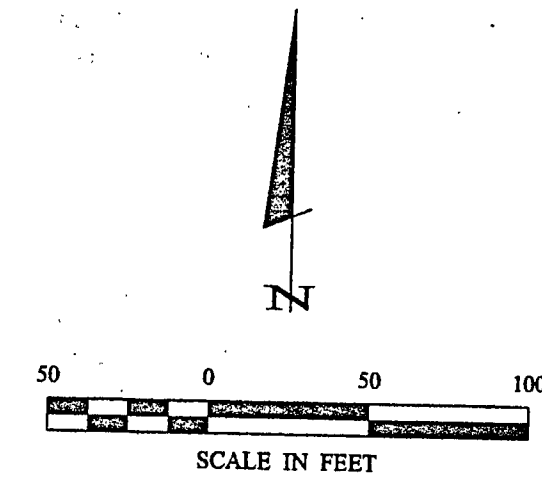


# PARADISE POINT

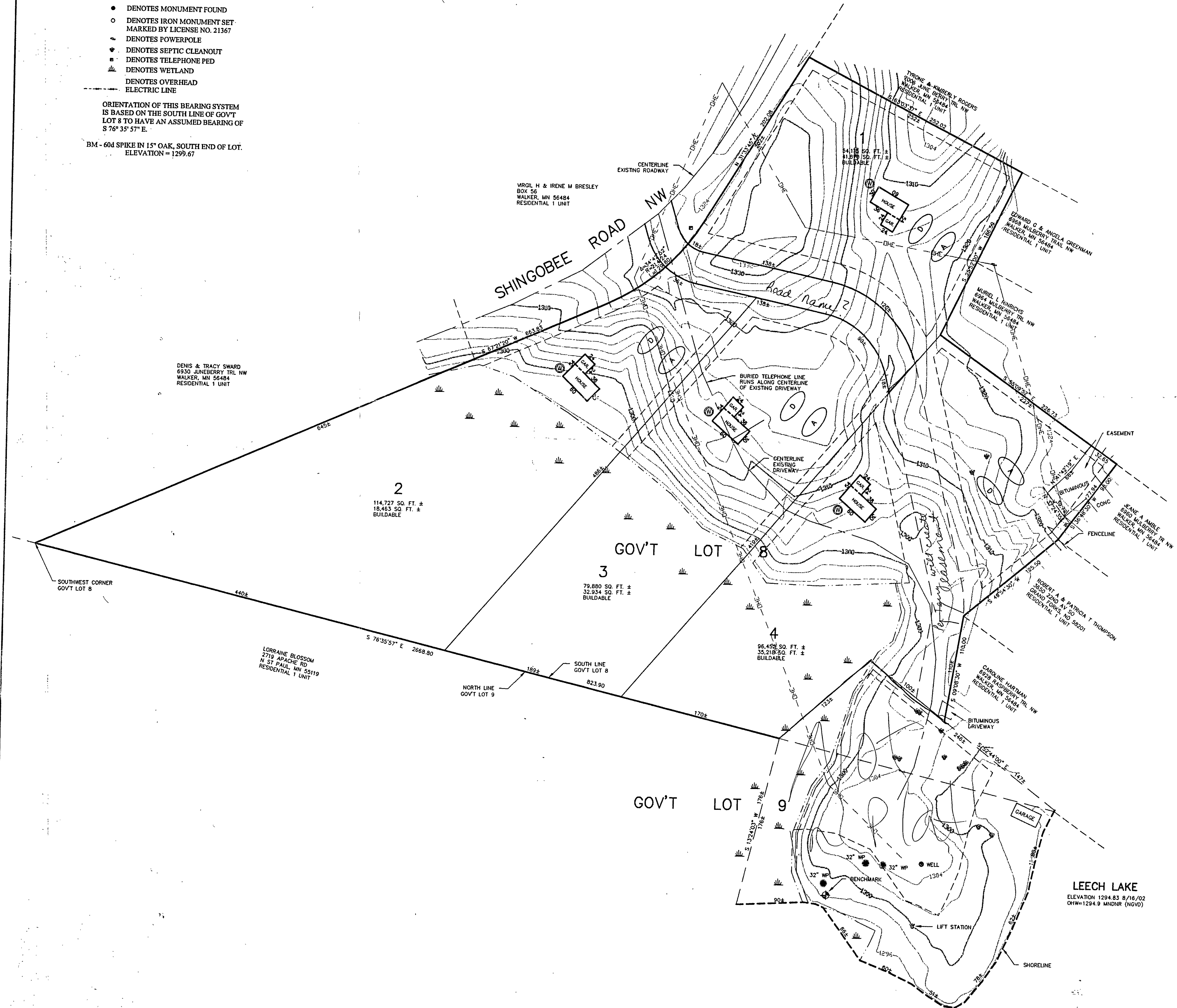
A PRELIMINARY PLAT  
PART OF GOVERNMENT LOT 8,  
SECTION 2, TOWNSHIP 141 NORTH, RANGE 31 WEST,  
CASS COUNTY, MINNESOTA  
CONTAINING 9.72 ACRES±



- DENOTES MONUMENT FOUND
- DENOTES IRON MONUMENT SET MARKED BY LICENSE NO. 21367
- ◆ DENOTES POWERPOLE
- ◆ DENOTES SEPTIC CLEANOUT
- ◆ DENOTES TELEPHONE PED
- ◆ DENOTES WETLAND
- ◆ DENOTES OVERHEAD ELECTRIC LINE

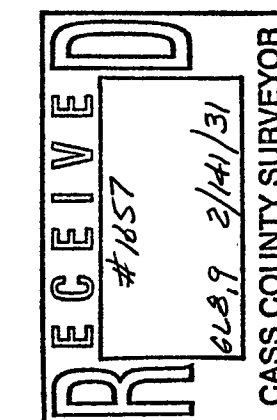
ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE SOUTH LINE OF GOV'T LOT 8 TO HAVE AN ASSUMED BEARING OF S 76° 35' 57" E.

BM - 604 SPIKE IN 15" OAK, SOUTH END OF LOT. ELEVATION = 1299.67



**OWNER & DEVELOPER**  
D. W. JONES, INC.  
P.O. BOX 340  
WALKER, MN 56484

**SURVEYOR**  
Landecker & Associates, Inc.  
P.O. Box 292  
Walker, MN. 56484  
ATTN: Terry L. Freeman



**Landecker & Associates, Inc.**  
Engineering - Surveying - Planning  
Walker, MN 56484  
Phone: 12185471296 Fax: 12185471272

## UTILITIES

All lots have been designed large enough to allow for two (2) possible drainfield sites as shown on the plat. Drainfield sites must meet all setback requirements as set forth in the county's or city's ordinances. Some lots may require mound drainfield systems based on the soil conditions. All lots will be served by private wells for their individual water supply.

## VEGETATION AND TOPOGRAPHIC ALTERATIONS

The plat will consist of 4 lots for residential purposes. Each lot will support residential improvements where vegetation and land alterations will occur for the construction of homes, garages, drives, sewer systems, and other appropriate residential amenities.

## EROSION CONTROL PLAN

- All ground disturbed by construction is to be stabilized as soon as possible using seed and mulch turf establishment.
- Maintain vegetation along property lines and areas undisturbed by construction.
- No filling or disturbing wet land(s) areas.
- Silt fences shall be placed at the edge of wet lands during construction.

## CONTOUR INFORMATION

Contour interval is 2 feet from field methods.

## ZONING

Current zoning is shoreland residential. Property is Torrens.

## SOILS

The Cass County Soils Survey indicates soil in the proposed platted area to be classified as "Typic Udipsamment-arenic Eutroboralfs-Alfic Udipsamments Association". These soils are reported to be "excessively and well drained". The soils in the wetlands are Histosis.

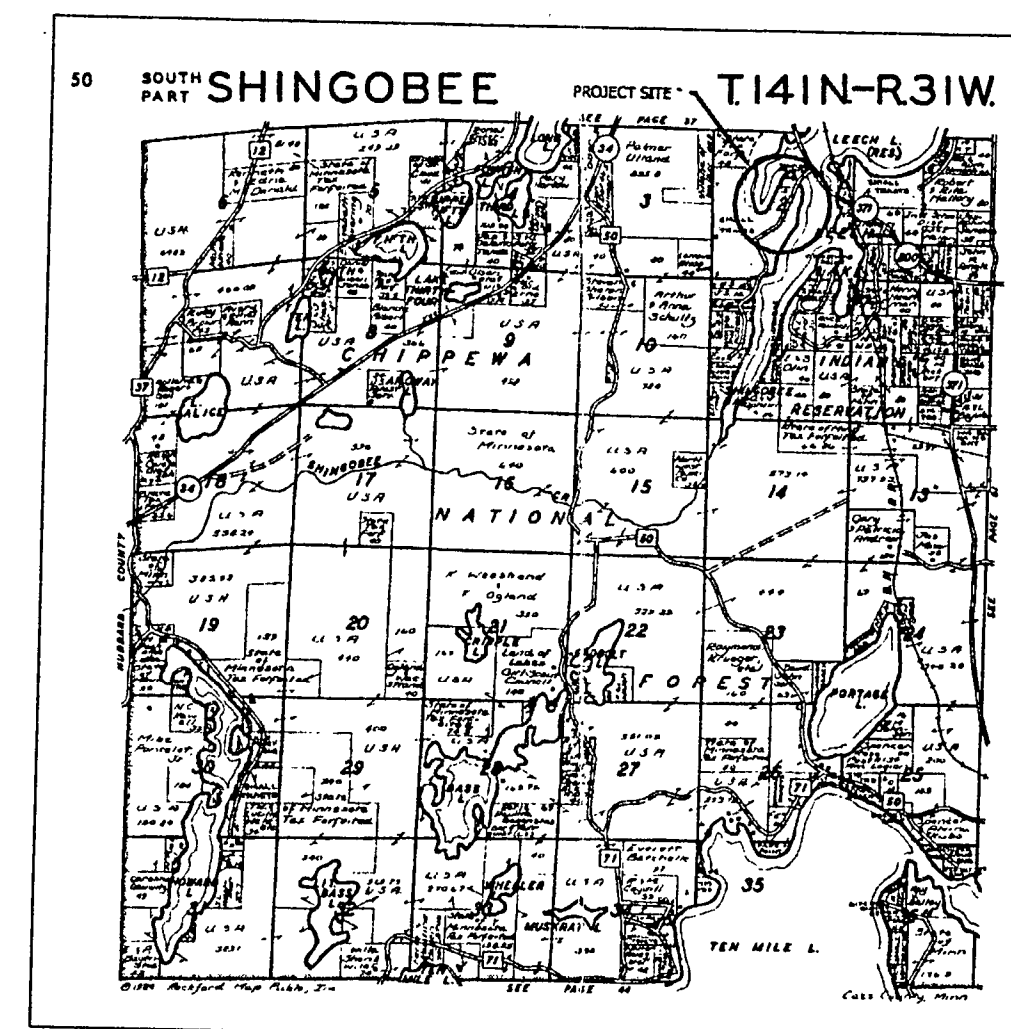
## ACCESS

Access is from a bituminous township road.

## LEGEND

PROPOSED LOT IMPROVEMENT FOR ILLUSTRATIVE PURPOSES ONLY

- POSSIBLE HOUSE AND GARAGE BUILDING SITE ONLY
- POSSIBLE WELL LOCATION
- POSSIBLE DRAINFIELD LOCATION
- POSSIBLE ALTERNATE DRAINFIELD LOCATION
- DENOTES WET LAND(S)



**VICINITY MAP**  
USED WITH PERMISSION

MINNESOTA PROFESSIONAL ENGINEERING, SURVEYING, AND PLANNING BOARD  
THIS REPORT WAS PREPARED BY ME OR UNDER MY SUPERVISION AND I AM A LICENSED PROFESSIONAL ENGINEER, SURVEYOR, OR PLANNER UNDER THE LAWS OF THE STATE OF MINNESOTA.  
*Terry L. Freeman*  
DATE: 6/25/13 LIC. NO. 21367

REVISIONS	DATE	DESCRIPTION

DATE:	6/25/13
SCALE:	1"=50'
HORIZ.:	1"=50'
VERT.:	NONE

PROJ. MGR.	TLF
CHECKED BY:	TLF
DRAWN BY:	DIRC
COMPUTER:	022189
FIELD BOOK:	BOOK 185 PG. 49
FILE NO.:	022189

**TOPOGRAPHIC SURVEY**

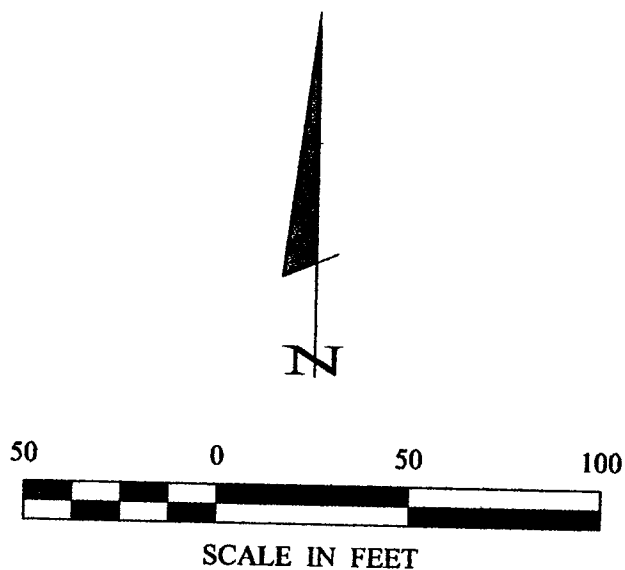
D. W. JONES, INC.  
PO BOX 340  
WALKER, MN. 56484

SHEET



# TOPOGRAPHIC SURVEY

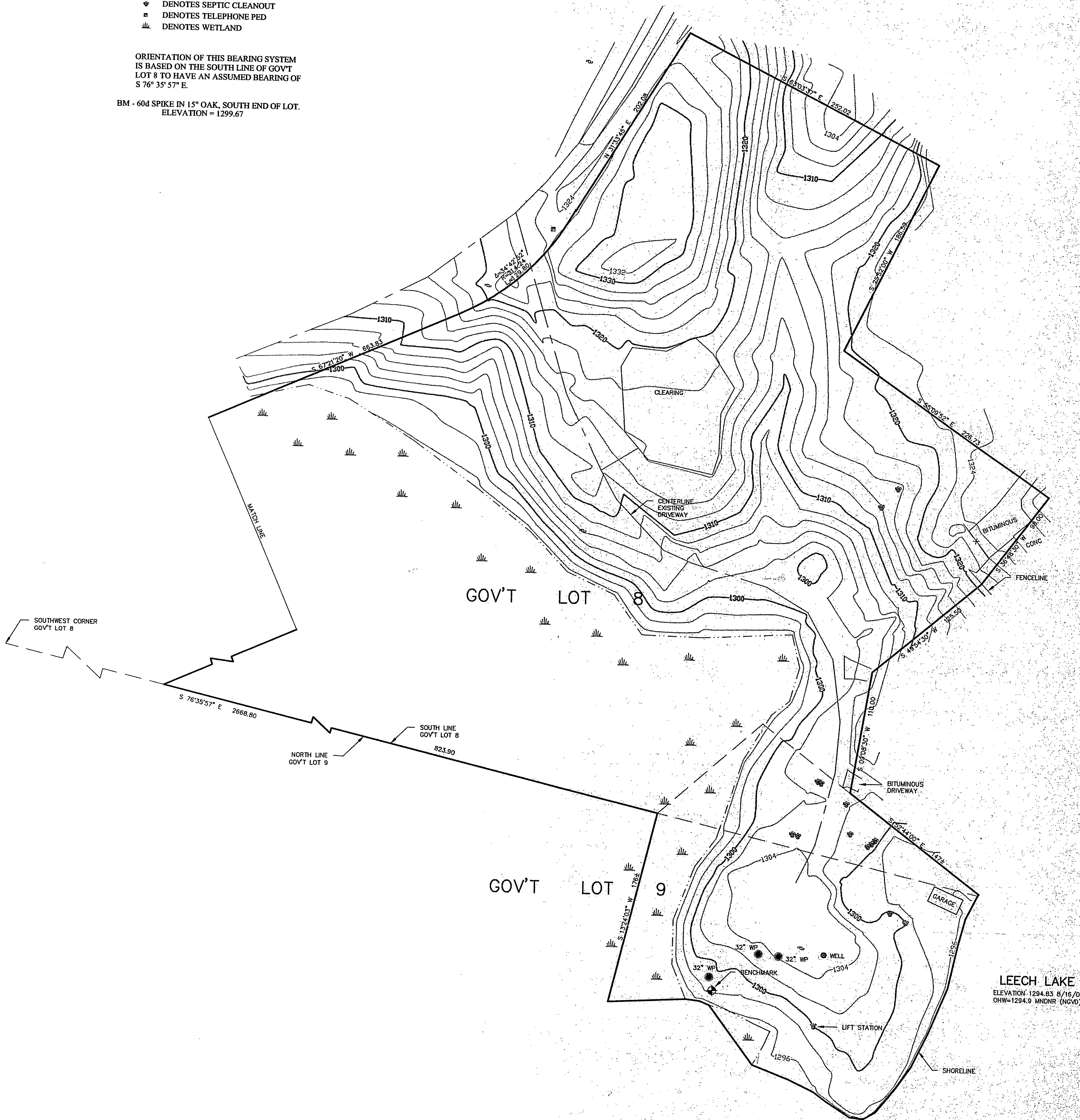
PART OF GOVERNMENT LOTS 8 & 9,  
SECTION 2, TOWNSHIP 141 NORTH, RANGE 31 WEST,  
CASS COUNTY, MINNESOTA



- DENOTES MONUMENT FOUND
- DENOTES IRON MONUMENT SET MARKED BY LICENSE NO. 21367
- ~ DENOTES POWERPOLE
- ☼ DENOTES SEPTIC CLEANOUT
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RECEIVED  
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SEP - 3 2002  
6L8,9 2/14/31  
CASS COUNTY SURVEYOR

SHEET 1 OF 1	TOPOGRAPHIC SURVEY		PROJ. MGR. TLF	COMPUTER: 022189	DATE: 8/29/02	REVISIONS		I HEREBY CERTIFY THAT THIS SURVEY, PLAN, SPECIFICATION, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A FULLY LICENSED PROFESSIONAL ENGINEER OR LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MINNESOTA.  TERRY L. FREEMAN DATE: 8/29/02 LIC. NO. 21367
	D. W. JONES, INC. PO BOX 340 WALKER, MN. 56484		CHECKED BY: TLF	FIELD BOOK: BOOK 185 PG. 49	SCALE: HORIZ. 1"=50'	DATE	DESCRIPTION	
			DRAWN BY: DRG	FILE NO: 022189	VERT. NONE			

**Landecker & Associates, Inc.**  
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Phone: 1-218-547-1296 Fax: 1-218-547-2272