

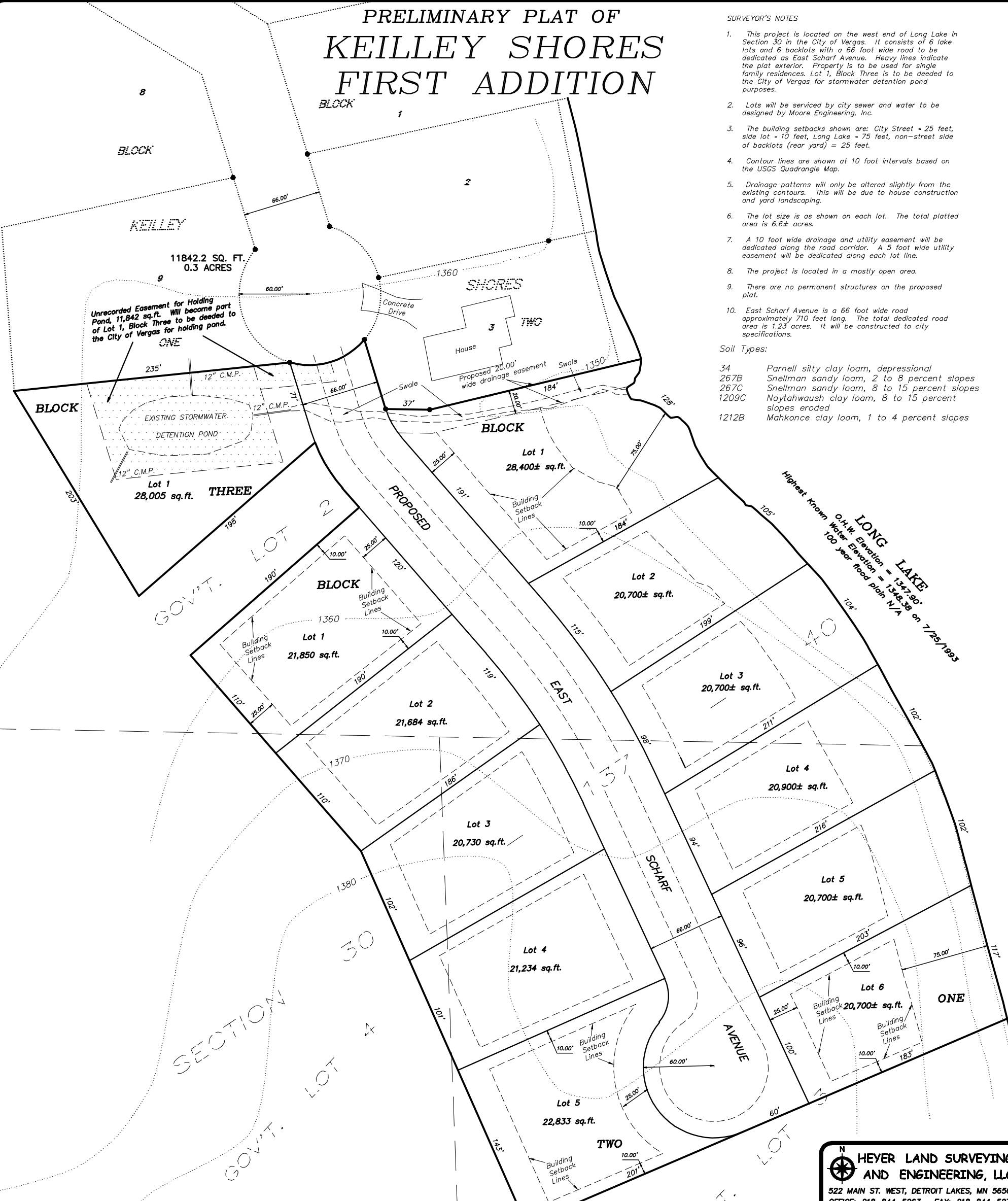
PRELIMINARY PLAT OF KEILLEY SHORES FIRST ADDITION

SURVEYOR'S NOTES

1. This project is located on the west end of Long Lake in Section 30 in the City of Vergas. It consists of 6 lake lots and 6 backlots with a 66 foot wide road to be dedicated as East Scharf Avenue. Heavy lines indicate the plat exterior. Property is to be used for single family residences. Lot 1, Block Three is to be deeded to the City of Vergas for stormwater detention pond purposes.
2. Lots will be serviced by city sewer and water to be designed by Moore Engineering, Inc.
3. The building setbacks shown are: City Street - 25 feet, side lot - 10 feet, Long Lake - 75 feet, non-street side of backlots (rear yard) = 25 feet.
4. Contour lines are shown at 10 foot intervals based on the USGS Quadrangle Map.
5. Drainage patterns will only be altered slightly from the existing contours. This will be due to house construction and yard landscaping.
6. The lot size is as shown on each lot. The total platted area is 6.6± acres.
7. A 10 foot wide drainage and utility easement will be dedicated along the road corridor. A 5 foot wide utility easement will be dedicated along each lot line.
8. The project is located in a mostly open area.
9. There are no permanent structures on the proposed plat.
10. East Scharf Avenue is a 66 foot wide road approximately 710 feet long. The total dedicated road area is 1.23 acres. It will be constructed to city specifications.

Soil Types:

- 34 Parnell silty clay loam, depressional
- 267B Snellman sandy loam, 2 to 8 percent slopes
- 267C Snellman sandy loam, 8 to 15 percent slopes
- 1209C Naytahwaush clay loam, 8 to 15 percent slopes eroded
- 1212B Mahkonce clay loam, 1 to 4 percent slopes



LEGEND

○ = Denotes iron monuments placed, capped with Minnesota Registration No. 43807.
 ● = Denotes iron monuments in place.
 Orientation of bearing system is assumed.

0' 50' 100'
 graphic scale
 Scale: 1 inch = 50 feet.

I hereby certify that this survey, plan, or report was prepared by me or under my direct supervision and that I am a duly Licensed Land Surveyor under the laws of the State of Minnesota.

Date _____ License # 43807

**MEYER LAND SURVEYING
AND ENGINEERING, LLC**

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DRAWING FILE: 30Bunkowske	COORD. FILE: 25Sonnenberg	DRAWN BY: CDH
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DRAWING NUMBER: 526