

PRELIMINARY PLAT: KRAEWOOD

PRELIMINARY PLAT GENERAL NOTES

PROPERTY DESCRIPTION:
That part of the East Half of Government Lot 5, Section 36, Township 112, Range 20, Rice County, Minnesota, which lies northerly of the south 66.00 feet thereof.
Together with
The north 370.00 feet of the west half of Government Lot 4, said Section 36.

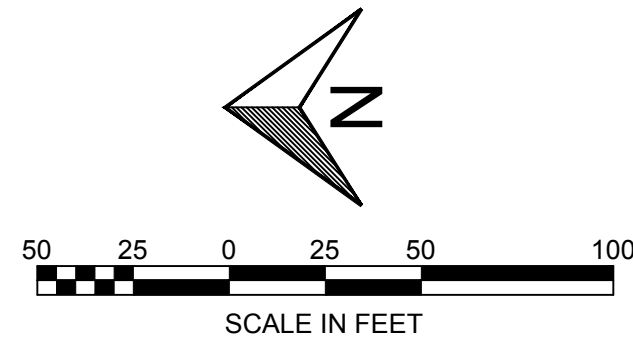
DATE OF PREPARATION:
6-17-2021

APPLICANT:
Rebound Real Estate LLC
Contact: Scott Koester
527 Professional Drive, Suite 100
Northfield, MN 55057
skoester@reboundpartners.com

AREAS:
The Gross land area is 561,051 +/- square feet or 12.870 +/- acres.

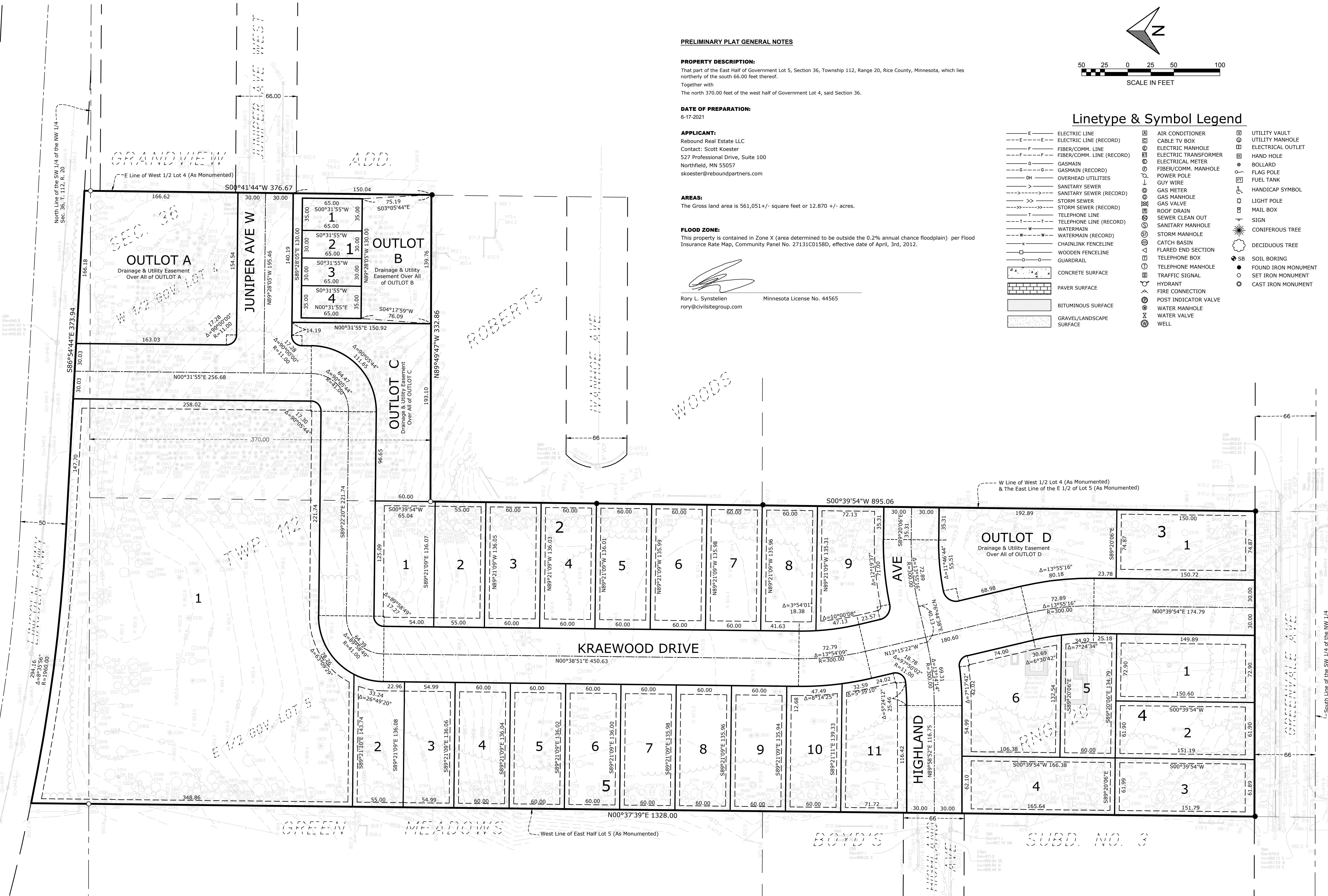
FLOOD ZONE:
This property is contained in Zone X (area determined to be outside the 0.2% annual chance floodplain) per Flood Insurance Rate Map, Community Panel No. 27131C0158D, effective date of April, 3rd, 2012.


Rory L. Synstelen
rory@civilsitegroup.com
Minnesota License No. 44565



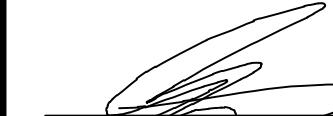
Linetype & Symbol Legend

—E—E—E—	ELECTRIC LINE	⊠	AIR CONDITIONER	⊠	UTILITY VAULT
- - -E - - -E - - -	ELECTRIC LINE (RECORD)	⊠	CABLE TV BOX	⊠	UTILITY MANHOLE
-F-F-F-	FIBER/COMM. LINE	⊠	ELECTRIC MANHOLE	⊠	ELECTRICAL OUTLET
-F-F-F-	FIBER/COMM. LINE (RECORD)	⊠	ELECTRIC TRANSFORMER	⊠	HAND HOLE
-G-G-G-	GASMAIN	⊠	ELECTRICAL METER	⊠	BOLLARD
-G-G-G-	GASMAIN (RECORD)	⊠	FIBER/COMM. MANHOLE	⊠	FLAG POLE
-OH-OH-	OVERHEAD UTILITIES	⊠	POWER POLE	⊠	FUEL TANK
->->->-	SANITARY SEWER	⊠	GUY WIRE	⊠	HANDICAP SYMBOL
->->->-	SANITARY SEWER (RECORD)	⊠	GAS METER	⊠	GAS VALVE
->->->-	STORM SEWER	⊠	GAS MANHOLE	⊠	SEWER CLEAN OUT
->->->-	STORM SEWER (RECORD)	⊠	ROOF DRAIN	⊠	SANITARY MANHOLE
-T-T-T-	TELEPHONE LINE	⊠	STORM MANHOLE	⊠	CATCH BASIN
-T-T-T-	TELEPHONE LINE (RECORD)	⊠	FLARED END SECTION	⊠	TELEPHONE BOX
-W-W-W-	WATERMAIN	⊠	TELEPHONE MANHOLE	⊠	HYDRANT
-W-W-W-	WATERMAIN (RECORD)	⊠	TRAFFIC SIGNAL	⊠	FIRE CONNECTION
-X-X-X-	CHAINLINK FENCELINE	⊠	POST INDICATOR VALVE	⊠	WATER MANHOLE
-□-□-□-	WOODEN FENCELINE	⊠	WATER VALVE	⊠	WELL
-○-○-○-	GUARDRAIL	⊠			
4 4 4 4	CONCRETE SURFACE				
▨	PAVER SURFACE				
▨	BITUMINOUS SURFACE				
▨	GRAVEL/LANDSCAPE SURFACE				

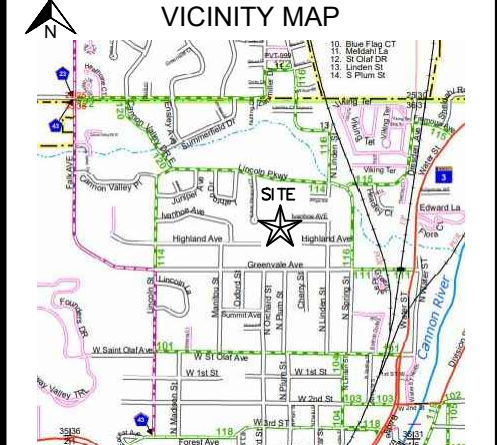


Kraewood
600 Greenvale Ave, Northfield, MN 55057
Rebound Real Estate LLC
527 Professional Drive, Suite 100, Northfield, MN 55057

PROJECT
I HEREBY CERTIFY THAT THIS SURVEY, 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.


RORY L. SYNSTELIEN
DATE 6-17-2021 LICENSE NO. 44565

QA/QC
FIELD CREW
DRAWN BY CJ
REVIEWED BY RS
UPDATED BY



REVISION SUMMARY	
DATE	DESCRIPTION
6-22-21	added land adjoining R/W

PROJECT NO. - 18171.01
PRELIMINARY PLAT

V2.0
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