WEST SIDE FLATS

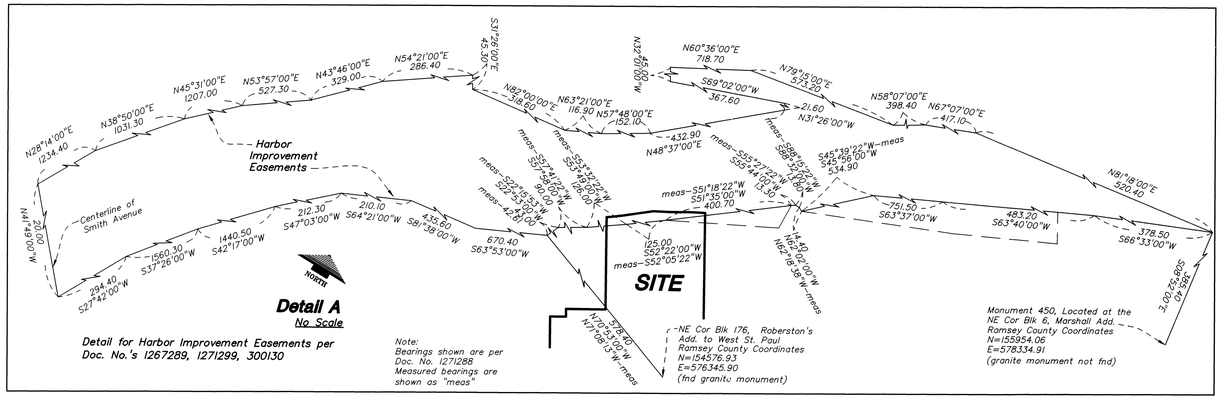
Mississippi River

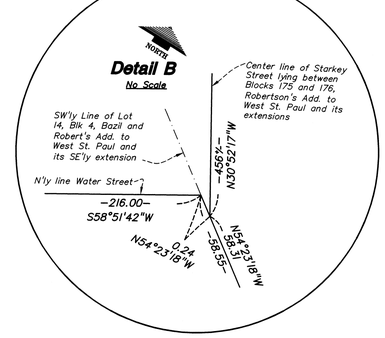
Edge of water as located on May 15, 2012
Water Elev = 689.1 feet (NGVD 1929)
Highest Known Water Elevation = 709.63 feet on April 16, 1965 (NGVD 1929)

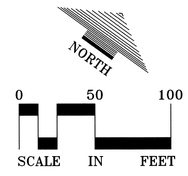
Document No. 2077625

Coord Pt	MN State Plane Coordinates	Ramsey County Coordinates
A	X=2,235,759.23	X=576,030.90
	Y= 708,985.78	Y=154,880.16
B	X=2,235,720.04	X=575,991.94
	Y= 709,016.83	Y=154,909.50
C	X=2,235,480.00	X=575,753.31
	Y= 709,207.00	Y=155,101.49

N=156192.903
E=575004.021
Intersection of the center lines of Wabasha and Fourth Streets
S34°32'47"E 351.44
Center line of Wabasha Street
N=155903.433
E=575203.314
0.49 N55°41'11"E
119.60 S34°32'47"E
547.99 S32°23'47"E
L=159.18
R=984.25
Δ=9°15'59"
S22°07'48"E 324.42
See Detail "A" for Harbor and Channel Improvement Easement
Harbor Improvement Easement per Doc No.s 1267299 and 300130(T) (See Detail "A")
Coord Pt 'C'
S51°36'43"E-Meas-Dsed 306.27
S51°10'51"E-Meas-Dsed 306.24
Sanitary Sewer Easement per Doc No. 2077625
Harbor Improvement Easement per Doc No.s 1271289 and 1267299
Harbor Improvement Easement per Doc No.'s 1267299 & 300130(T) (See Detail "A")
Survey Line
30.35 S62°16'22"W
NW'ly Ext. of center line of Starkey Street lying between Blocks 175 and 176 Robertson's Add. to West St. Paul
N22°51'E-D 43.00'-D N22°15'E-M 42.62'-M
N57°42'47"E -90.00'
126.00
N53°32'22"E
162.99
N52°05'22"E 125.00
Coord Pt 'B' 91.20
670.40
NE'ly line Block H Robertson's Addition to West St. Paul and its SE'ly ext.
SE Cor. Block H
50.00 N51°36'43"W-(D) N51°10'51"W-(M)
Coord Pt 'A'
42.29 N38°49'09"E
"Line A"
S51°10'51"E 70.06'
N51°10'51"W 73.50'
N38°49'09"W
N27°38'18"E
20°18'32"
Utility Esmt per Doc No. 925703
Vacated Commercial Street
N67°02'49"E 104.50
N78°55'45"E 24.38
N71°25'28"E 37.28
S40°11'02"E 31.94
N3°00'09"W 460.14'
Line parallel with and 20' NE'ly of the NE'ly line Block H
Line 300 ft NW'ly of and parallel with the NW'ly line Water St.
Flood Control Esmt per Doc. No. 197857
S39°49'09"W 9.31
S39°52'52"E 14.59
"Point A"
N89°44'22"W 71.78
30.00
N58°52'37"E 49.38
N58°51'42"E 72.08
Storm Sewer Esmt per Doc No. 122421
Sewer Esmt per Doc No. 164003
S51°46'11"E 14.54
S86°34'57"E 146.54
53.34
69.17
Sanitary Sewer Esmt per Doc No. 2077625
S53°36'13"E 148.10'
Projected NW'ly line Lot 14 Blk 4
NW cor. Lot 14, Blk 4.
S30°59'43"E 25.00
S58°51'42"W 125.02
S58°51'42"W 50.01
25.00
NW'ly line of Blk A. Also: SE'ly line of Block D
NE'ly line of Block A.
E'ly line Robertson's Addition to West St Paul
Line 10 ft NW'ly from the SW'ly line of Lot 14, Blk 4
SW'ly line of Lot 14, Blk 4 Bazil and Robertson's Addition to West Saint Paul
N52°11'42"W 348.58'
S30°52'17"E 77.98'
S30°52'17"E 447.76'
N30°52'17"W 675.+/-
Most S'ly Cor. of Block A
N'ly line Water Street
SE'ly Line Lot 1
Most E'ly cor Lot 1
N30°59'32"W 340.39
Vacated Water Street (Formerly Mill St)
Vacated Per Doc. No.
NE'ly line Blk 176 produced.
N47°21'22"W 147.22'
N42°38'38"E 70.00'
N47°21'22"W 144.74'
Most W'ly Cor. of Block 176
NW'ly Line of Blk 176 and its NE'ly ext.
NE Cor Blk 176 N=155976.93 E=576345.90 (fnd granite monument)
SE'ly line of Block 176 and its NE'ly ext.
Most E'ly corner of Block 176
N30°52'17"W 9.90'
S51°40'18"E 82.29'
N58°52'37"E 390.70
12.80 N58°52'37"E
Fillmore Avenue (FORMERLY FOURTH STREET)
Vacated Starkey Street
Vacated Per Doc. No. 4302143
129.25
Center line of Starkey Street and its extensions
See Detail "B"
Vacated Old Water Street (Vacated per Doc. No.s 1738207, 1414220 and _____)
N'ly line of Blk 4
E1/4 Cor Sec 6, T. 28, R. 22 (No Mon Found)
Ramsey County Coords Y=157865.43 Y=154885.52
East Line Sec. 6, T. 28, R. 22 N00°59'31"W 2640.00'
SE Corner Of Sec 6, T. 28, R. 22 (Found Ramsey County Granite Monument) Ramsey County Coordinates X=577011.14 Y=152245.91
Vacated Alley
Block 4 ROBERTS'S ADDITION TO WEST SAINT PAUL
Block 3 ROBERTSON'S ADDITION TO WEST ST. PAUL
Block 176
Block 5
Block 6
Block 7
Sec. 6 T. 28 R. 22
TWP 28
RGE 22
South Wabasha Street (Width Varies)
ROBERTSON'S ADDITION TO WEST ST. PAUL
Vacated Starkey Street
BENCHMARK





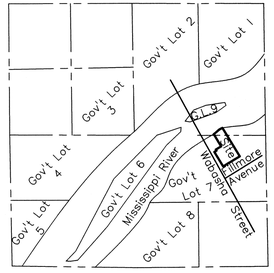


○ DENOTES 1/2 INCH X 14 INCH IRON PIPE MONUMENT SET, MARKED "RLS 26724"

● DENOTES IRON MONUMENT FOUND

FOR THE PURPOSES OF THIS PLAT, THE EAST LINE OF SEC 6, T 28, R 22 IS ASSUMED TO HAVE A BEARING OF N 00° 59' 31" W

BENCHMARK
Top Nut Hydrant on the north side of Fillmore Avenue, 260 feet +/- east of vacated Starkey Street
Elevation = 712.59 feet (NGVD 1929 datum)



VICINITY MAP
SEC 6, TWP 28N, RNG 22W
NOT TO SCALE

NOTE
This sheet is provided for the purpose of showing the legal descriptions of the parcels described on Sheet 1.

LOUCKS ASSOCIATES