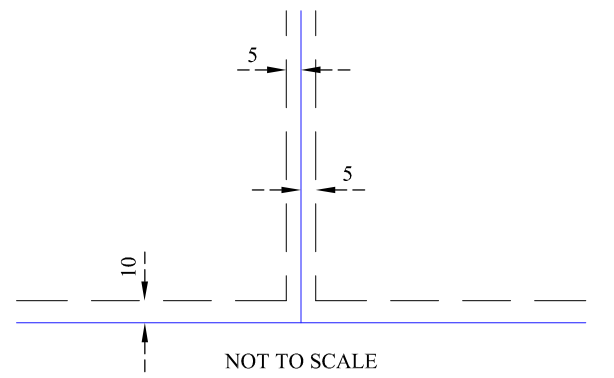
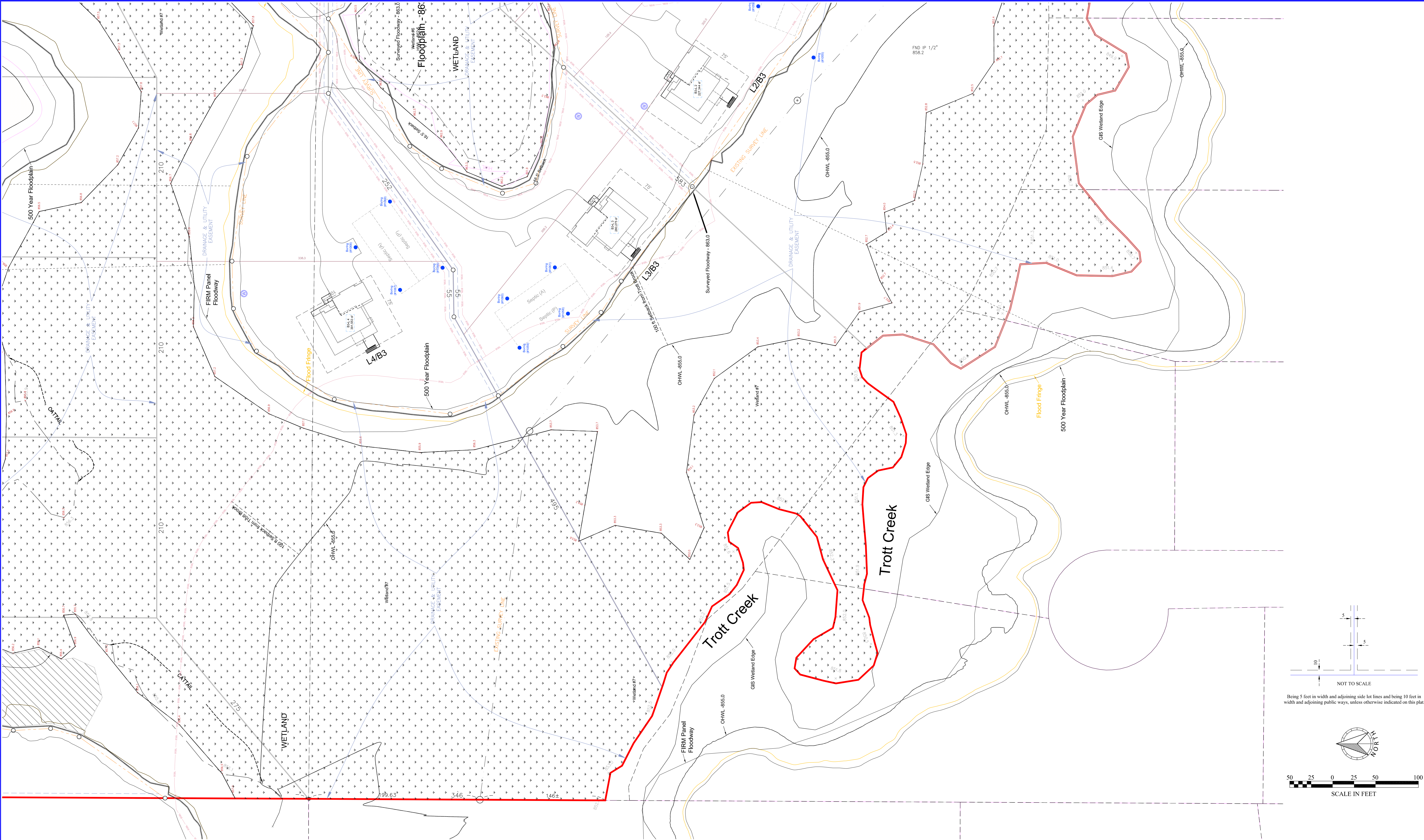
**PRELIMINARY PLAT
RUM RIVER RETREAT**

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FILE NO.
19214-020

PP4

PP6



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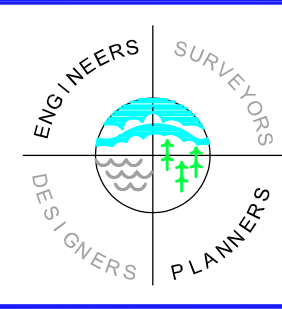
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**RAMSEY,
MINNESOTA**

**PRELIMINARY PLAT
RUM RIVER RETREAT**

PREPARED FOR:
SUNDANCE WOODS, LLC

FILE NO.
19214-020

PP5

PP6

					Rum River Retreat					
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Ramsey, Minnesota

Project #	19214-020			Date	September 23, 2026
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Prepared for:	Sundance Woods, LLC	Prepared by:	Sathre-Bergquist, Inc.
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	6701 Highway 10 NW, Ramsey,						14000 25th Ave. N. #120
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	MN 55303						Plymouth, MN 55447
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Contact:	Tom Dehn	Contact:	Bob Molstad
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	tel:	612-328-2215						tel:	952-476-6000
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BLOCK 1	GROSS AREA			WETLAND AREA		NET AREA		WIDTH @ SETBACK	
Lot 1	129,864	s.f.	2.98 acres	4,696	s.f.	125,168	s.f.	2.87 acres	282.0 +/- l.f.
Lot 2	117,740	s.f.	2.70 acres	11,940	s.f.	105,800	s.f.	2.43 acres	260.0 +/- l.f.
Lot 3	117,444	s.f.	2.70 acres	0	s.f.	117,444	s.f.	2.70 acres	260.0 +/- l.f.
Lot 4	117,127	s.f.	2.69 acres	0	s.f.	117,127	s.f.	2.69 acres	260.0 +/- l.f.
Total	482,175	s.f.	11.07 acres	16,636	s.f.	465,539	s.f.	10.69 acres	

BLOCK 2	GROSS AREA				WETLAND AREA		NET AREA			WIDTH @ SETBACK			
Lot 1	121,086	s.f.	2.78	acres	13,448	s.f.	107,638	s.f.	2.47	acres	655.5	+/-	l.f.
Lot 2	122,422	s.f.	2.81	acres	15,315	s.f.	107,107	s.f.	2.46	acres	655.8	+/-	l.f.
Total	243,508	s.f.	5.59	acres	28,763	s.f.	214,745	s.f.	4.93	acres			

BLOCK 3	GROSS AREA				WETLAND AREA		NET AREA			WIDTH @ SETBACK			
Lot 1	223,809	s.f.	5.14	acres	58,172	s.f.	165,637	s.f.	3.80	acres	319.1	+/-	1.f.
Lot 2	227,982	s.f.	5.23	acres	85,653	s.f.	142,329	s.f.	3.27	acres	305.0	+/-	1.f.
Lot 3	277,084	s.f.	6.36	acres	117,277	s.f.	159,807	s.f.	3.67	acres	305.0	+/-	1.f.
Lot 4	387,523	s.f.	8.90	acres	243,646	s.f.	143,877	s.f.	3.30	acres	310.0	+/-	1.f.
Lot 5	145,568	s.f.	3.34	acres	13,622	s.f.	131,946	s.f.	3.03	acres	221.7	+/-	1.f.
Lot 6	128,606	s.f.	2.95	acres	15,108	s.f.	113,498	s.f.	2.61	acres	210.0	+/-	1.f.
Lot 7	128,302	s.f.	2.95	acres	37,490	s.f.	90,812	s.f.	2.08	acres	210.0	+/-	1.f.
Lot 8	127,999	s.f.	2.94	acres	43,083	s.f.	84,916	s.f.	1.95	acres	210.0	+/-	1.f.
Lot 9	121,562	s.f.	2.79	acres	22,825	s.f.	98,737	s.f.	2.27	acres	210.0	+/-	1.f.
Total	1,768,435	s.f.	40.60	acres	636,876	s.f.	1,131,559	s.f.	25.98	acres			

R/W	GROSS AREA				WETLAND AREA		NET AREA							
	163,062	s.f.	3.74	acres	2,907	s.f.	160,155	s.f.	3.68	acres				
TOTAL	GROSS AREA				WETLAND AREA		NET AREA							
	2,657,180	s.f.	61.00	acres	685,182	s.f.	1,971,998	s.f.	45.27	acres				

[illegible]

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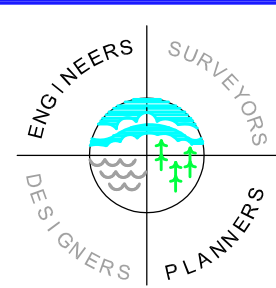
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RAMSEY,
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PRELIMINARY PLAT RUM RIVER RETREAT

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PP6

PP6