



SUBDIVISION REVIEW APPLICATION

Department of Planning and Economic Development
Zoning Section
1400 City Hall Annex
25 West Fourth Street
Saint Paul, MN 55102-1634
(651) 266-6589

Zoning office use only

File # 12-214990

Fee: 950.00

Tentative Hearing Date:

PD=7 To BE scheduled

* 262923320143
262923320133
262923320132

APPLICANT

Name D & J SLOMKOWSKI

Address 1075 Pierce BUTLER ROUTE

City ST. PAUL St. MN Zip 55104 Daytime Phone 651-488-0588

Name of Owner (if different) _____

Contact Person (if different) JERRY SLOMKOWSKI Phone 651-470-4360

PROPERTY LOCATION

Address / Location 1039 - 1075 Pierce Butler RTE

Legal Description _____

Current Zoning I1

(attach additional sheet if necessary)

TYPE OF SUBDIVISION:

- Lot Split Lot Split with Variance Reg. Land Survey
- Preliminary Plat Final Plat Combined Plat

STAFF USE ONLY

Planning District _____ Land Use Map _____ Tax Map _____ Zoning _____

Plans Distributed _____ Return by _____ Reviewed by _____

Comments:

(attach additional sheets if necessary)

Applicant's Signature [Signature] Date 11/20/12 City Agent pdd 11/20/12



JERRY SLOMKOWSKI

E. jslom@raymondautobody.com

C. 651.470.4360

O. 651.488.0588

F. 651.488.4794

RAYMONDAUTOBODY.COM



1075 PIERCE BUTLER ROUTE | ST. PAUL, MINNESOTA

Fax: 651-776-6711

Jonathan L. Faraci, PE, PLS

Lake & Land Surveying, Inc.

**Land Surveying – Civil & Geotechnical
Engineering**

1200 Centre Pointe Curve, Suite 275

St Paul, MN 55120

Phone: 651-776-6211 ext 222

Fax: 651-776-6711

PRELIMINARY PLAT: SLOMKOWSKI ADDITION

LEGEND

- DENOTES IRON MONUMENT FOUND.
- SIZE, TYPE AND RLS NO. AS NOTED
- ⊕ DENOTES EXISTING HYDRANT.
- ⊕ DENOTES EXISTING SANITARY MANHOLE.
- ⊕ DENOTES EXISTING STORM (DRAINAGE) MANHOLE.
- ⊕ DENOTES EXISTING CATCH BASIN.
- ⊕ DENOTES EXISTING TELEPHONE UTILITY BOX.
- ⊕ DENOTES EXISTING LIGHT POLE.
- ⊕ DENOTES EXISTING UTILITY POLE.
- ⊕ DENOTES EXISTING ELECTRICAL BOX.
- ⊕ DENOTES EXISTING UNDERGROUND.
- ⊕ DENOTES EXISTING WATER MAIN.
- ⊕ DENOTES EXISTING SANITARY SEWER.
- ⊕ DENOTES EXISTING GAS LINE.
- ⊕ DENOTES EXISTING UNDERGROUND ELECTRIC.
- ⊕ DENOTES EXISTING OVERHEAD UTILITIES.
- ⊕ DENOTES EXISTING GRADE.
- ⊕ DENOTES EXISTING ELEVATION.

LEGAL DESCRIPTION:

Block A, Corner Park Addition, and that part of adjoining Oxford Street, vacated, and that part of adjoining Hewitt Avenue, formerly the West line of said Block A, to the Northwest corner of said Block A, thence West along the West line of said Block A, to the intersection with the West line of said Oxford Street, corner of Lot 1, Kalman's Division No. 4 Addition, to St. Paul, Minnesota, to an intersection with the West line of said Oxford Street, on the extension South of the East line of said Lot 1, distant 20.04 feet South from the intersection with the West line of said Oxford Street, to the Northwest corner of said Block A, thence North along the West line of said Block A, distant 20.04 feet North to the Southwest corner of said Block A, thence East along the East line of said Block A, to an intersection with a line parallel to and 150 feet East from the West line of said Block A, thence North along said parallel line to an intersection with the extension Easly of the Northern line of said Block A, thence West along the West line of said Block A, to the record plat thereof, and adjacent in Ramsey County, Minnesota.

Lots 1, 2, 3, 4, 5, 6, 7, 8 and 9, Kalman's Division No. 4 Addition and that part of adjoining Hewitt Avenue, formerly Pillsbury Street, vacated, and that part of adjoining Oxford Street, vacated, and that part of adjoining Hewitt Avenue, formerly Pillsbury Street, vacated, along the West line of said Lot 5 and its extension to a point between distant 19.25 feet South from the Southwest corner of said Lot 5, thence East through a point on the extension South of the East line of said Lot 1, distant 20.04 feet South from the intersection with the West line of said Oxford Street, to the Northwest corner of said Lot 1, to the Northwest corner of Block A, Corner Park Addition, according to the record plat thereof, and adjacent in Ramsey County, Minnesota.

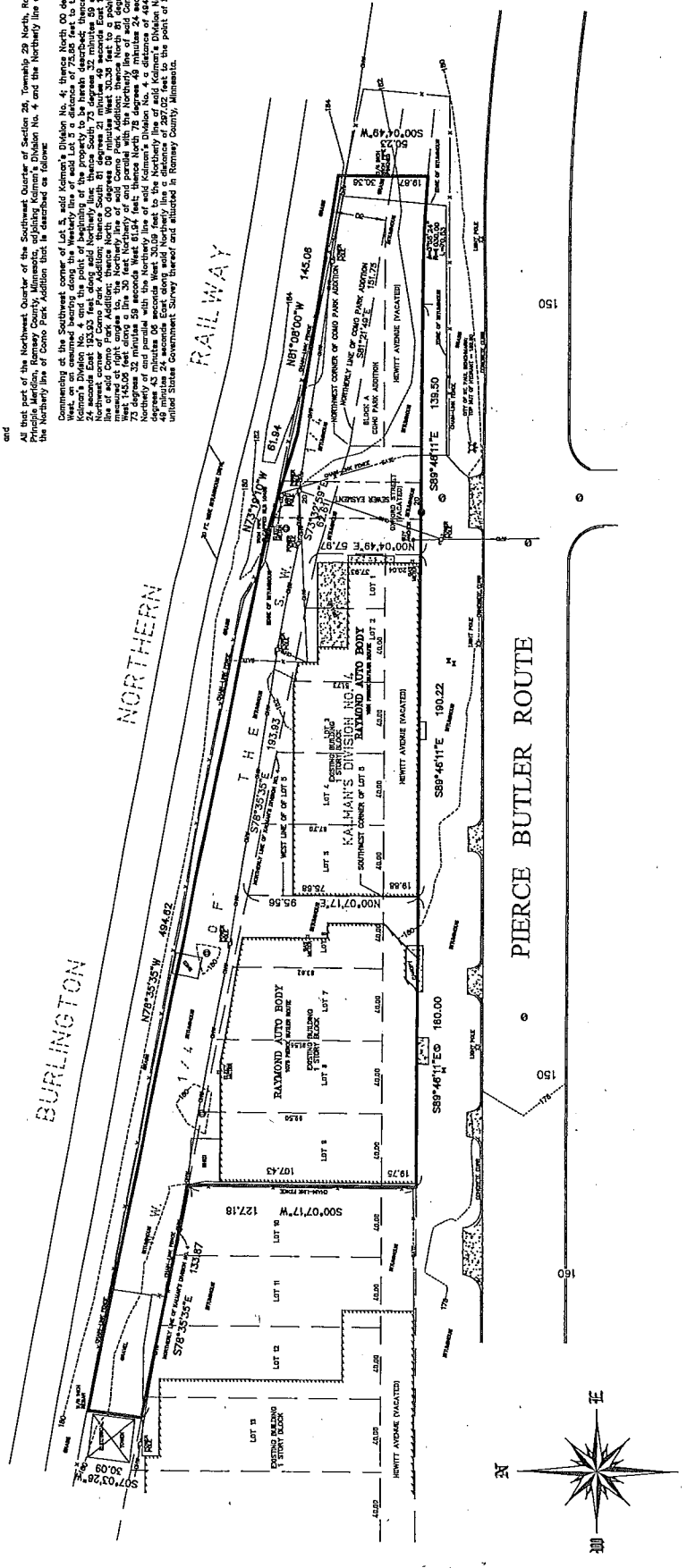
Lots 6, 7, 8 and 9, Kalman's Division No. 4 Addition, to St. Paul, together with that part of Hewitt Avenue adjacent thereto which is shown by the location of said Hewitt Avenue, according to the record plat thereof, and situated in Ramsey County, Minnesota.

All that part of the Northwest Quarter of the Southwest Quarter of Section 26, Township 29 North, Range 23 West of the Fourth Principal Meridian, in Ramsey County, Minnesota, containing Kalman's Division No. 4 and the Northern line of vacated Oxford Street and the Northern line of said Pillsbury Street, Addition, that, to-wit:

That part of the West line of said Lot 5 and its extension, to-wit: 19.25 feet South from the Southwest corner of said Lot 5, thence East through a point on the extension South of the East line of said Lot 1, distant 20.04 feet South from the intersection with the West line of said Oxford Street, to the Northwest corner of said Lot 1, to the Northwest corner of Block A, Corner Park Addition, according to the record plat thereof, and adjacent in Ramsey County, Minnesota.

That part of the West line of said Lot 5 and its extension, to-wit: 19.25 feet South from the Southwest corner of said Lot 5, thence East through a point on the extension South of the East line of said Lot 1, distant 20.04 feet South from the intersection with the West line of said Oxford Street, to the Northwest corner of said Lot 1, to the Northwest corner of Block A, Corner Park Addition, according to the record plat thereof, and adjacent in Ramsey County, Minnesota.

That part of the West line of said Lot 5 and its extension, to-wit: 19.25 feet South from the Southwest corner of said Lot 5, thence East through a point on the extension South of the East line of said Lot 1, distant 20.04 feet South from the intersection with the West line of said Oxford Street, to the Northwest corner of said Lot 1, to the Northwest corner of Block A, Corner Park Addition, according to the record plat thereof, and adjacent in Ramsey County, Minnesota.



WINTERS' ADDITION

STREET

OXFORD

WINTERS' ADDITION

ROSE WALSH ADDITION

Scale in Feet

SCALE 1 INCH = 50 FEET

Client: B. J. SLOMKOWSKI, LLC
1075 PIERCE BUTLER ROUTE
ST. PAUL, MN 55104

Design by: [Blank] of [Blank]

Drawn by: [Blank] of [Blank]

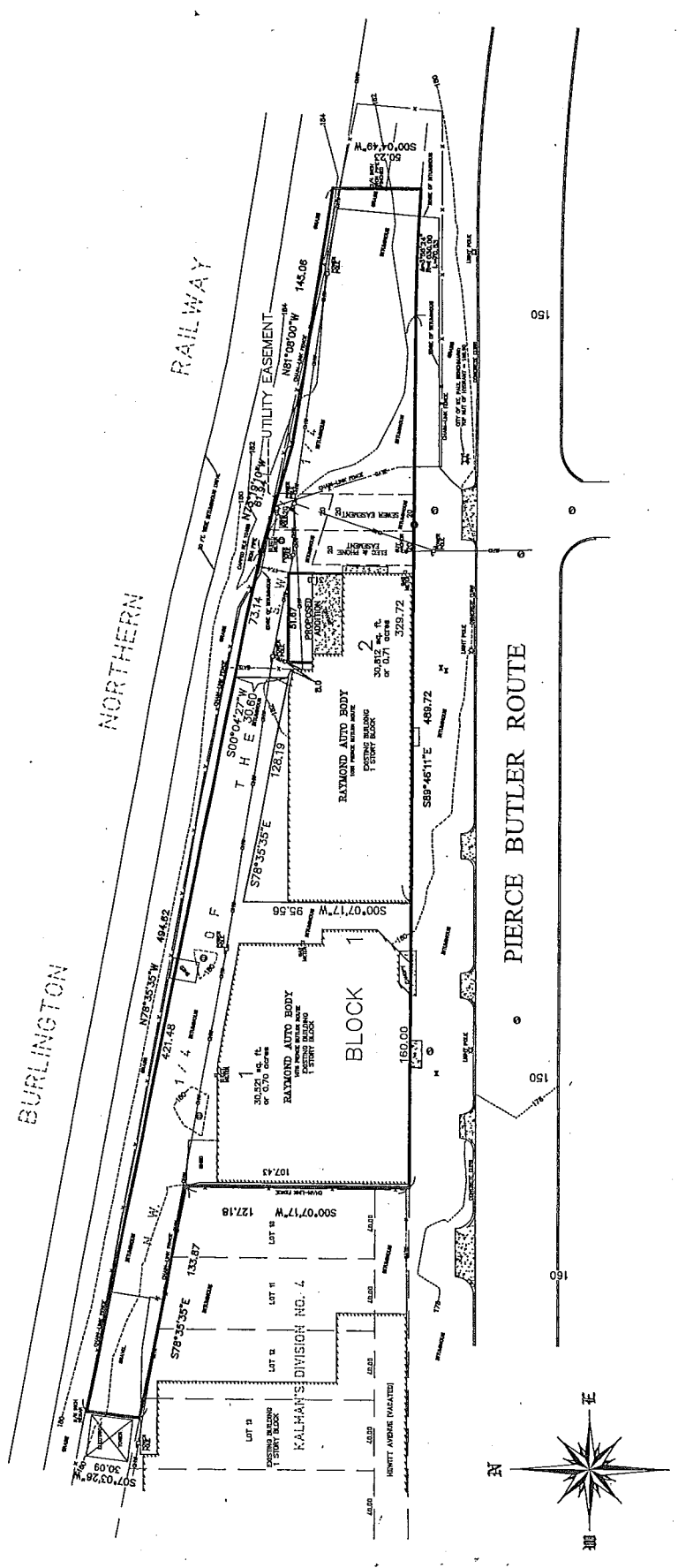
Page 006 DIXIE COUNTY RECORDS
Map Book No. 5137 (sheet 202) 2012.02

Sheet number 1 of 3

PRELIMINARY PLAT: SLOMKOWSKI ADDITION

LEGEND

- DENOTES IRON MONUMENT FOUND.
- SIZE, TYPE AND RLS NO. AS NOTED
- ⊕ DENOTES EXISTING HYDRANT.
- ⊕ DENOTES EXISTING SANITARY MANHOLE.
- ⊕ DENOTES EXISTING STORM (COMMINED) MANHOLE.
- ⊕ DENOTES EXISTING CATCH BASIN.
- ⊕ DENOTES EXISTING TELEPHONE UTILITY BOX.
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- ⊕ DENOTES OVERHEAD UTILITIES.
- ⊕ DENOTES EXISTING ELEVATION



<p>Client: D. & J. SLOMKOWSKI, LLC 1000 PIERCE BUTLER ROUTE SLOMKOWSKI ADDITION WINTERS, MISSOURI 64593</p> <p>Drawn by: [Blank]</p> <p>Checked by: [Blank]</p> <p>Scale: 1" = 30'</p>	<p>Design by: [Blank]</p> <p>Drawn by: [Blank]</p> <p>Checked by: [Blank]</p> <p>Scale: 1" = 30'</p>	<p>Project No.: 2012.001</p> <p>Sheet No.: 2 of 3</p>
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ROSE WALSH
ADDITION

WINTERS ADDITION

OXFORD
STREET

WINTERS ADDITION

SLOMKOWSKI ADDITION

City of Saint Paul
 We do hereby certify that on this _____ day of _____, 20____, the City Council of the City of Saint Paul, Minnesota, approved this plat. Also, the conditions of Minnesota Statutes, Section 353.03, Subd. 2, have been fulfilled.

City Clerk _____
 Department of Property Records and Revenue
 By _____, Deputy
 Director
 Department of Property Records and Revenue
 Pursuant to Minnesota Statutes, Section 505.021, Subd. 9, taxes payable in the year 20____ on the land heretofore described have been paid. Also, pursuant to Minnesota Statutes, Section 272.12, there are no delinquent taxes and transfer entered this _____ day of _____, 20____.

County Surveyor _____
 I hereby certify that this plat complies with the requirements of Minnesota Statutes, Section 505.021, and is approved pursuant to Minnesota Statutes, Section 353.042, this _____ day of _____, 20____.

Chris Wickham, L.S.
 Ramsey County Surveyor

I, Jonathan L. Ferrel, Professional Land Surveyor, do hereby certify that I have surveyed or directly supervised the survey of the property described on this plat, prepared this plat or directly supervised the preparation of labels on the plat, and that the monuments depicted on this plat have been correctly set. The date of my examination and that date, as defined in Minnesota Statutes, Section 353.03, Subd. 3, or of the date of my examination are shown and labeled on this plat, and all public ways are shown and labeled on this plat.

Dated this _____ day of _____, 20____.
 Jonathan L. Ferrel, Professional Land Surveyor
 Minnesota License No. 16464

Notary Public _____ County, Minnesota
 My Commission Expires _____

Notary Public _____ County, Minnesota
 My Commission Expires _____

Register of Titles, County of Ramsey, State of Minnesota
 I hereby certify that the plat of SLOMKOWSKI ADDITION was filed in the office of the Register of Titles in Book _____ of Plate _____, at _____ o'clock _____, and was duly filed.

Deputy Register of Titles _____

County Recorder, County of Ramsey, State of Minnesota
 I hereby certify that the plat of SLOMKOWSKI ADDITION was filed in the office of the County Recorder in Book _____ of Plate _____, at _____ o'clock _____, and was duly filed.

Deputy County Recorder _____

KNOW ALL MEN BY THESE PRESENTS, That D & J Slomkowski, LLC, a Minnesota limited liability company, owner, creator and creator of record of the following described property situated in the City of Saint Paul, County of Ramsey, State of Minnesota:

Block 4, Corner Park Addition, and that part of adjoining Oxford Street, vacated, and that part of adjoining Hewitt Avenue, former Pillsbury Street, vacated, as described, or beginning at the Southeast corner of said Block 4, thence North 89 degrees 46 minutes 11 seconds East 145.06 feet to a point on the extension of said line which if extended would intersect the Northeast corner of Lot 1, Kalman's Division No. 4, Addition to St. Paul, Minnesota, to an intersection with the West line of said Oxford Street as shown on a plat of said Block 4, Addition to St. Paul, Minnesota, dated August 12, 1984, and the East line of said Block 4, Addition to St. Paul, Minnesota, dated August 12, 1984, thence East 90 degrees 00 minutes 00 seconds North 160 feet East from the West line of said Block 4, Addition to St. Paul, Minnesota, dated August 12, 1984, thence West 90 degrees 00 minutes 00 seconds North 160 feet West to the point of beginning, according to the record plat thereof, and situated in Ramsey County, Minnesota.

and
 Lots 1 to 5, including Kalman's Division No. 4, Addition and West part of adjoining Hewitt Avenue, former Pillsbury Street, vacated, and that part of adjoining Oxford Street, vacated, as described, or beginning at the Northwest corner of said Lot 5, thence South along the West line of said Lot 5 and its extension to a point on the extension of said line which if extended would intersect the Northeast corner of Lot 1, Kalman's Division No. 4, Addition to St. Paul, Minnesota, to an intersection with the West line of said Oxford Street as shown on a plat of said Block 4, Addition to St. Paul, Minnesota, dated August 12, 1984, and the East line of said Block 4, Addition to St. Paul, Minnesota, dated August 12, 1984, thence East 90 degrees 00 minutes 00 seconds North 160 feet East from the West line of said Block 4, Addition to St. Paul, Minnesota, dated August 12, 1984, thence West 90 degrees 00 minutes 00 seconds North 160 feet West to the point of beginning, according to the record plat thereof, and situated in Ramsey County, Minnesota.

and
 Lots 6, 7, 8 and 9, Kalman's Division No. 4, Addition to St. Paul, together with that part of Hewitt Avenue adjacent thereto which occurred by the vacation of said Hewitt Avenue, according to the record plat thereof, and situated in Ramsey County, Minnesota.

and
 All that part of the Northwest Quarter of the Southwest Quarter of Section 26, Township 29 North, Range 23 West of the Fourth Principal Meridian, Ramsey County, Minnesota, including Kalman's Division No. 4 and the West 1/2 of the vacated Oxford Street and the Northernly line of Corner Park Addition, which is described as follows:

Commencing at the Southwest corner of Lot 5, said Kalman's Division No. 4, thence North 09 degrees 08 minutes 32 seconds West, on an assumed bearing along the West line of said Lot 5 a distance of 72.68 feet to the Northernly line of said Kalman's Division No. 4, and the point of beginning of the property to be surveyed; thence South 81 degrees 21 minutes 49 seconds East 92.91 feet to the Northernly line of Corner Park Addition; thence South 73 degrees 22 minutes 59 seconds East 82.91 feet to the Northernly line of Corner Park Addition; as measured at right angles to the Northernly line of said Corner Park Addition; thence North 81 degrees 21 minutes 49 seconds West 103.08 feet along a line 30 feet Northernly of and parallel with the Northernly line of said Kalman's Division No. 4, a distance of 464.02 feet; thence South 08 degrees 43 minutes 27 seconds East along the Northernly line of said Kalman's Division No. 4, a distance of 237.02 feet to the point of beginning, according to the United States Government Survey thereof and situated in Ramsey County, Minnesota.

Have caused the same to be surveyed and plotted as SLOMKOWSKI ADDITION and do hereby dedicate or donate to the public for public use forever the duty contained as shown on this plat.
 In witness whereof said D & J Slomkowski, LLC, a Minnesota limited liability company, has caused these presents to be signed by the proper officer this _____ day of _____, 20____.

Richard D. Slomkowski, Chief Manager
 STATE OF MINNESOTA
 COUNTY OF _____

The foregoing instrument was acknowledged before me this _____ day of _____, 20____, by Richard D. Slomkowski, Chief Manager, of D & J Slomkowski, LLC, a Minnesota limited liability company, on behalf of the company.

Notary Public, _____ County, Minnesota
 My Commission Expires _____

In witness whereof said Richard D. Slomkowski, Trustee of the Richard D. Slomkowski Irrevocable Trust Agreement dated September 12, 1984, has hereunto set his hand this _____ day of _____, 20____.
 Signed: Richard D. Slomkowski, Trustee of the Richard D. Slomkowski Irrevocable Trust Agreement dated September 12, 1984.

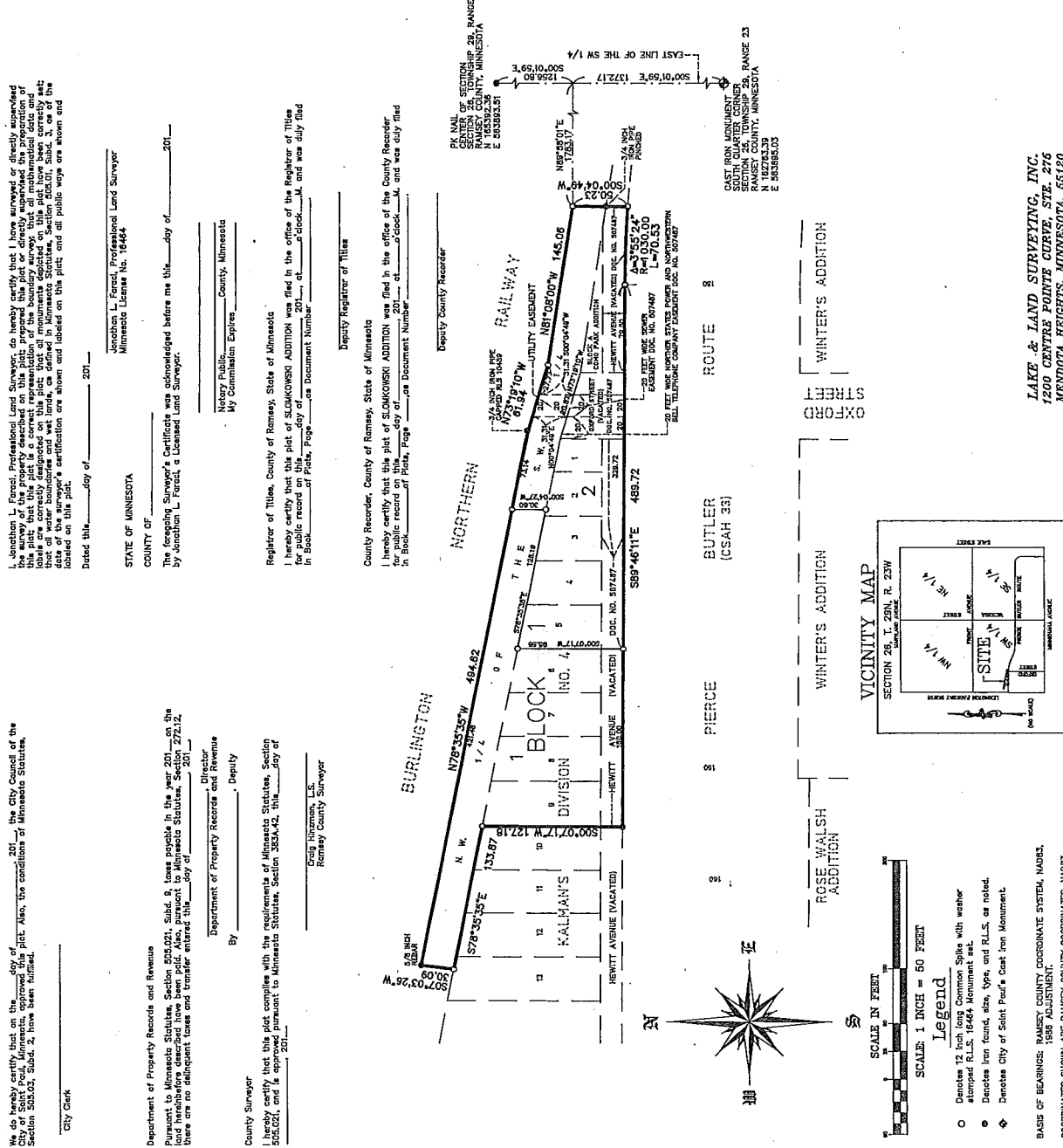
Richard D. Slomkowski, Trustee of the Richard D. Slomkowski Irrevocable Trust Agreement dated September 12, 1984.

STATE OF MINNESOTA

COUNTY OF _____

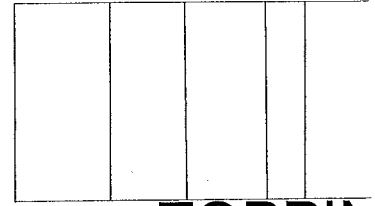
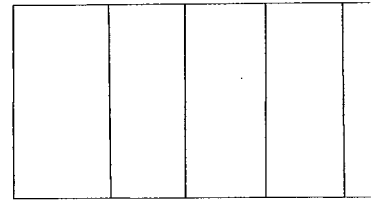
The foregoing instrument was acknowledged before me this _____ day of _____, 20____, by Richard D. Slomkowski, Trustee of the Richard D. Slomkowski Irrevocable Trust Agreement dated September 12, 1984.

Notary Public, _____ County, Minnesota
 My Commission Expires _____

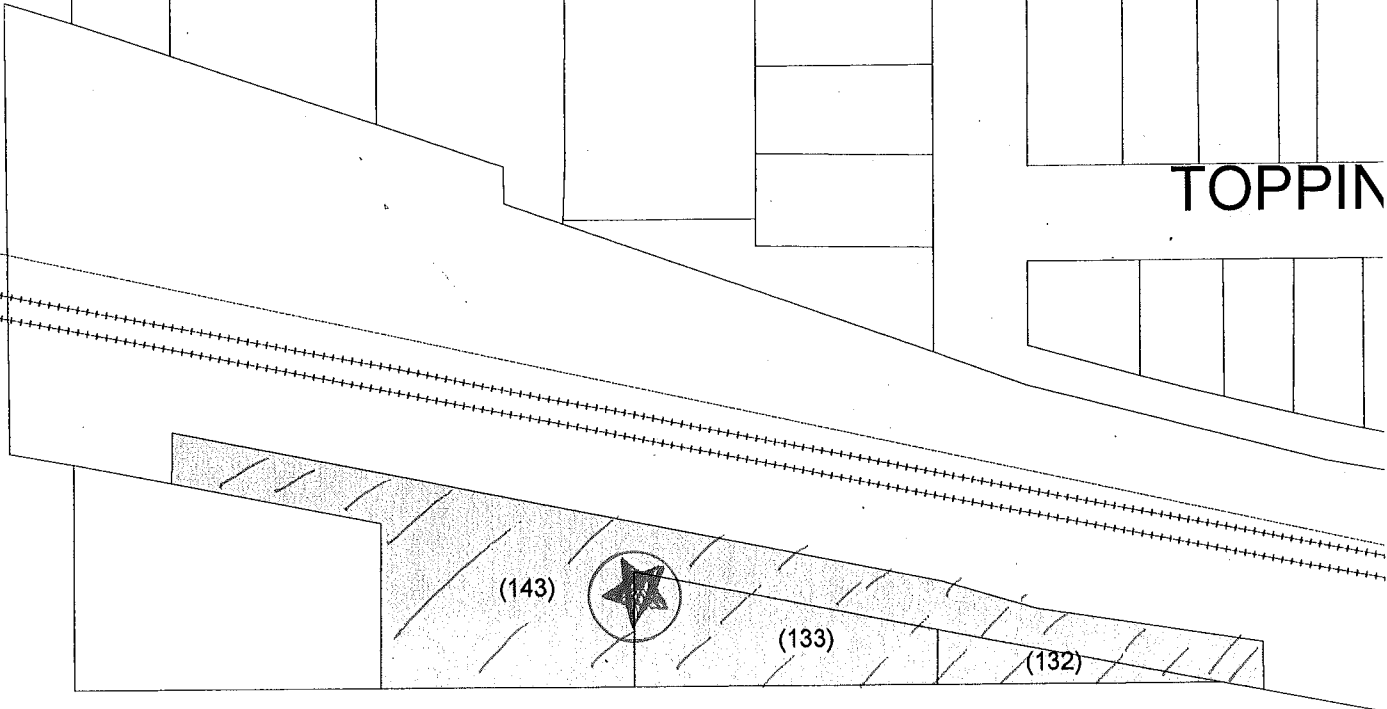
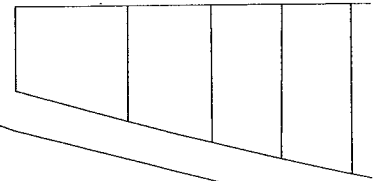


BASES OF BEARINGS: RAMSEY COUNTY COORDINATE SYSTEM, HADRS, 1983 ADJUSTMENT.
 COORDINATES SHOWN ARE RAMSEY COUNTY COORDINATES, HADRS, 1983 ADJUSTMENT.

LAKE & LAND SURVEYING, INC.
 1200 CENTRE POINTE CURVE, STE. 275
 MENDOTA HEIGHTS, MINNESOTA, 55120

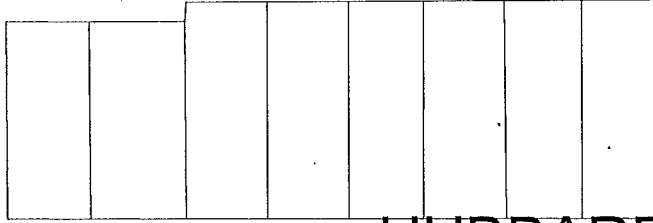
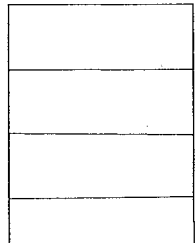


TOPPIN

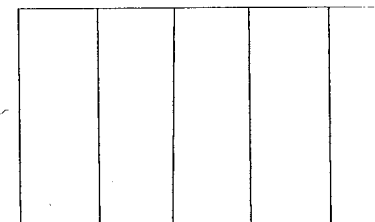


LEXINGTON

PIERCE BUTLER ROUTE

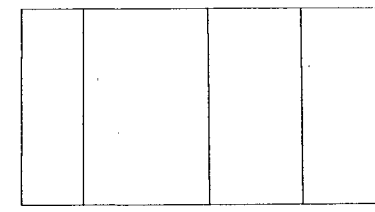
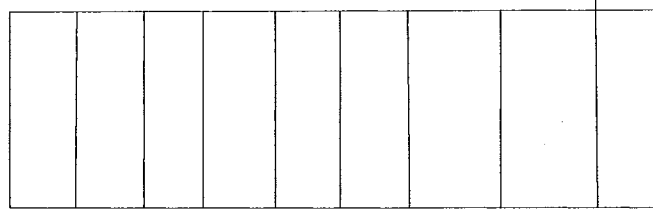
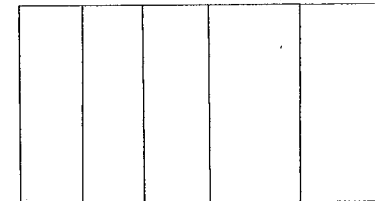
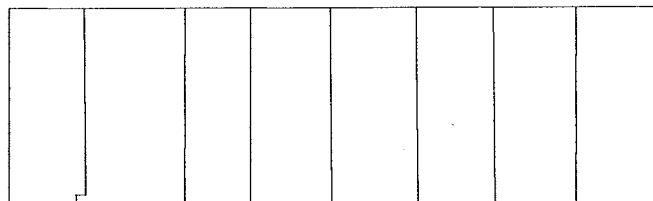
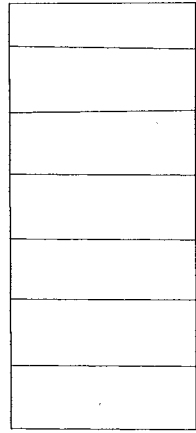


OXFORD



HUBBARD

HUBBARD

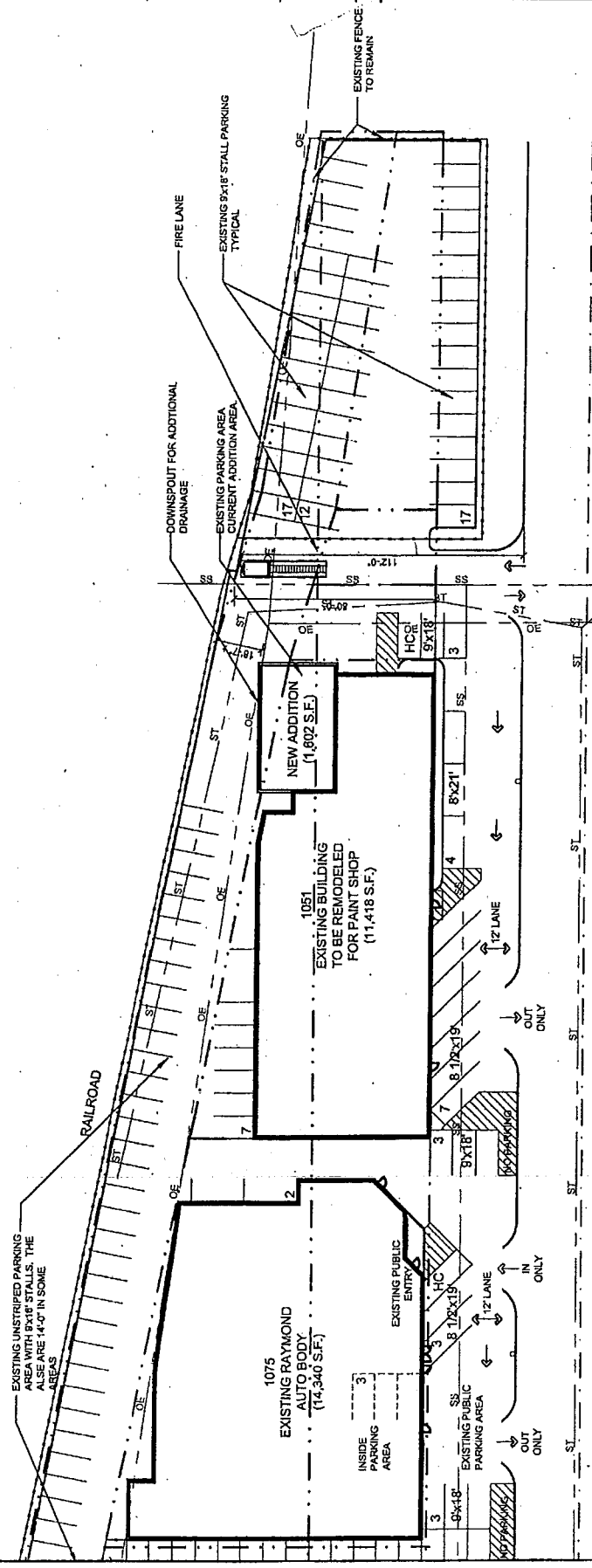




March 18, 2009

0823

A1



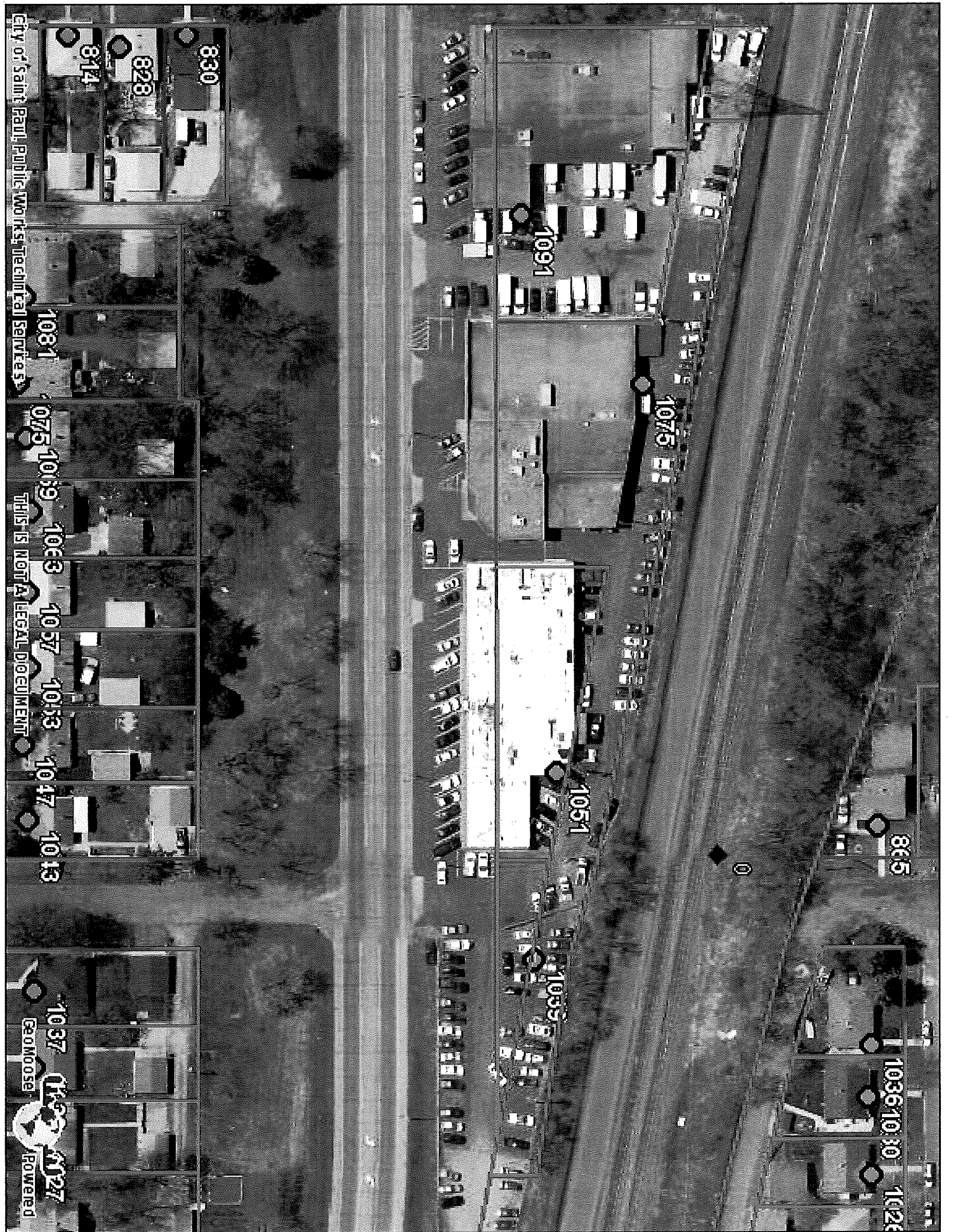
**REVISED SKETCH FROM
 2/6/09 MEETING NOTES**

SITE PLAN

40' 0' 40'

SITE PLAN SKETCH - THIS LAYOUT IS APPROXIMATE
 1" = 40'-0"

1 A1



City of Saint Paul, Public Works Technical Services

THIS IS NOT A LEGAL DOCUMENT

1037 1033 1027
Geo Moose
Powered