

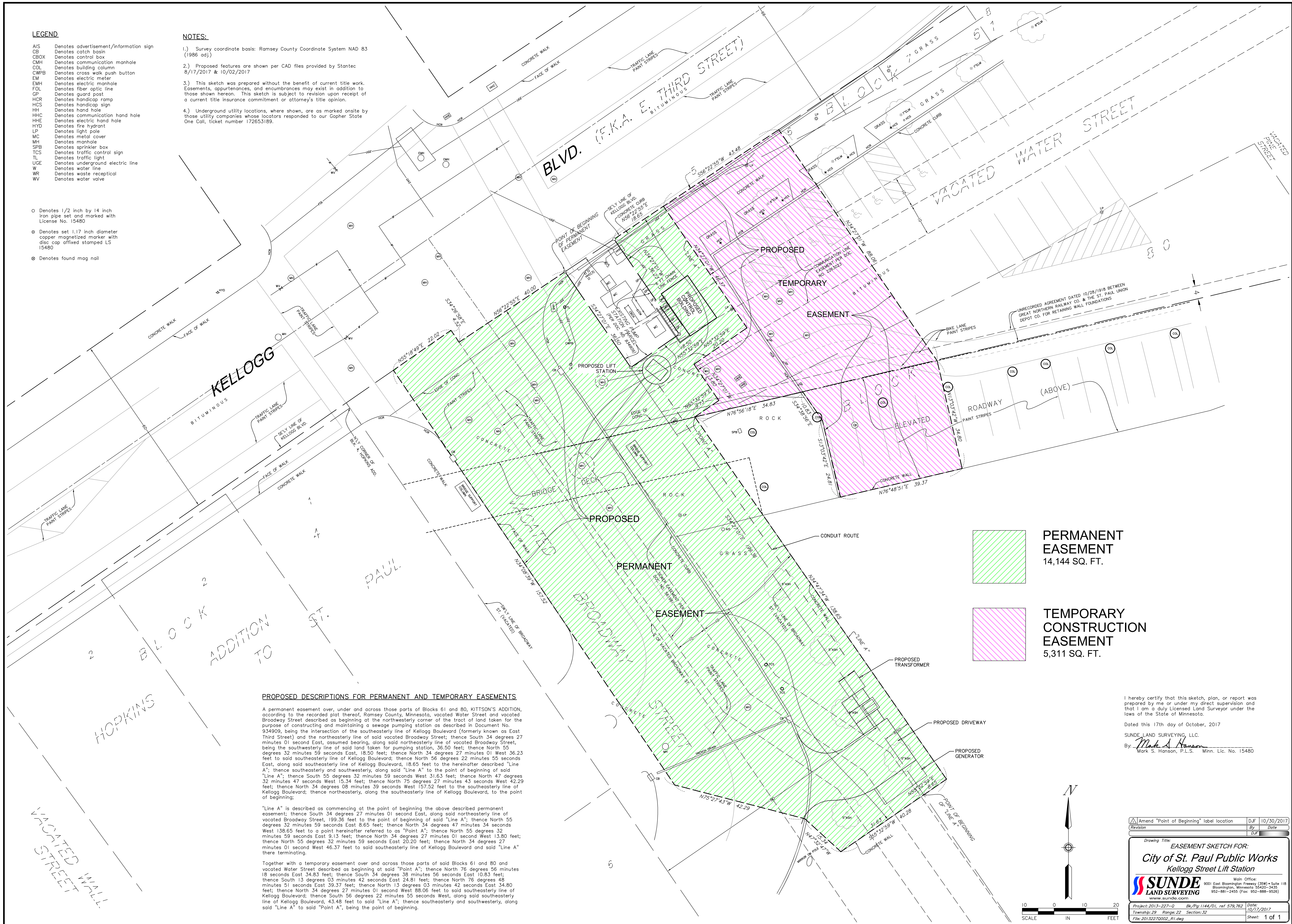
LEGEND

- AIS Denotes advertisement/information sign
- CB Denotes catch basin
- CBOX Denotes control box
- CMH Denotes communication manhole
- COL Denotes building column
- CWFB Denotes cross walk push button
- EM Denotes electric meter
- EMH Denotes electric manhole
- FOL Denotes fiber optic line
- GP Denotes guard post
- HCR Denotes handicap ramp
- HCS Denotes handicap sign
- HH Denotes hard hole
- HHC Denotes communication hand hole
- HHE Denotes electric hand hole
- HYD Denotes fire hydrant
- LP Denotes light pole
- MC Denotes metal cover
- MH Denotes manhole
- SPB Denotes sprinkler box
- TCS Denotes traffic control sign
- TL Denotes traffic light
- UGE Denotes underground electric line
- W Denotes water line
- WR Denotes waste receptical
- WV Denotes water valve

- Denotes 1/2 inch by 14 inch iron pipe set and marked with License No. 15480
- ⊙ Denotes set 1.17 inch diameter copper magnetized marker with disc cap affixed stamped LS 15480
- ⊗ Denotes found mag nail

NOTES:

- 1.) Survey coordinate basis: Ramsey County Coordinate System NAD 83 (1986 adj.)
- 2.) Proposed features are shown per CAD files provided by Stantec 8/17/2017 & 10/02/2017
- 3.) This sketch was prepared without the benefit of current title work. Easements, appurtenances, and encumbrances may exist in addition to those shown hereon. This sketch is subject to revision upon receipt of a current title insurance commitment or attorney's title opinion.
- 4.) Underground utility locations, where shown, are as marked onsite by those utility companies whose locators responded to our Copher State One Call, ticket number 172653189.



PERMANENT EASEMENT
14,144 SQ. FT.

TEMPORARY CONSTRUCTION EASEMENT
5,311 SQ. FT.

PROPOSED DESCRIPTIONS FOR PERMANENT AND TEMPORARY EASEMENTS

A permanent easement over, under and across those parts of Blocks 61 and 80, KITTSON'S ADDITION, according to the recorded plat thereof, Ramsey County, Minnesota, vacated Water Street and vacated Broadway Street described as beginning at the northwesterly corner of the tract of land taken for the purpose of constructing and maintaining a sewage pumping station as described in Document No. 934909, being the intersection of the southeasterly line of Kellogg Boulevard (formerly known as East Third Street) and the northeasterly line of said vacated Broadway Street; thence South 34 degrees 27 minutes 01 second East, assumed bearing, along said northeasterly line of vacated Broadway Street, being the southeasterly line of said land taken for pumping station, 36.50 feet; thence North 55 degrees 32 minutes 59 seconds East, 18.50 feet; thence North 34 degrees 27 minutes 01 second West 36.23 feet to said southeasterly line of Kellogg Boulevard; thence North 56 degrees 22 minutes 55 seconds East, along said southeasterly line of Kellogg Boulevard, 18.65 feet to the hereinafter described "Line A"; thence southeasterly and southwesterly, along said "Line A" to the point of beginning of said "Line A"; thence South 55 degrees 32 minutes 59 seconds West 31.63 feet; thence North 47 degrees 32 minutes 47 seconds West 15.34 feet; thence North 75 degrees 27 minutes 43 seconds West 42.29 feet; thence North 34 degrees 08 minutes 39 seconds West 157.52 feet to the southeasterly line of Kellogg Boulevard; thence northeasterly, along the southeasterly line of Kellogg Boulevard, to the point of beginning;

"Line A" is described as commencing at the point of beginning the above described permanent easement; thence South 34 degrees 27 minutes 01 second East, along said northeasterly line of vacated Broadway Street, 199.36 feet to the point of beginning of said "Line A"; thence North 55 degrees 32 minutes 59 seconds East 8.65 feet; thence North 47 degrees 32 minutes 34 seconds West 138.65 feet to a point hereinafter referred to as "Point A"; thence North 55 degrees 32 minutes 59 seconds East 9.13 feet; thence North 34 degrees 27 minutes 01 second West 13.80 feet; thence North 55 degrees 32 minutes 59 seconds East 20.20 feet; thence North 34 degrees 27 minutes 01 second West 46.37 feet to said southeasterly line of Kellogg Boulevard and said "Line A" there terminating.

Together with a temporary easement over and across those parts of said Blocks 61 and 80 and vacated Water Street described as beginning at said "Point A"; thence North 76 degrees 56 minutes 18 seconds East 34.83 feet; thence South 34 degrees 38 minutes 56 seconds East 10.83 feet; thence South 13 degrees 03 minutes 42 seconds East 24.81 feet; thence North 76 degrees 48 minutes 51 seconds East 39.37 feet; thence North 13 degrees 03 minutes 42 seconds East 34.80 feet; thence North 34 degrees 27 minutes 01 second West 88.06 feet to said southeasterly line of Kellogg Boulevard; thence South 56 degrees 22 minutes 55 seconds West, along said southeasterly line of Kellogg Boulevard, 43.48 feet to said "Line A"; thence southeasterly and southwesterly, along said "Line A" to said "Point A", being the point of beginning.

I hereby certify that this sketch, 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 17th day of October, 2017

SUNDE LAND SURVEYING, LLC.

By: *Mark S. Hanson*
Mark S. Hanson, P.L.S. Minn. Lic. No. 15480

Amend "Point of Beginning" label location	D,F	10/30/2017
Revision	By	Date
	D,F	

Drawing Title: **EASEMENT SKETCH FOR:**
City of St. Paul Public Works
Kellogg Street Lift Station

SUNDE LAND SURVEYING
9001 East Bloomington Freeway (35W) • Suite 118
Bloomington, Minnesota 55420-3435
952-881-2455 (Fax: 952-888-9528)
www.sunde.com

Project: 2017-227-0 Bk/Pg: 1144/01, ref 578,762 Date: 10/17/2017
Township: 29 Range: 22 Section: 32
CSW: 20132270002_01.dwg Sheet: 1 of 1