

CERTIFICATE OF SURVEY

DESCRIPTION - (Parcel No.: 29-1-463400)

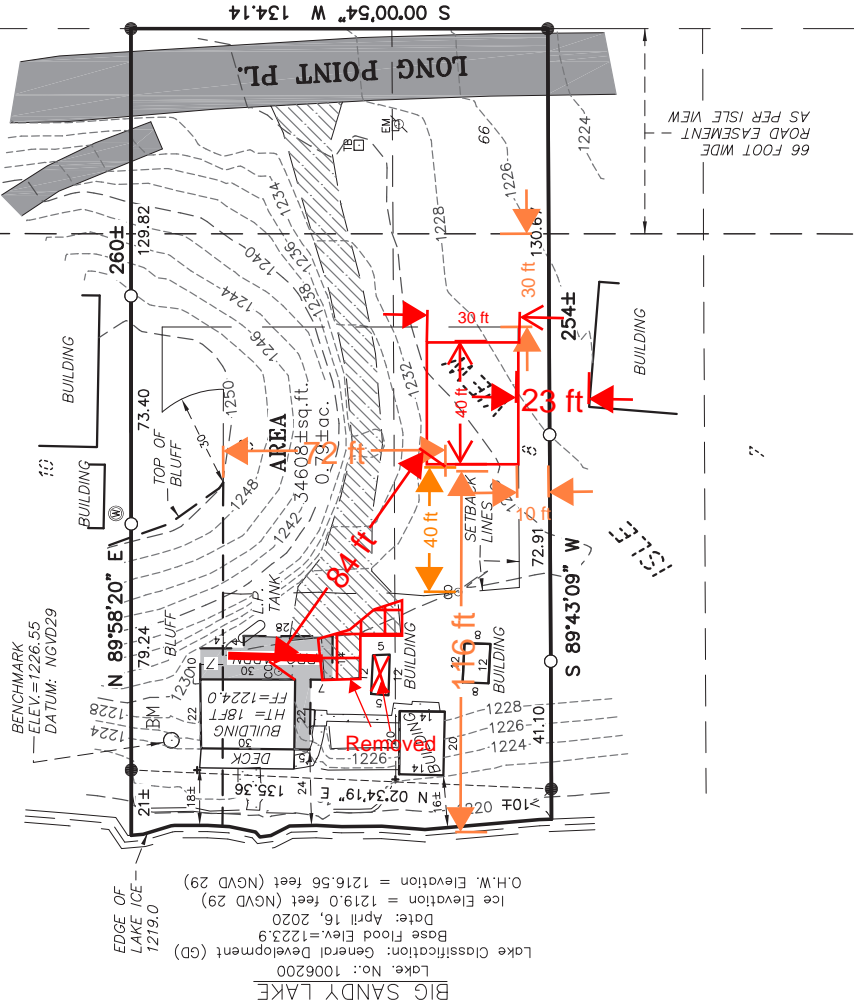
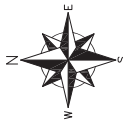
Lot 9, ISLE VIEW, according to the recorded plat thereof, Aitkin County, Minnesota.

DESCRIPTION - (Parcel No.: 29-1-463301)

The Northerly 50 feet of Lot 8, ISLE VIEW, according to the recorded plat thereof, Aitkin County, Minnesota.

SURVEYOR'S NOTES:

- Bearing Orientation: The north line of Lot 9 of ISLE VIEW is assumed to have a bearing of North 89 degrees 58 minutes 20 seconds East.
- Vertical elevation and datum based on US Army Corps of Engineers daily pool reading.
- The field survey was completed on 4/15/2020.
- Arro Land Surveying of Brainerd, INC. has made no investigation or independent search for easements of record, encumbrances, restrictive covenants, ownership title evidence, or any other facts that an accurate and current title search may disclose.
- The utilities as shown on this survey were developed from the visible utilities across your property and is not implied nor intended to be the complete inventory of utilities in this area. It is the client's responsibility to verify the location of all utilities prior to construction or improving your property.
- Property Zoning: Shoreland
- Setback Requirements:
GD OHW Line = 75 feet
Road Easement = 30 feet
Top of Bluff = 30 feet
Property Line = 10 feet



Lake No.: 1006200
Lake Classification: General Development (GD)
Base Flood Elev.=122.9
Date: April 16, 2020
Ice Elevation = 1219.0 feet (NGVD 29)
O.H.W. Elevation = 1216.56 feet (NGVD 29)

IMPERVIOUS SURFACE:	
EXISTING	
Parcel Area =	34608 sq ft
Buildings =	1096 sq ft
Concrete Surface =	268 sq ft
Bituminous Surface =	2807 sq ft
Gravel Surface =	2649 sq ft
Total Impervious Surface =	6820 sq ft
6820/34608 =	0.197
Existing Impervious Surface =	19.7%
PROPOSED	
Parcel Area =	34608 sq ft
Pro. Garage =	1200 sq ft
Buildings =	1096 sq ft
Concrete Surface =	268 sq ft
Bituminous Surface =	2807 sq ft
Gravel Surface =	2597 sq ft
Total Impervious Surface =	7410 sq ft
7410/34608 =	0.214
Existing Impervious Surface =	19.7%
	= 22.5%

LEGEND

- DENOTES 1/2 INCH IRON PIPE SET AND MARKED WITH RLS 46165 CAP.
- DENOTES FOUND SURVEY MONUMENT
- DENOTES TELEPHONE PEDESTAL
- ⊗ DENOTES ELECTRIC METER
- ⊕ DENOTES UTILITY POLE
- ⊙ DENOTES WELL
- ⊗ DENOTES SEPTIC CLEANOUT
- 1320--- DENOTES 2 FOOT CONTOURS (NGVD29)
- ▨ DENOTES GRAVEL SURFACE
- ▩ DENOTES BITUMINOUS SURFACE
- ▧ DENOTES CONCRETE SURFACE

NO.	DATE	BY	REVISION DESCRIPTION

CLIENT:
Doug Hussman
Property Address:
50917 Long Point Pl.
McGregor, MN 55760

VARIANCE SURVEY
Lot 9 and part of Lot 8
ISLE VIEW,
Aitkin County, MN



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.
Dated this 3rd day of June, 2020
By: *Mack T. Downing*
Mack T. Downing, Minnesota License No. 46165