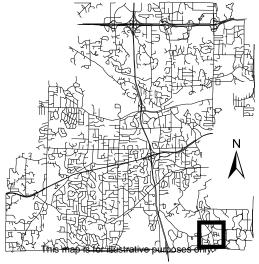




Location Map

Project: Curson & Wiersma Address: 5908 Shady Oak Rd



5908 Shady Oak Rd S. 2/13/2024

We are requesting a variance to the ordinance in order to build a detached garage. We intend to store our vehicles, sporting equipment, lawn care and snow removal items, etc. in this structure. Our request would meet the variance standard as outlined in city code because we have established that there are practical difficulties in complying with the ordinance due to circumstances unique to the property not created by the landowner, and the variance, if granted, would not alter the essential character of the locality. We thank you for your time in reviewing our proposal and can provide any additional information you may need to make your recommendation.

LEGAL DESCRIPTION

 $\frac{3}{6}$

TOWNSHIP

117N

RANGE

N N N

the 36

of the northwest quarter of of the southwest quarter of section

S00°42'44"E 305.68 V PLAN PAVEMENTY

TWO STOREY 'S WOOD FRAME HOUSE NO 5908

57.9

southwest quarter of quarter of section 36

POINT OF BEGINNING northwest corner of the saquarter of the southwest c

Those parts of the following described land lying westerly of the right of way line of County Road No. 61, described on Hennepin County State Aid Highway No. 61, Plat 17:

The northwest quarter of the northwest quarter of the southwest quarter of Section 36, Township 117 North, Range 22 West of the 5th Principal Meridian.

AND a part beginning at the northwest corner of the southwest quarter of the northwest quarter of the southwest quarter of said section 36; thence south along the west line of said Section 36 a distance of 165 feet; thence east at right angles to said west line more or less to the centerline of old County Road No. 61; thence northerly along said centerline to the north line of said southwest quarter of the northwest quarter of the southwest quarter; thence west along said north line 120 feet more or less to the point of beginning.

NOTES A

- 1. DBSERVED UTILITIES ARE SHOWN; ALL OTHER UTILITIES, IF ANY, ARE NOT SHOWN
- 2. MARKINGS FOR 811 UNDERGROUND UTILITY LOCATE ARE NOT SHOWN
- 3. THIS SITE WAS LAST DBSERVED DCTDBER 4, 2022
- 4. LINE BEARINGS ARE ASSUMED
- 5. CONTOURS AND SPOT ELEVATIONS EXISTING ARE SHOWN
- 5a PLAN SPOT ELEVATIONS ARE SHOWN x986.0ft PLAN
- 6. IRON PIN MONUMENT FOUND
- 8. PLAN DRAINAGE DIRECTION ←9. ELEVATIONS ARE ON NAVD88 DATUM

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 LAND SURVEYOR UNDER THE LAWS OF THE

STATE OF MINNESOTA.

NAME: JAMES MICHAEL BRIDELL, R.L.S.

James Bridoll JAN 2, 2023

Professional Land Surveyor, Minnesota License No. 23266
Firm Name: State Engineering & Surveying Company.

*This certification is limited to SITE PLAN NEW GARAGE AND PAVEMENT

*The legal description is provided by owner from the survey made by Schoel and Madsen Surveyors, Inc.

*This survey is made without a title opinion provided by owner.

MALITHEDIZED CEDIES

UNAUTHORIZED COPIES

This certified signed document is hereby revoked for unauthorized copies. When this document is in possession of persons/parties other than customer, authorized agent, or approved others, it is hereby revoked. Do not rely on unauthorized copies, which may be fraudulent, incorrect, erroneous, misleading or with important and relevant information omitted. This document is copyrighted, intended for customer's use for specific purpose herein stated DNLY.

IMPERVIOUS AREAS

	sqft	percent
TOTAL LOT	26875	100.00
HOUSE	1285	04.78
ASPHALT PAVEMENT	1590	05.92
DECK	0111	00.41
WALK X 2	0110	00.41
STOOP X1	0030	00.14
PLAN GARAGE	952	03.54
PLAN PAVEMENT	0212	00.79
TOTAL	4697	17.48

north line of the southwest quarter of the northwest quarter of the southwest quarter of section 36

State Ingine Company

State Ingine Company

5709 McGuire ROAD

EDINA MN 55439

NEW GARAGE AND PAVEMEN

PREPARED FOR

A CURSON & D WIERSMA

5908 SHADY OAK ROAD

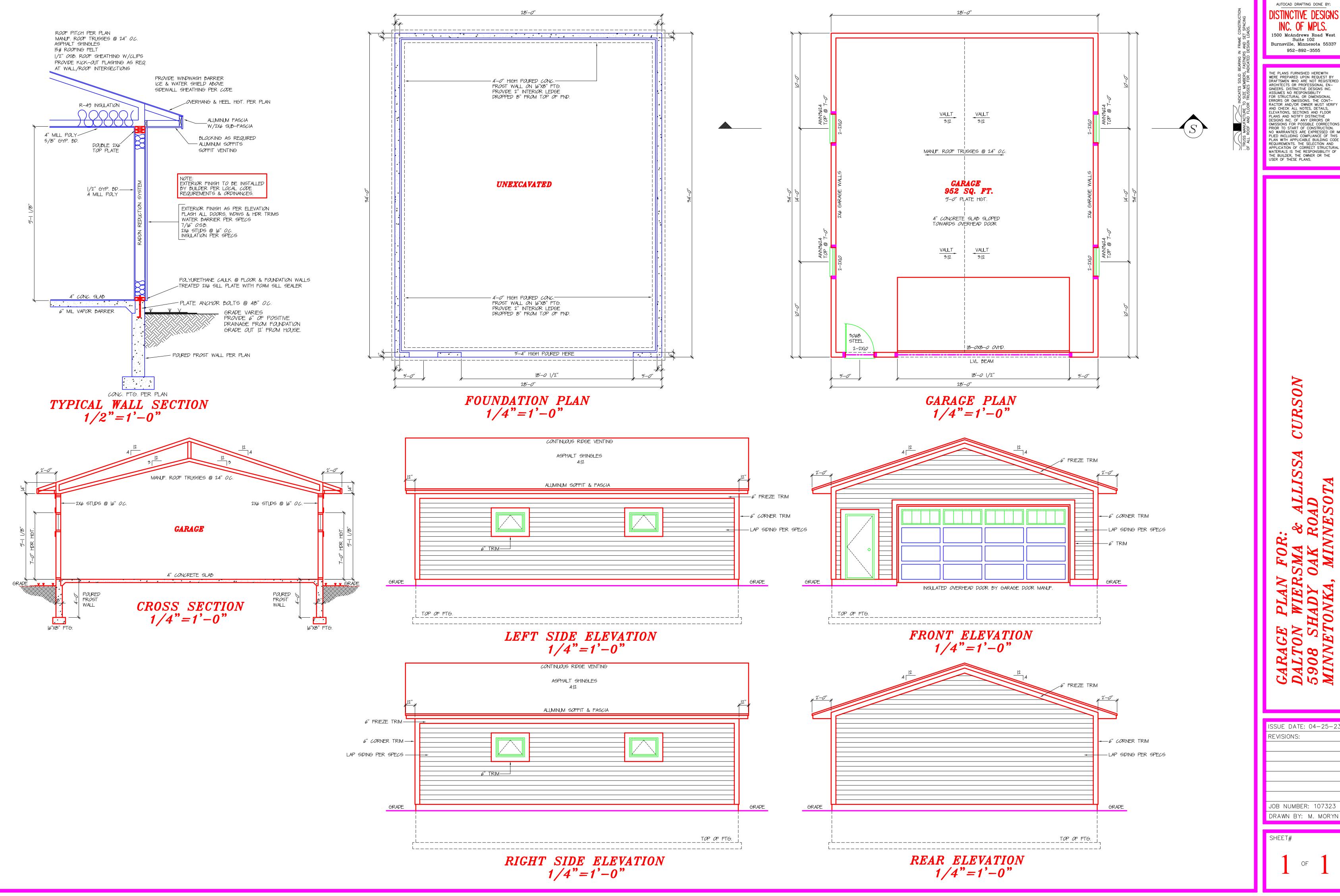
MINNETONKA MN 55343

SITE LOCATION
5908 SHADY OAK ROAD
MINNETONKA MN 55343

Job Number 202243

N89°17'16"E 175.84

Scale in Feet



AUTOCAD DRAFTING DONE BY: 1500 McAndrews Road West Suite 102 Burnsville, Minnesota 55337

952-892-3555

THE PLANS FURNISHED HEREWITH
WERE PREPARED UPON REQUEST BY
DRAFTSMEN WHO ARE NOT REGISTERED
ARCHITECTS OR PROFESSIONAL EN—
GINEERS. DISTINCTIVE DESIGNS INC.
ASSUMES NO RESPONSIBILITY
FOR STRUCTURAL OR DIMENSIONAL
ERRORS OR OMISSIONS. THE CONT—
RACTOR AND/OR OWNER MUST VERIFY
AND CHECK ALL NOTES, DETAILS,
ELEVATIONS, SECTIONS AND FLOOR
PLANS AND NOTIFY DISTINCTIVE
DESIGNS INC. OF ANY ERRORS OR
OMISSIONS FOR POSSIBLE CORRECTIONS
PRIOR TO START OF CONSTRUCTION.
NO WARRANTIES ARE EXPRESSED OR IM—
PLIED INCLUDING COMPLIANCE OF THIS
PLAN WITH APPLICABLE BUILDING CODE
REQUIREMENTS. THE SELECTION AND REQUIREMENTS. THE SELECTION AND APPLICATION OF CORRECT STRUCTURAL MATERIALS IS THE RESPONSIBILITY OF THE BUILDER, THE OWNER OR THE USER OF THESE PLANS.

ISSUE DATE: 04-25-23 **REVISIONS:**

DRAWN BY: M. MORYN