

LEGAL DESCRIPTION:

Lot 6, Block 2, PRAIRIE VILLAGE 2ND ADDITION,
Hennepin County, Minnesota.

EROSION CONTROL NOTES:

A. Volume of removal:
36.6'x15.0'x5.5' = 3,19.5 ft³ = 112 cu yds (Item 3)

GENERAL NOTES:

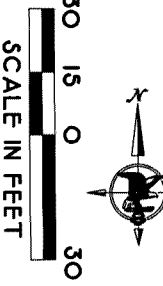
1. The bearing system used is assumed.
2. The location of the underground utilities shown hereon, if any, are approximate only. PURSUANT TO MSA 216D CONTACT COPPER STATE ONE CALL AT (612) 454-0002 PRIOR TO ANY EXCAVATION.
3. Site Area = 10,239 square feet = 0.235 acres.
4. This survey was made on the ground.
5. No title commitment was furnished for the preparation of this survey.
6. Elevation datum is based on NAD 88 data. HSI Benchmark #1 is located Top Nut Hydrant (AS SHOWN ON SURVEY)
Elevation = 850.42
7. Existing Impervious Area details:
Total Site Area: 10,239 s.f.
Total Impervious Area: 3,380 s.f.
House Area: 888 s.f.
Proposed Addition: 549 s.f.
Garage Area: 649 s.f.
Driveway/Paved Areas: 1,087+59+148 = 1,294 s.f.
Percent of Impervious Area: 33.01%
8. This survey was made without the benefit of a plan signed by an architect.
9. Proposed ground elevations to be field verified by contractor for drainage.

LEGEND

- Set Property Corner (Minn. Reg. No. 23677)
- Concrete
- Concrete Curb
- Fence
- Overhead Electric
- Water
- Gas
- Sanitary Sewer
- Storm Sewer
- Electric Meter
- Hydrant
- Unknown Manhole
- Air Conditioning Unit
- Window Well
- Deciduous Tree (Dia. in in.)
- Gas Meter
- Sanitary Manhole
- Storm Manhole
- Existing Contour
- Proposed Contour
- Proposed Spot Elevation
- Proposed Drainage Arrow 2.0% MIN.
- Proposed Silt Fence

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

Date: June 23, 2023
Thomas E. Hoderly
Thomas E. Hoderly
Minn. Reg. No. 23677



HOUSE DETAILS:
8120 COLFAX AVENUE SOUTH
1-STORY HOUSE
FOOTPRINT AREA = 888 SQ. FT.

File No.	202320401	Page	47
W.D. Number	2023204.01	Book	670
Sheet No.	1 OF 1	CAD Tec.	CT

**LOT CERTIFICATION SURVEY
WITH PROPOSED ADDITION**
for:
DORPINGHAUS CONSTRUCTION
SITE: 8120 COLFAX AVENUE SOUTH
BLOOMINGTON, MINNESOTA



HARRY S. JOHNSON CO. INC.
LAND SURVEYORS & CONSULTANTS
9063 Lyndale Avenue South
Bloomington, Mn. 55420
(952) 884-5341
(952) 884-5344 Fax
Email: tom@hjsurveyors.com
Web: www.hjsurveyors.com