

CERTIFICATE OF SURVEY

LOTS 13 & 14, LAND AND ALLEN'S SECOND ADDITION TO SYLVAN BEACH
SECTION 11, TOWNSHIP 133 NORTH, RANGE 30 WEST,
CASS COUNTY, MINNESOTA

SYLVAN LAKE

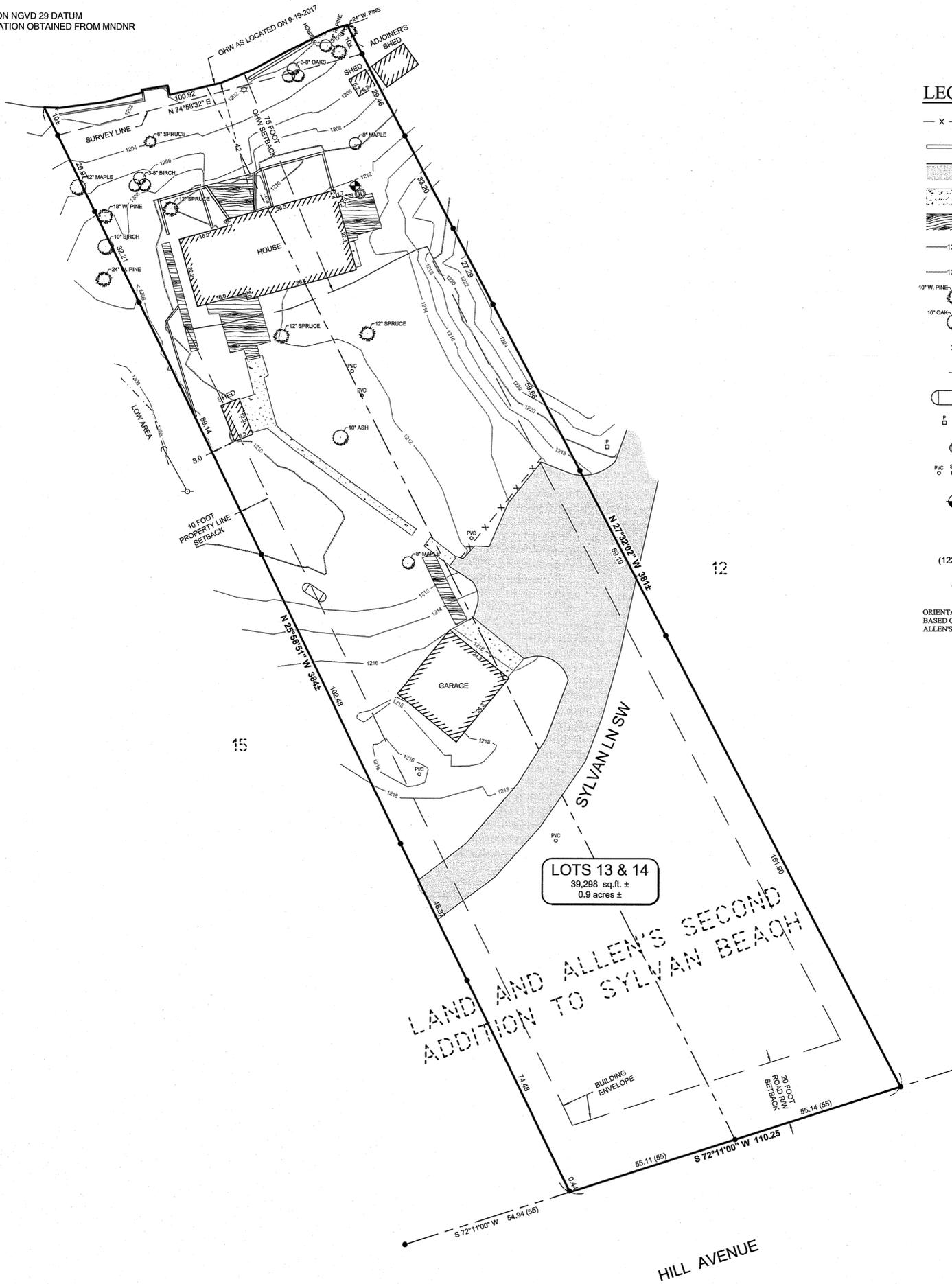
GENERAL DEVELOPMENT CLASSIFICATION

LAKE ELEVATION = 1200.15 ON 9-19-2017

ORDINARY HIGH WATER ELEVATION = 1199.8

BENCHMARK: Horizontal 3/8" x 8" spike 1.2' above ground in the NE side of the same 1.9' red oak described as BM LETTER A, 50' from water's edge, approximately 100' West of concrete outlet dam (south outlet), 24' east of a driveway and 45' NE of NE corner of private cabin at Fire # H2853 (likely Lower Sylvan Rd SW, Pillager); new spike set directly above the old chopped out railroad spike B.M. elev 1201.82 for a 10/25/1995 elevation = 1201.88. However, a 1/4/2012 elevation utilizing GPS/RTK/VRS survey methods = 1202.99

BASED ON NGVD 29 DATUM
INFORMATION OBTAINED FROM MNDNR



LEGEND

- X - X - DENOTES EXISTING FENCE LINE
- DENOTES EXISTING RETAINING WALL
- ▨ DENOTES EDGE OF EXISTING BITUMINOUS
- ▩ DENOTES EDGE OF EXISTING CONCRETE
- ▧ DENOTES EDGE OF EXISTING WOODEN DECKING
- 1208— DENOTES EXISTING INTERMEDIATE CONTOURS
- 1210— DENOTES EXISTING INDEX CONTOURS
- 10' W. PINE: ○ DENOTES EXISTING CONIFEROUS TREE, TYPE & SIZE
- 10' OAK: ○ DENOTES EXISTING DECIDUOUS TREE, TYPE, & SIZE
- ☆ DENOTES EXISTING MOUNTED LIGHT
- ⊕ DENOTES EXISTING UTILITY POLE W/ GUY WIRE
- DENOTES EXISTING LP TANK
- ☎ DENOTES EXISTING PHONE PEDESTAL & PHONE BOX
- ⊙ DENOTES EXISTING WELL
- ⊙⊙ DENOTES EXISTING SEPTIC VENT, SEPTIC CLEANOUT, & SEPTIC TANK LID
- ⊕ DENOTES BENCHMARK: HIGH POINT OF WELL ELEV. = 1214.54
- (123.45) DENOTES PLAT AND/OR DEEDED MEASURE
- DENOTES MONUMENT FOUND

ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE RECORDED PLAT OF LAND AND ALLEN'S SECOND ADDITION TO SYLVAN SHORES.

LOTS 13 & 14
39,298 sq. ft. ±
0.9 acres ±

LAND AND ALLEN'S SECOND
ADDITION TO SYLVAN BEACH

IMPERVIOUS CALCULATIONS

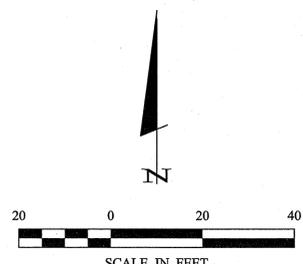
EXISTING	IMPERVIOUS AREA (sq. ft.)	Net Area (sq. ft.)	Percent Impervious (sq. ft.)
House	1,317	39,298	3.4%
Sheds	116	39,298	0.3%
Garage	638	39,298	1.6%
Decks	710	39,298	1.8%
Concrete	528	39,298	1.3%
Bituminous	3,745	39,298	9.5%
Total	7,054	39,298	18.0%

NOTES:

- Contour interval as shown = 2 foot. Based on NGVD 29 datum. Contours shown North of Sylvan Lane SW have been obtained using standard survey topographic methodologies. Field located on 9-19-2017.
- Zoning for subject tract = "Shoreland Residential".
- There are no bluffs or wet lands within surveyed property.
- Parcel ID of subject parcel: 41-502-0130.
- The property address of subject parcel: 2710 Sylvan Lane SW.

SURVEYOR'S NOTE:

Hill Avenue is dedicated in the recorded plat of LAND AND ALLEN'S SECOND ADDITION TO SYLVAN BEACH, however access for subject tract is via Sylvan Lane SW. Title research is recommended to determine if there is a recorded easement for Sylvan Lane SW. For purposes of this survey no right-of-way is shown for Sylvan Lane SW.



1 of 1	CERTIFICATE OF SURVEY	PROJECT MANAGER: CMH	PROJECT No.: 16225-1	DATE: 9-27-2017	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 DULY LICENSED PROFESSIONAL ENGINEER OR LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MINNESOTA. Cynthia M. Hidde CYNTHIA M. HIDDE PLS#44881 DATE: 9/27/17 LIC. NO. 44881		30176 Old Highway #371 Suites 1 & 2 P. O. Box 874 Pequot Lakes, MN 56472 218-568-4940 www.stonemarksurvey.com
	David Ebaugh 12992 380th St. Avon, MN 55310	CHECKED BY: CMH	FILE NAME: C16225-1.dwg	SCALE: 1"=20'	DATE			
		DRAWN BY: RJF	FIELD BOOK: BOOK 443 PG. 78	VERT.: NONE				