

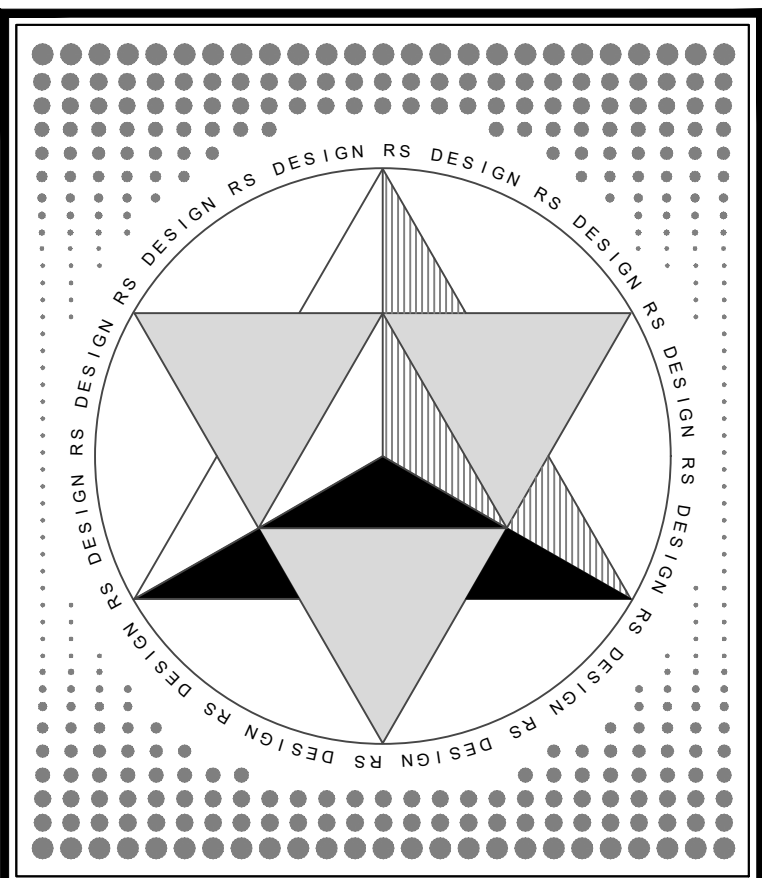
PROJECT DATA & SITE DEVELOPMENT STANDARDS:

PROJECT ADDRESS: 22109 512th LANE, MCGREGOR, MN. 55760
 PARCEL NO. 39-0-001905
 PROJECT WORK SCOPE: GARAGE ADDITION

DESCRIPTION:
 BIG SANDY
 .71 ACRES IN LOT 9
 SEC. 1 TWP. 49 RGE. 24
 PARCEL NO. 39-0-001905
 OCCUPANCY GROUP: R3
 ZONING: GD (GENERAL DEVELOPMENT)
 MIN. LOT SIZE: 20,000 S.F. 100' (RIPARIAN) OR 40,000 S.F. 150' (NON RIPARIAN)
 ACTUAL WATERLINE WIDTH: 140.27'
 LOT SIZE: 31,780 S.F. ±
 SLOPE OF EXIST GRADE AT THE CONSTRUCTION SITE: 12.5%

BUILDING DATA:
 GARAGE ADDITION AREA: 446 S.F.

SETBACKS:
 MIN. BUILDING SETBACK FROM LAKE: GD 75' FROM ORDINARY HIGH WATER LINE
 PROPOSED BUILDING SETBACK FROM LAKE: 15' ±
 ROAD SETBACKS: 30' FROM RIGHT-OF-WAY OF TOWNSHIP OR OTHER MINOR ROADS
 SIDE YARD SETBACKS: 10' MIN.



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Site Plan Key Notes:

ROBB SIMONSON of RS DESIGN SIGNATURE

ISSUE:	DATE:	DESCRIPTION:
1		
2		
3		

PROJECT TITLE:
GARAGE ADDITION
 22109 512th LANE
 MCGREGOR, MN. 55760

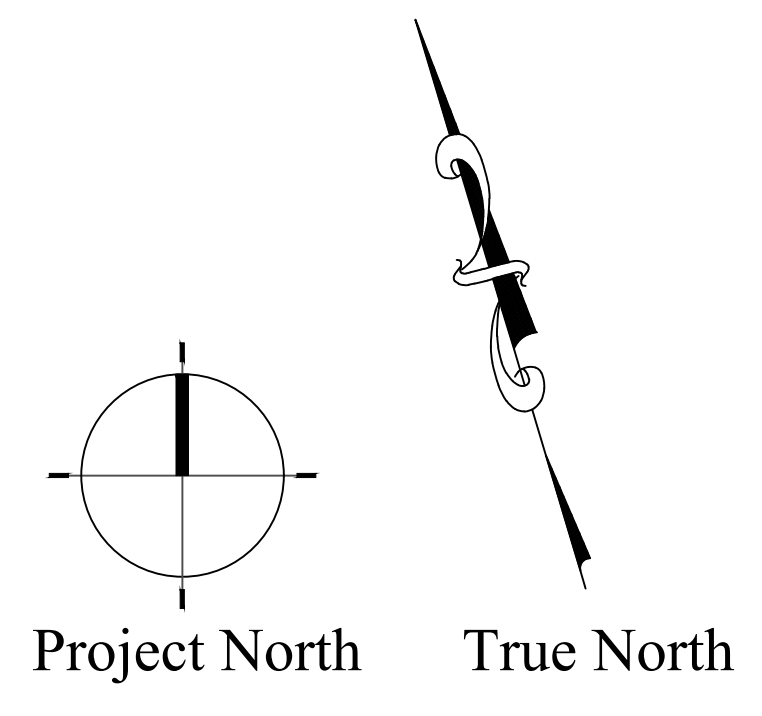
OWNER:

SHEET TITLE:
SITE PLAN

GRAPHIC SCALE:
 0 4' 8' 12' 16' 20' 40'
 1/16" = 1'-0"

DATE: 8-17-23 DRAWN: ROBB SIMONSON
 PROJECT NO. CHECKED:
 SHEET NO.

A1



Site Plan Scale: 1/16" = 1'-0"
 LOT SIZE: 31,780 S.F. ±

LEGAL DESCRIPTION:
 BIG SANDY
 .71 ACRES IN LOT 9
 SEC. 1 TWP. 49 RGE. 24
 PARCEL NO. 39-0-001905