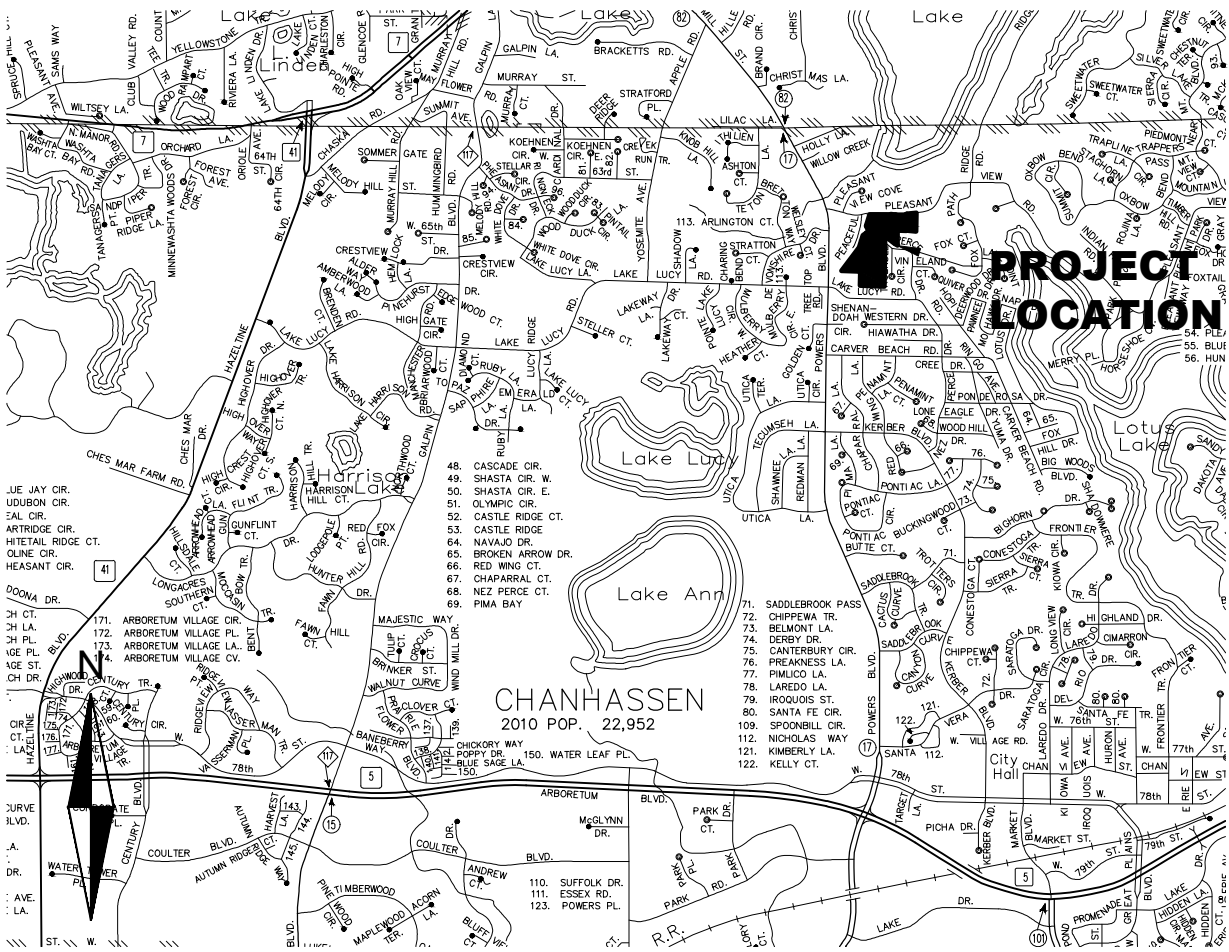


Pleasant View Pointe

Chanhassen, Minnesota



VICINITY MAP

Scale: 1"=3000'

CONTACT LIST

DEVELOPER

Rachel Development
4180 Napier Court NE
Saint Michael, MN 55376
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Contact: Paul Robinson

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SURVEYOR

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Email: dekrem@alliant-inc.com

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Fax: 612.758.3099

LANDSCAPE ARCHITECT

John Gronhovd
License No. 59233
Email: jgronhovd@alliant-inc.com

PLAN SUBMISSION/REVISION MATRIX

#	SHEET DESCRIPTION	2023-04-18	2023-08-14
1	Cover Sheet	X	X
2	Existing Conditions	X	X
3-5	Construction Details	X	X
6	Demolition Plan	X	X
7	Site, Lighting, & Signage Plan	X	X
8	Grading & Drainage Plan	X	X
9	Grading Profiles & Hold Down Details	X	X
10-11	Pond - Filtration Detail	X	X
12	Filtration Trench Detail	X	X
13	Erosion & Sediment Control Plan	X	X
14	Erosion & Sediment Control Notes & Details	X	X
15	Sanitary Sewer & Watermain Plan	X	X
16-17	Sanitary Sewer & Watermain Plan & Profiles	X	X
18	Street & Storm Sewer Plan	X	X
19-20	Street & Storm Sewer Plan & Profiles	X	X
21	Storm Sewer Profiles	X	X
22	Street Intersection Details	X	X
23	Wetland Management Plan	X	X
24	Tree Preservation Plan	X	X
25	Tree Preservation Plan - Enlarged - North	X	X
26	Tree Preservation Plan - Enlarged - South	X	X
27-28	Tree Inventory Schedule	X	X
29	Landscaping Plan	X	X

CERTIFICATION

I hereby certify that this plan, specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Professional Engineer in the State of Minnesota.

Date License no.

QA/QC CHECK

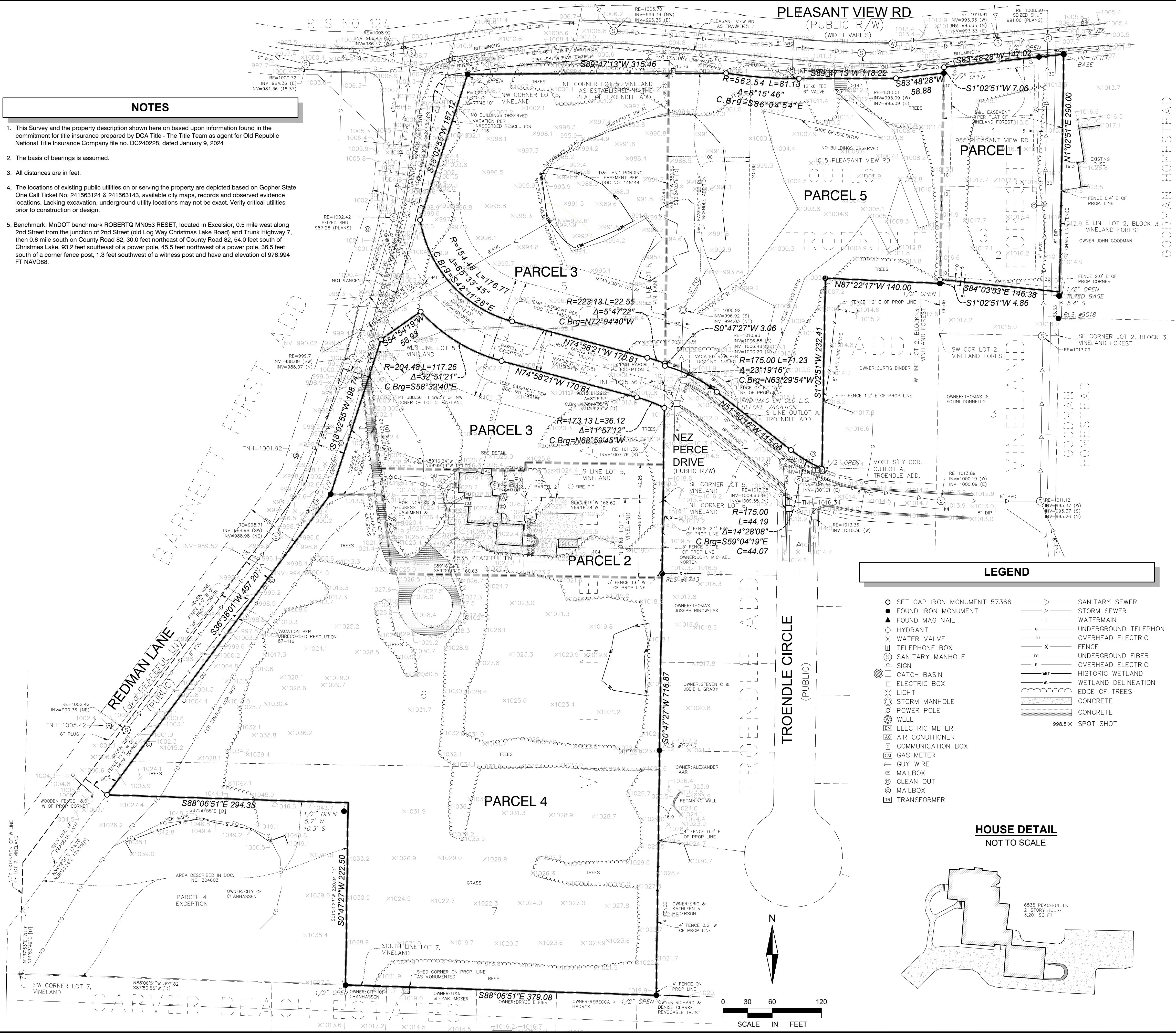
By _____ Date _____

PROJECT TEAM DATA

Designed By: TAS, MPR

Drafted By: ELL

Project No.: 4000320-00



NOTES

- This Survey and the property description shown here on based upon information found in the commitment for title insurance prepared by DCA Title - The Title Team as agent for Old Republic National Title Insurance Company file no. DC240228, dated January 9, 2024
- The basis of bearings is assumed.
- All distances are in feet.
- The locations of existing public utilities on or serving the property are depicted based on Gopher State One Call Ticket No. 241563124 & 241563143, available city maps, records and observed evidence locations. Lacking excavation, underground utility locations may not be exact. Verify critical utilities prior to construction or design.
- Benchmark: MnDOT benchmark ROBERTQ MN053 RESET, located in Excelsior, 0.5 mile west along 2nd Street from the junction of 2nd Street (old Log Way Christmas Lake Road) and Trunk Highway 7, then 0.8 mile south on County Road 82, 30.0 feet northeast of County Road 82, 54.0 feet south of Christmas Lake, 93.2 feet southeast of a power pole, 45.5 feet northwest of a power pole, 36.5 feet south of a corner fence post, 1.3 feet southwest of a witness post and have and elevation of 978.994 FT NAVD88.

PROPERTY DESCRIPTION

Parcel 1
All of Lot 1 and that part of Lot 2, Block 3, "Vineland Forest", Carver County, Minnesota, lying Northerly of a line drawn from a point on the East line of said Lot 2 a distance of 53.53 feet North of the Southeast corner of said Lot 2 to a point on the West line of said Lot 2 distant 66.00 feet North of the Southwest corner of said Lot 2 and there terminating.

Parcel 2
That part of Lots 5 and 6, "Vineland", described as follows: Commencing at the southeast corner of said Lot 5; thence North 89 degrees 16 minutes 34 seconds West, assumed bearing, along the south line of said Lot 5, a distance of 168.62 feet to the actual point of beginning of the tract of land to be herein described; thence North 0 degrees 43 minutes 26 seconds East 32.25 feet; thence North 89 degrees 16 minutes 34 seconds West 179.00 feet; thence South 7 degrees 25 minutes 34 seconds East 129.57 feet; thence South 89 degrees 16 minutes 34 seconds East 160.63 feet; thence North 0 degrees 43 minutes 26 seconds East 96.01 feet to the actual point of beginning, Carver County, Minnesota.

Together with an easement for ingress and egress over and across that part of Lot 5, "Vineland", Carver County, Minnesota lying Westerly of the following described line:
Commencing at the southeast corner of said Lot 5; thence North 89 degrees 16 minutes 34 seconds West, assumed bearing, along the south line of said Lot 5 a distance of 168.62 feet; thence North 0 degrees 43 minutes 26 seconds East 32.25 feet; thence North 89 degrees 16 minutes 34 seconds West 179.00 feet; thence South 7 degrees 25 minutes 34 seconds East a distance of 32.57 feet, more or less, to a point on the south line of said Lot 5, which point is the point of beginning of the line to be described; thence on a line running North 7 degrees 25 minutes 34 seconds West a distance of 160 feet, more or less, to the intersection of said line with the westerly lot line of said Lot 5, and there terminating.

And
That part of Lots 5 and 6, "Vineland", Carver County, Minnesota, described as follows: viz:
That part of the South 45.25 feet of Lot 5 and of the North 96.01 feet of Lot 6, "Vineland" lying Easterly of a line drawn perpendicular to the South line of said Lot 5 from a point on said South line distant 168.62 feet Westerly along said South line from the Southeast corner of said Lot 5.

Parcel 3
Lot 5, Vineland, Carver County, Minnesota, except that part thereof described as follows, viz:
Commencing on the Southeast corner of said Lot 5; thence North 89 degrees 16 minutes 34 seconds West, assumed bearing, along the South line of said Lot 5 a distance of 168.62 feet to the actual point of beginning of the parcel being described; thence North 0 degrees 43 minutes 26 seconds East 32.25 feet; thence North 89 degrees 16 minutes 34 seconds West 179.00 feet; thence South 7 degrees 25 minutes 34 seconds East a distance of 32.57 feet, more or less, to a point on the South line of said Lot 5 (hereinafter referred to as "Point A"); thence Easterly along the South line of said Lot 5 to the point of beginning.

Subject to an easement for ingress and egress and utility purposes, appurtenant to and for the benefit of the above described Exception, which said easement is described as all that part of said Lot 5, Vineland, lying Westerly of the following described line: Beginning on the South line of said Lot 5 described above as "Point A", thence on a line running North 7 degrees 25 minutes 34 seconds West a distance of 160 feet more or less, to its intersection with the Westerly line of said Lot 5 and there terminating.

Also excepting from said Lot 5 that part thereof described as follows, viz:
A 50.00 foot strip of land over and across Lot 5, Vineland, Carver County, Minnesota, the centerline of said strip is described as follows:
Commencing at the Northeast corner of Lot 5; thence South 00 degrees 24 minutes 03 seconds East, on an assumed bearing, along the East line of Lot 5, a distance of 380.86 feet to the point of beginning of the centerline to be described; thence Westerly, a distance of 29.21 feet along a non-tangential curve concave to the South, said curve having a radius of 198.13 feet, a central angle of 08 degrees 26 minutes 53 seconds and a chord bearing of North 71 degrees 36 minutes 25 seconds West; thence North 76 degrees 09 minutes 51 seconds West tangent to last described curve, a distance of 170.81 feet; thence Northwesterly, a distance of 124.92 feet, along a tangential curve concave to the Northeast, said curve having a central angle of 39 degrees 52 minutes 43 seconds and a radius of 179.48 feet to a point hereinafter referred to as "Point B"; thence continue Northwesterly and Northerly along the last described curve a distance of 124.92 feet and said centerline there terminating.

Also excepting, a 50.00 foot strip of land over and across said Lot 5, Vineland, the centerline of said strip is described as follows:
Beginning at the above described "Point B"; thence South 53 degrees 42 minutes 49 seconds West, a distance of 100.00 feet and said centerline there terminating.

Parcel 4
Lot 6, Vineland, Carver County, Minnesota, except that part thereof described as follows, viz: Commencing at the Northeast corner of said Lot 6, thence North 89 degrees 16 minutes 34 seconds West, assumed bearing, along the North line of said Lot 6, a distance of 168.62 feet to the actual point of beginning of the land to be described; thence South 0 degrees 43 minutes 26 seconds West a distance of 96.01 feet; thence North 89 degrees 16 minutes 34 seconds West a distance of 160.63 feet; thence North 7 degrees 25 minutes 34 seconds West a distance of 97.00 feet to the North line of said Lot 6; thence Easterly along the said North line of Lot 6 to the point of beginning.

Excepting from said Lot 5 and said Lot 6 the following described premises:
That part of the South 45.25 feet of Lot 5 and of the North 96.01 feet of Lot 6, "Vineland" lying Easterly of a line drawn perpendicular to the South line of said Lot 5 from a point on said South line distant 168.62 feet Westerly along said South line from the Southeast corner of said Lot 5.

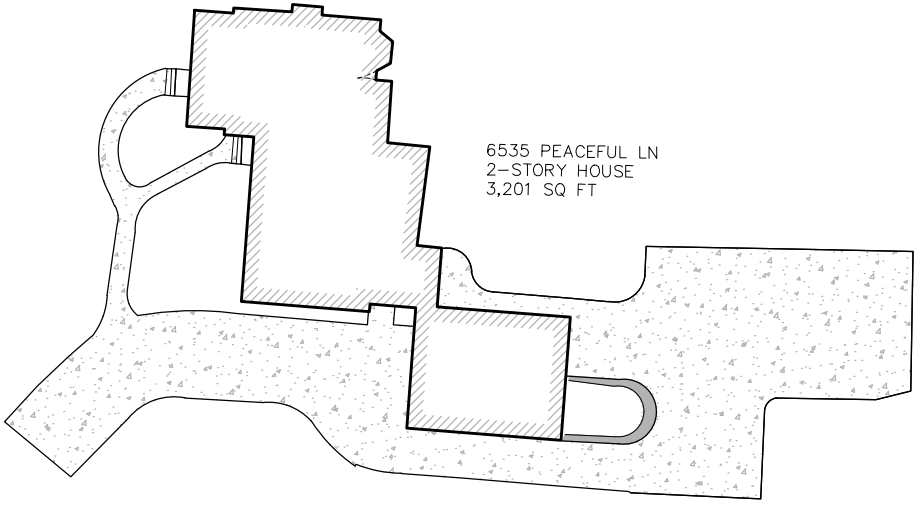
And
Lot 7, Vineland, Carver County, Minnesota, except that part of said Lot 7 described as follows, viz: Commencing at the Southwest corner of Lot 7, Vineland; thence North 1 degree 53 minutes 49 seconds East a distance of 76.37 feet to a point on the Southeastly line of Peaceful Lane; thence North 36 degrees 53 minutes 34 seconds East along said Southeastly line of Peaceful Lane a distance of 174.79 feet; thence South 87 degrees 50 minutes 55 seconds East a distance of 294.35 feet; thence South 1 degree 03 minutes 23 seconds West a distance of 220.04 feet to the Southerly line of said Lot 7; thence South 87 degrees 50 minutes 55 seconds West along said Southerly line of Lot 7 a distance of 397.82 feet to the point of beginning.

Together with an easement appurtenant to the foregoing Parcels 2, 3 and 4 for ingress and egress over and across that part of Lot 5, Vineland, Carver County, Minnesota lying Westerly of the following described line:
Commencing at the Southeast corner of said Lot 5; thence North 89 degrees 16 minutes 34 seconds West, assumed bearing, along the South line of said Lot 5 a distance of 168.62 feet; thence North 0 degrees 43 minutes 26 seconds East 32.25 feet; thence North 89 degrees 16 minutes 34 seconds West 179.00 feet; thence South 7 degrees 25 minutes 34 seconds East a distance of 32.57 feet, more or less, to a point on the South line of said Lot 5, which point is the point of beginning of the line to be described; thence on a line running North 7 degrees 25 minutes 34 seconds West a distance of 160 feet, more or less, to the intersection of said line with the Westerly lot line of said Lot 5, and there terminating.

LEGEND

- SET CAP IRON MONUMENT 57366
- FOUND IRON MONUMENT
- ▲ FOUND MAG NAIL
- HYDRANT
- WATER VALVE
- TELEPHONE BOX
- SANITARY MANHOLE
- SIGN
- CATCH BASIN
- ELECTRIC BOX
- LIGHT
- STORM MANHOLE
- POWER POLE
- WELL
- ELECTRIC METER
- AIR CONDITIONER
- COMMUNICATION BOX
- GAS METER
- GUY WIRE
- MAILBOX
- CLEAN OUT
- MAILBOX
- TRANSFORMER
- SANITARY SEWER
- STORM SEWER
- WATERMAIN
- UNDERGROUND TELEPHON
- OVERHEAD ELECTRIC
- FENCE
- UNDERGROUND FIBER
- OVERHEAD ELECTRIC
- HISTORIC WETLAND
- WETLAND DELINEATION
- EDGE OF TREES
- CONCRETE
- CONCRETE
- SPOT SHOT

HOUSE DETAIL
NOT TO SCALE



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.

Daniel Ekrem
Print Name
Signature
12/19/2024
Date
57366
License Number



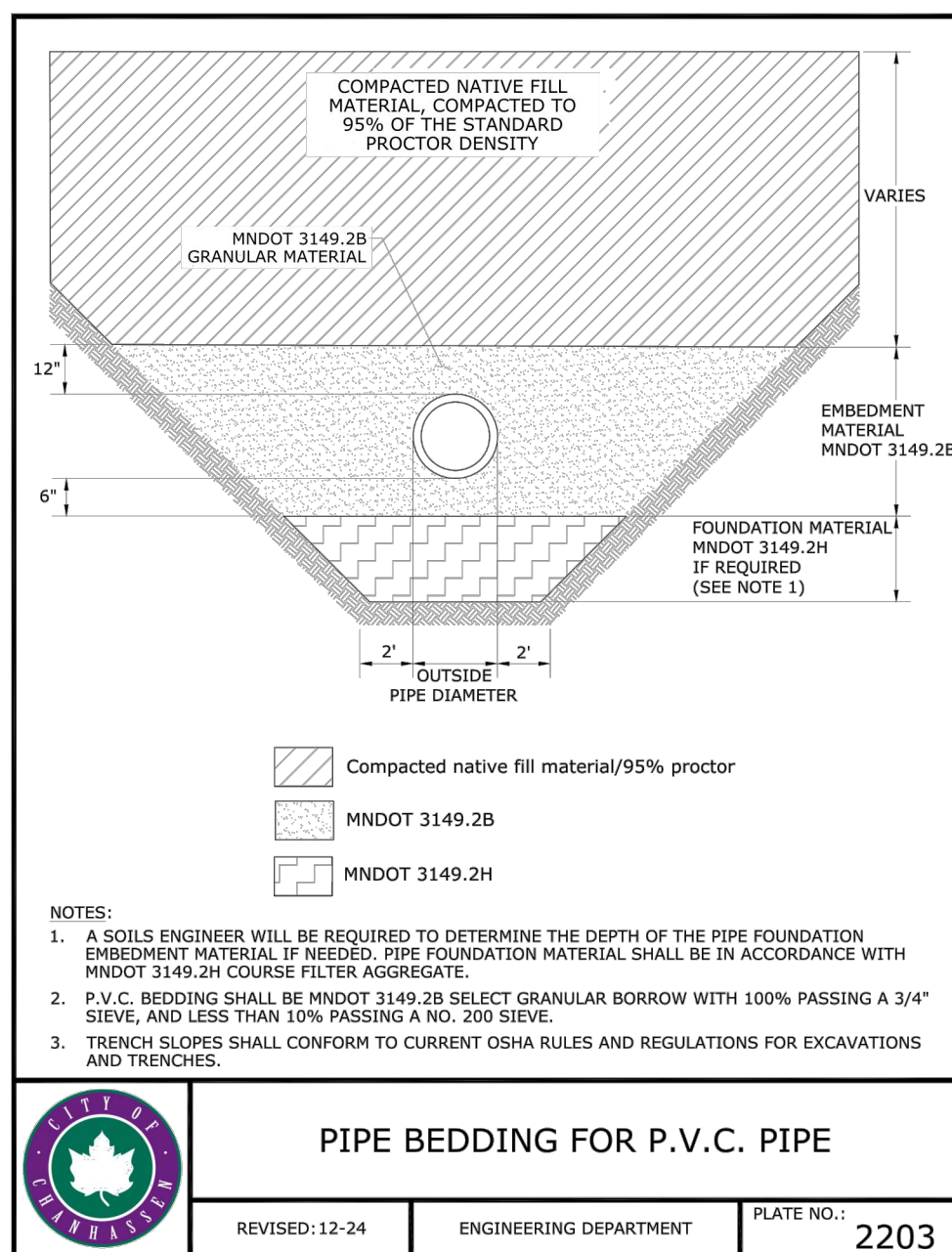
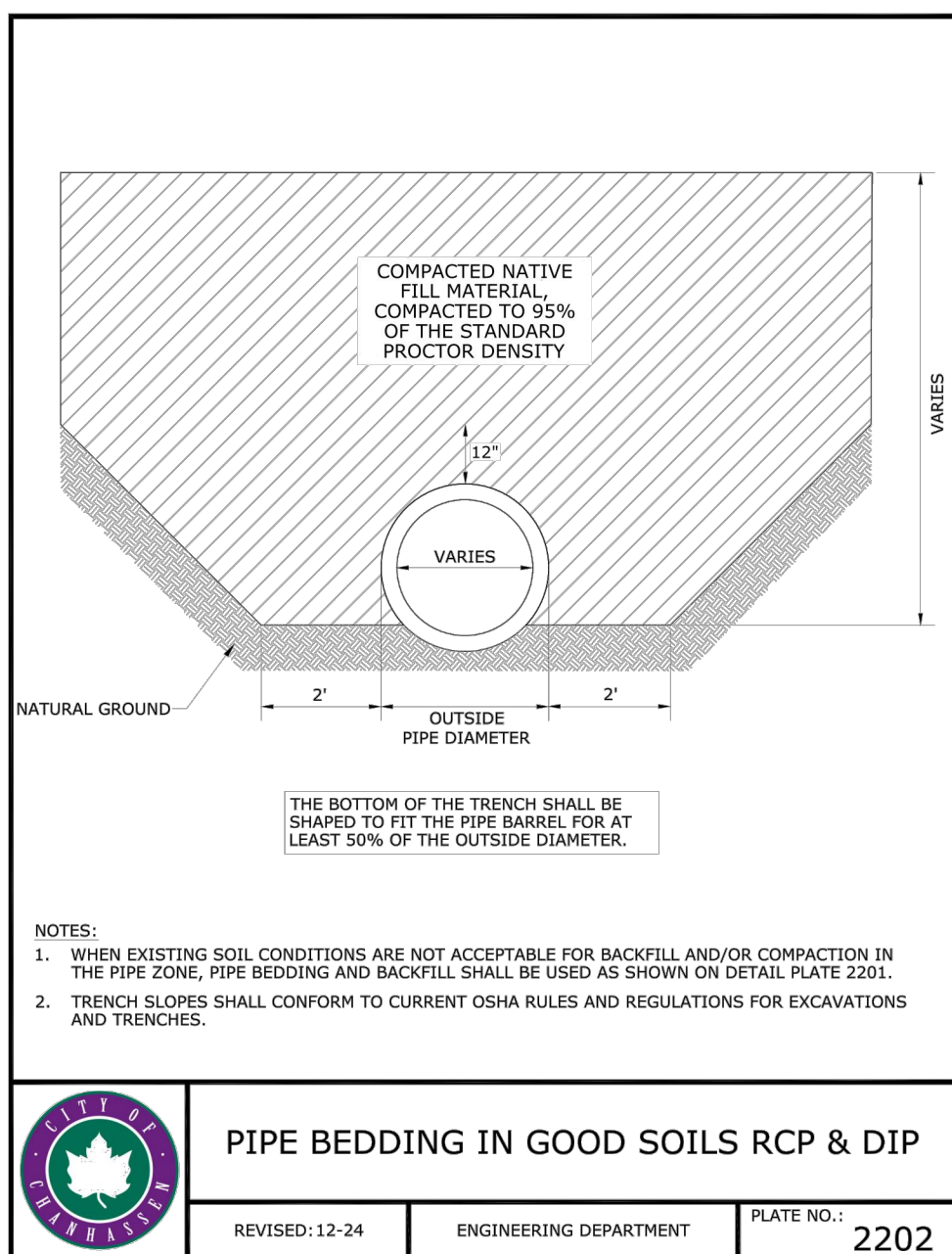
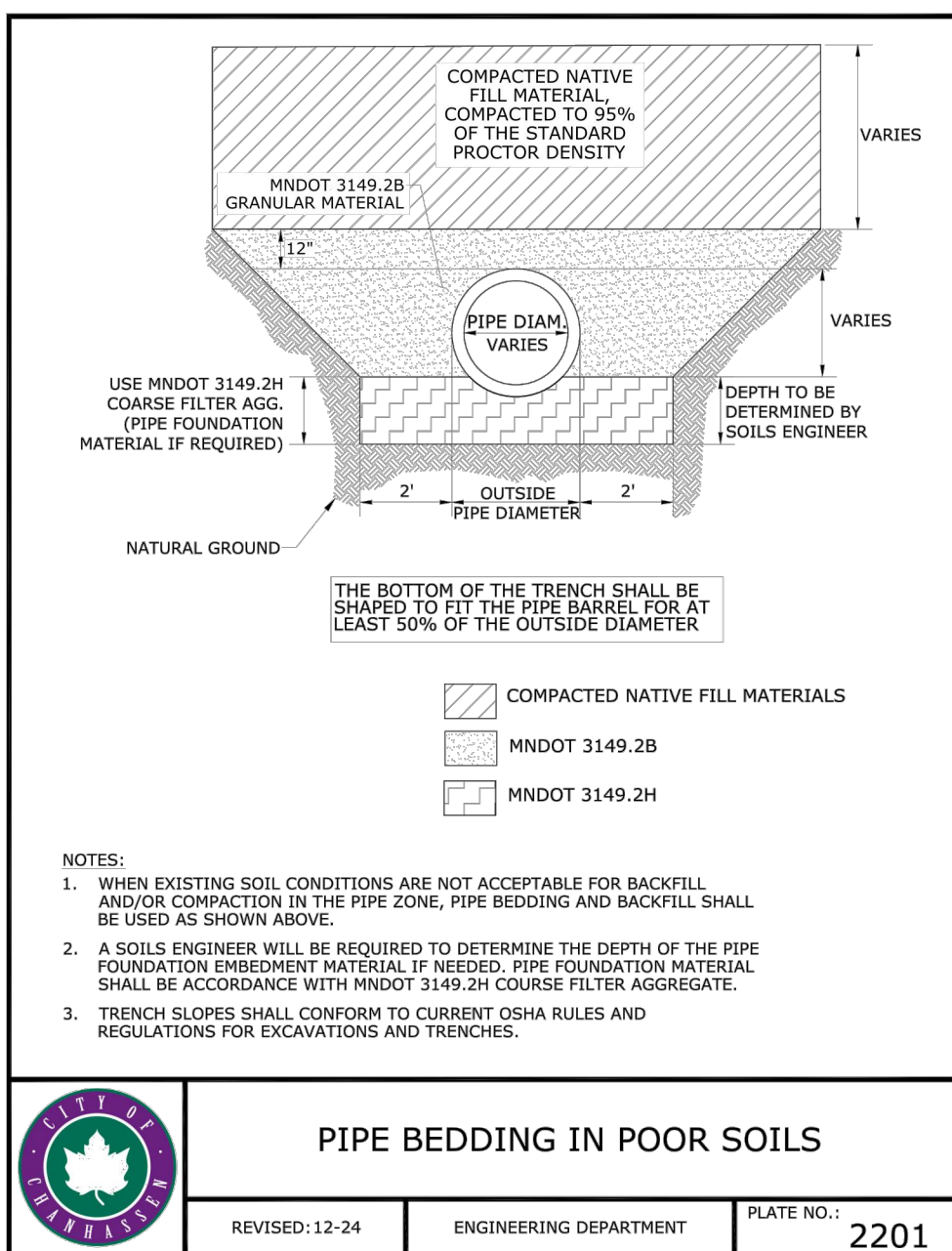
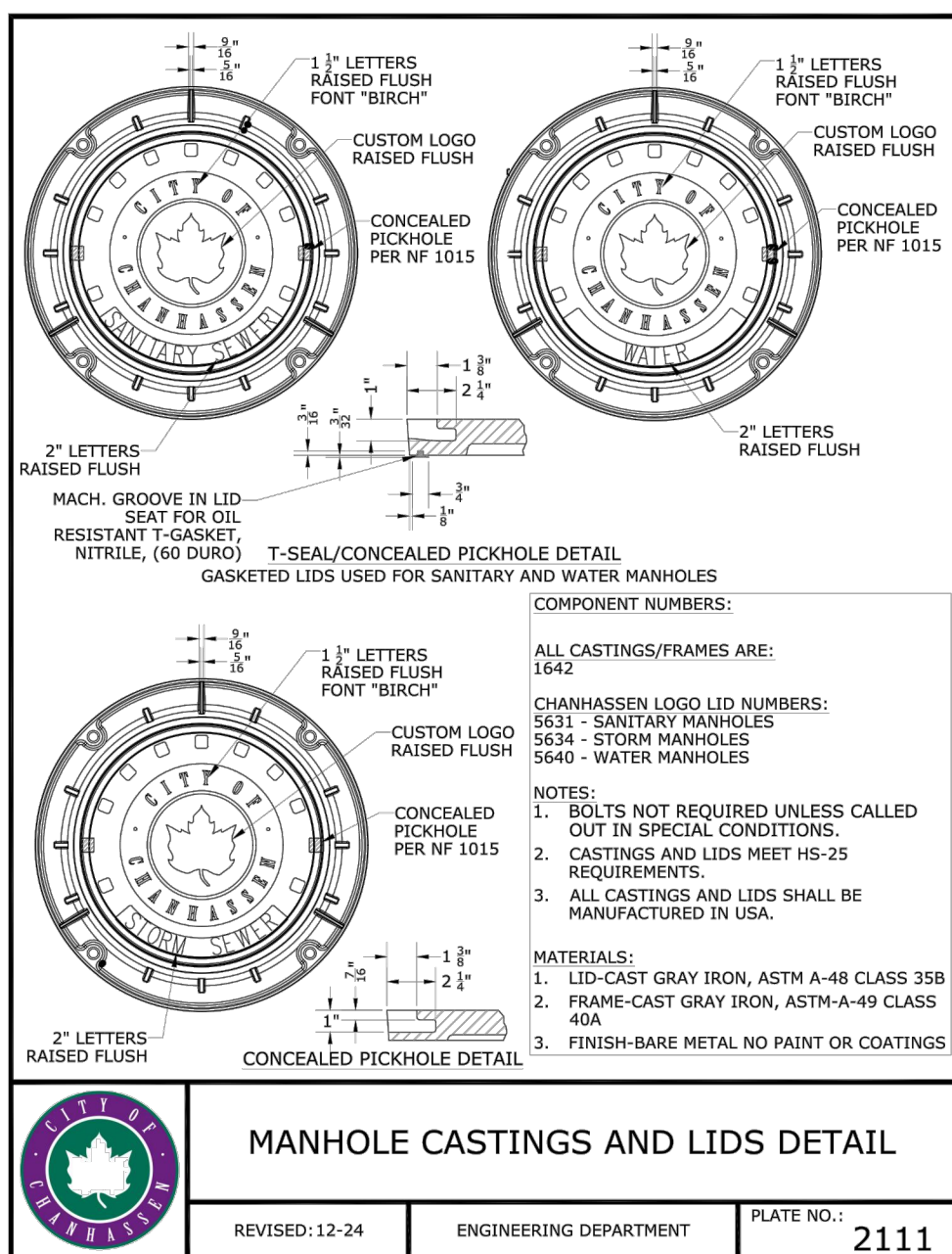
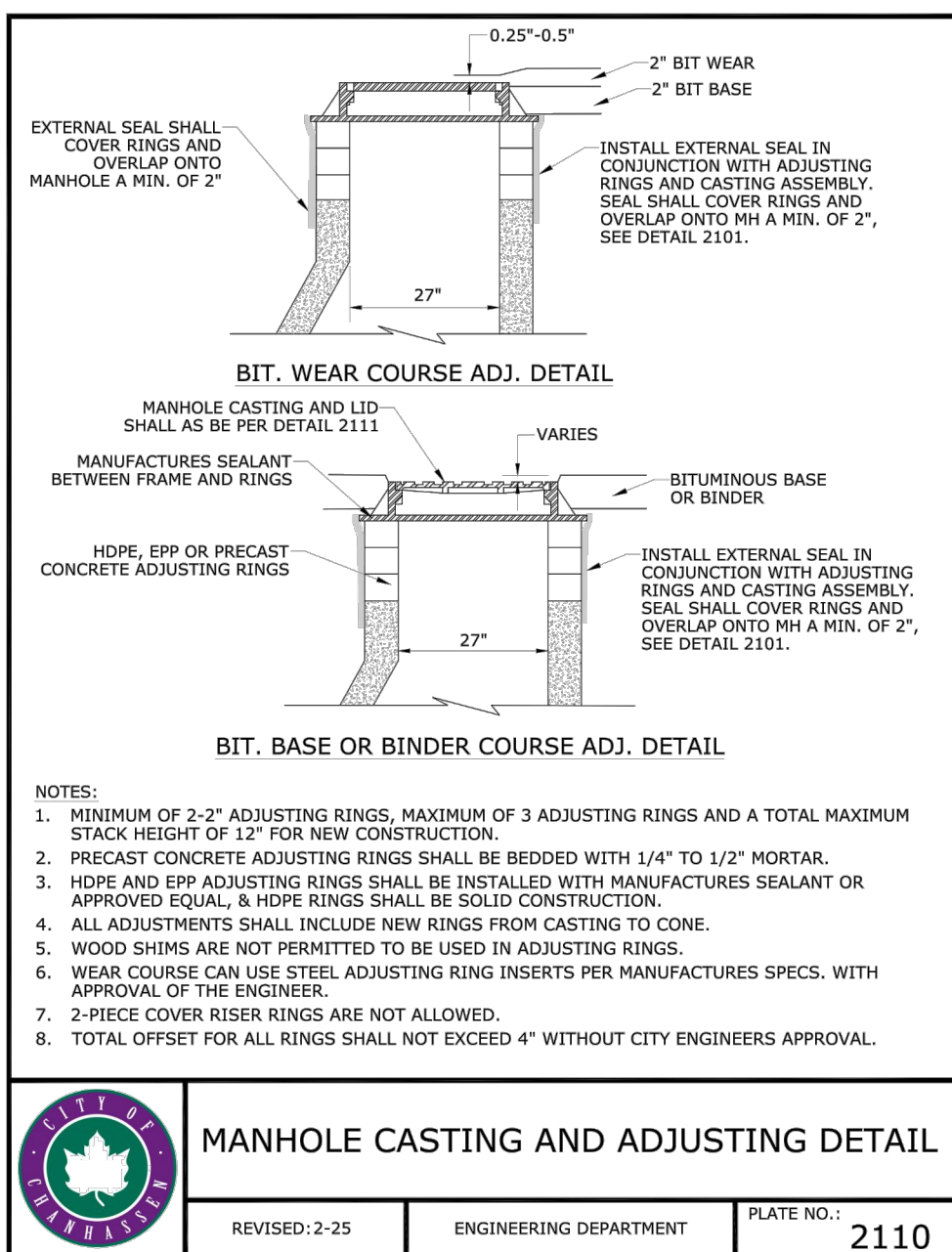
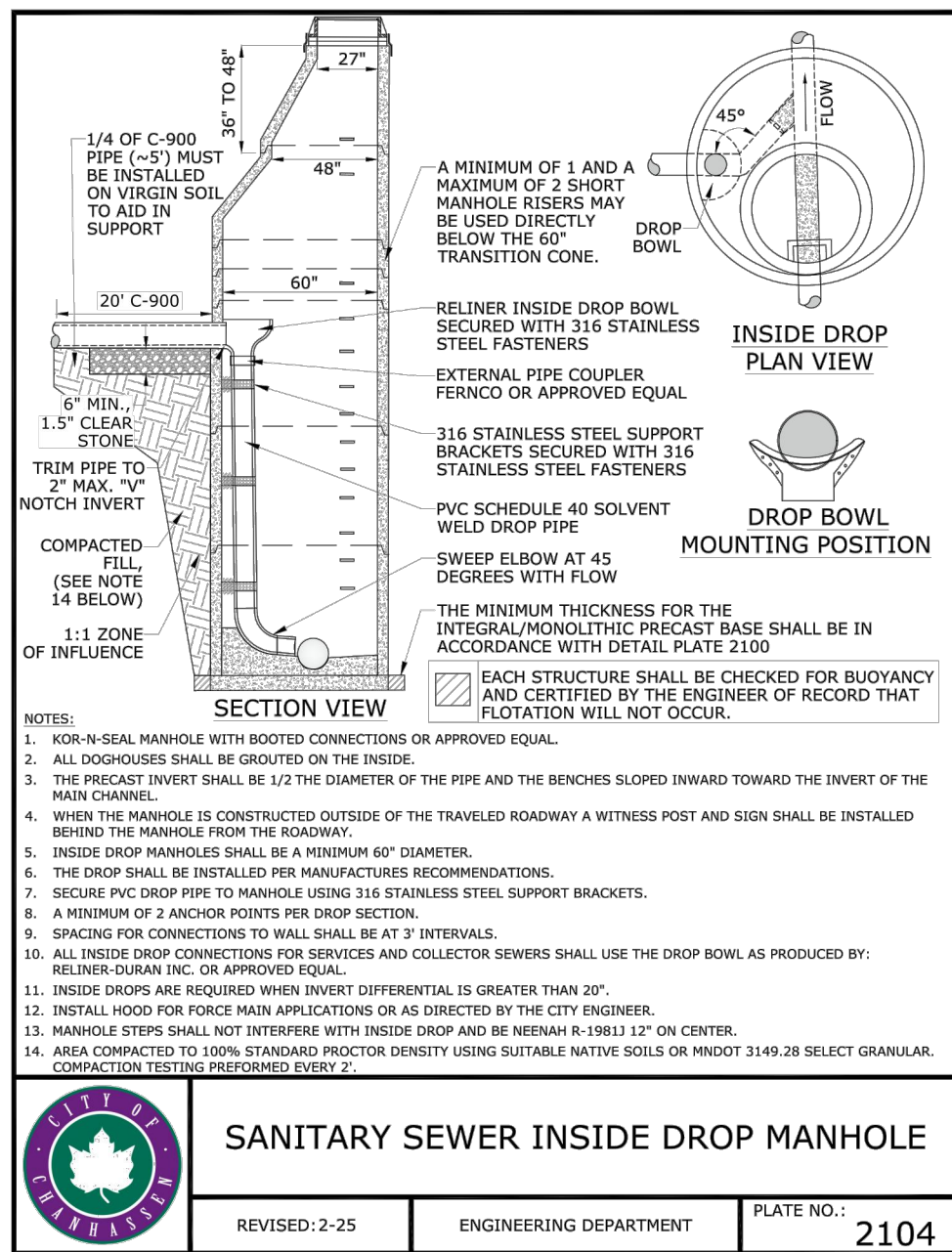
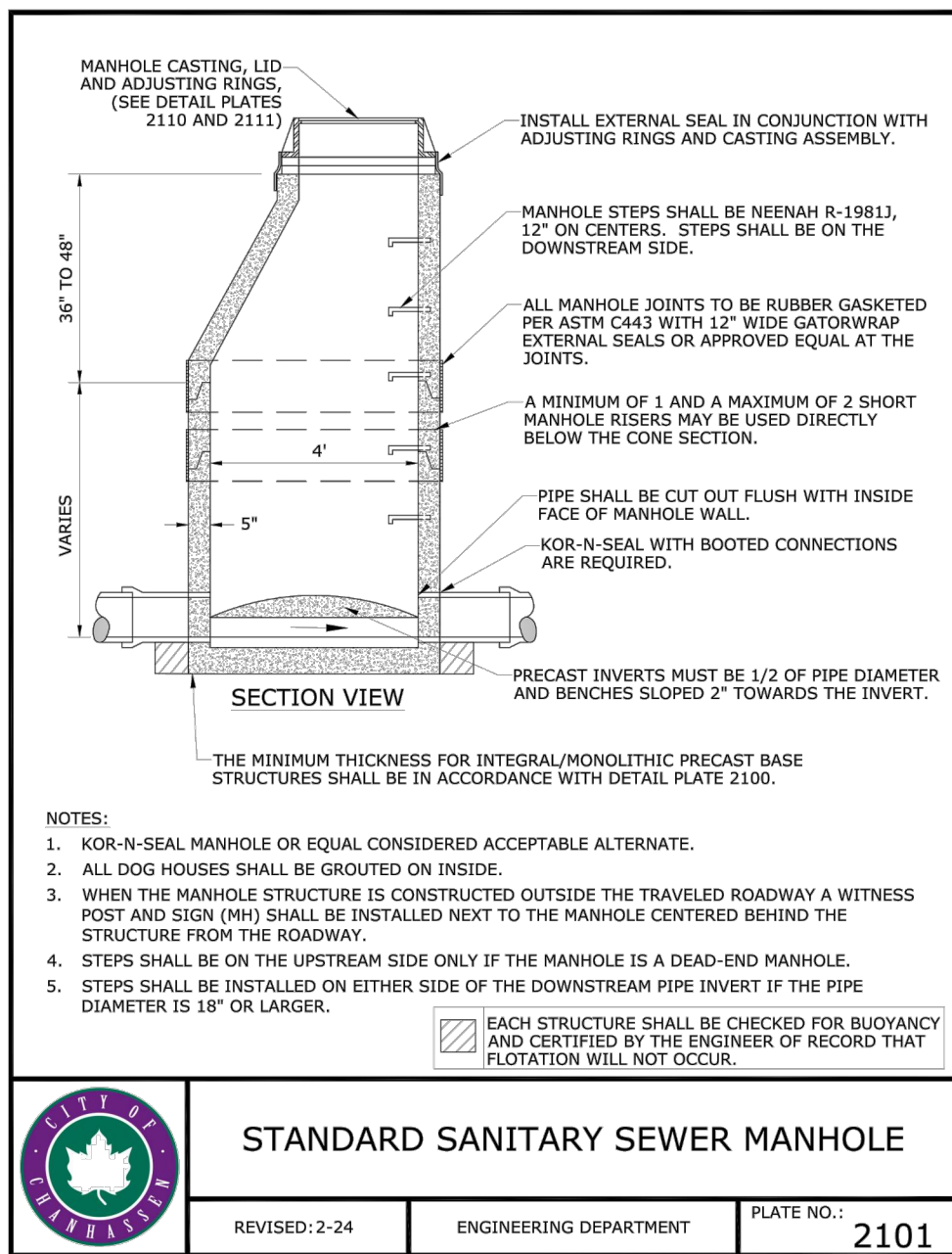
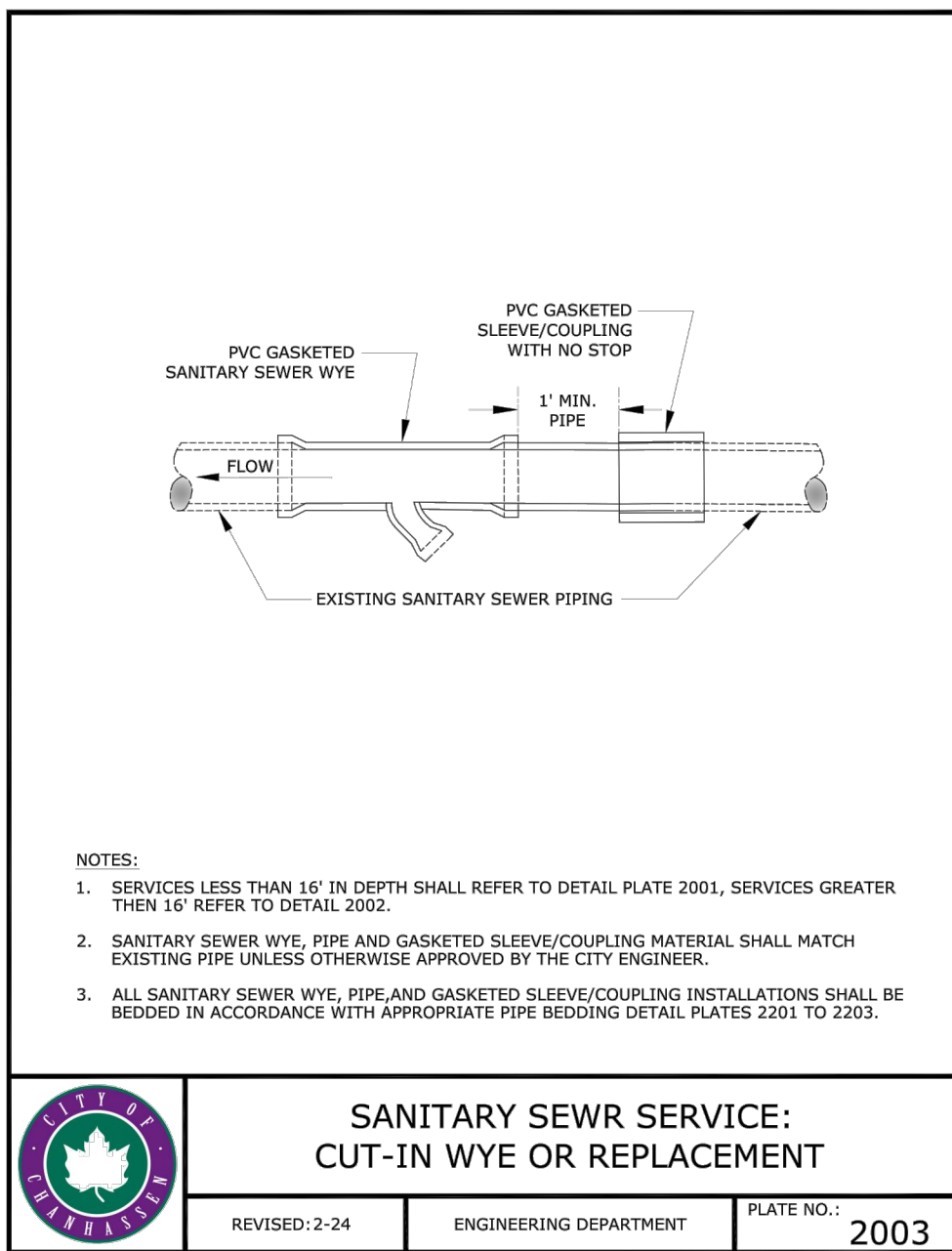
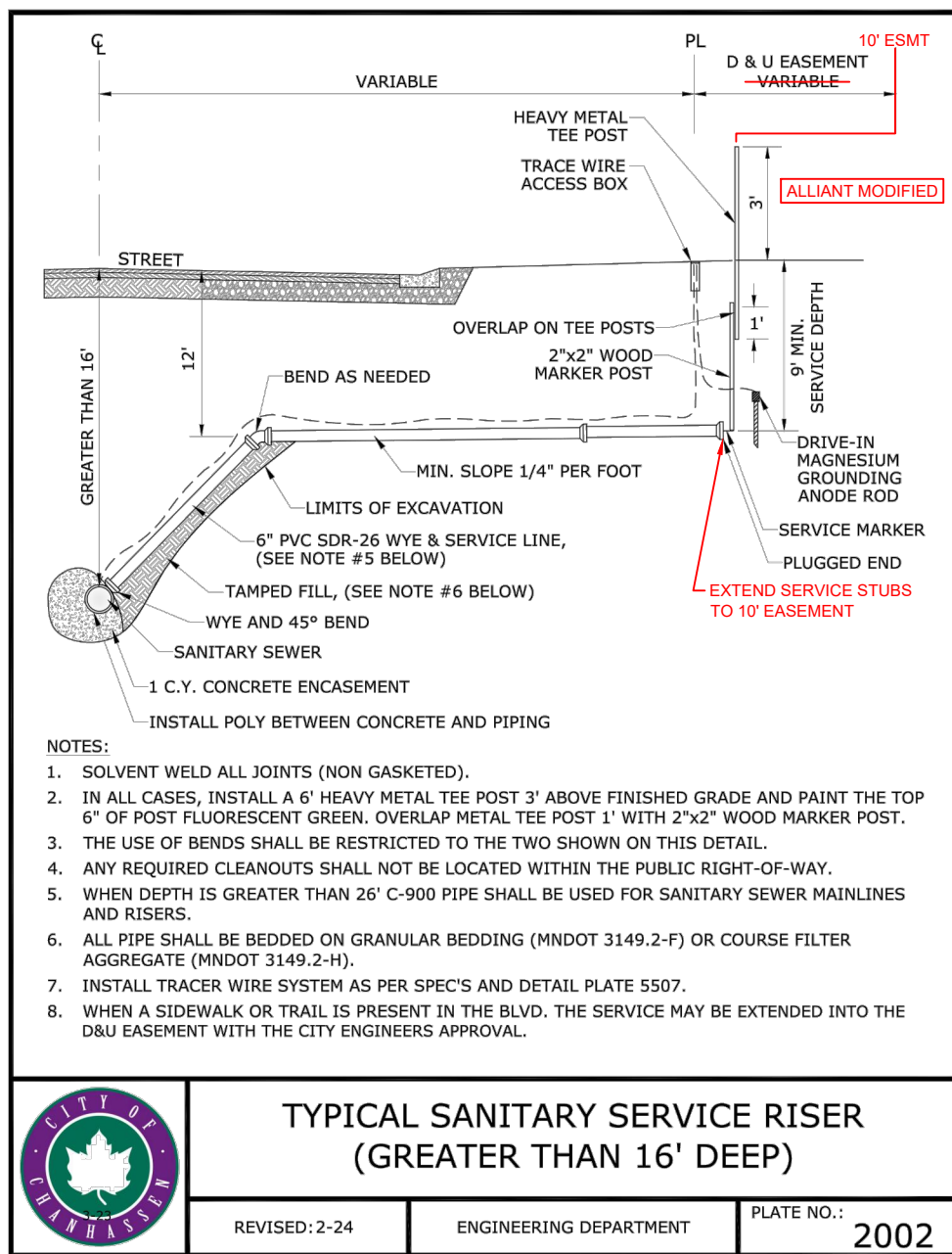
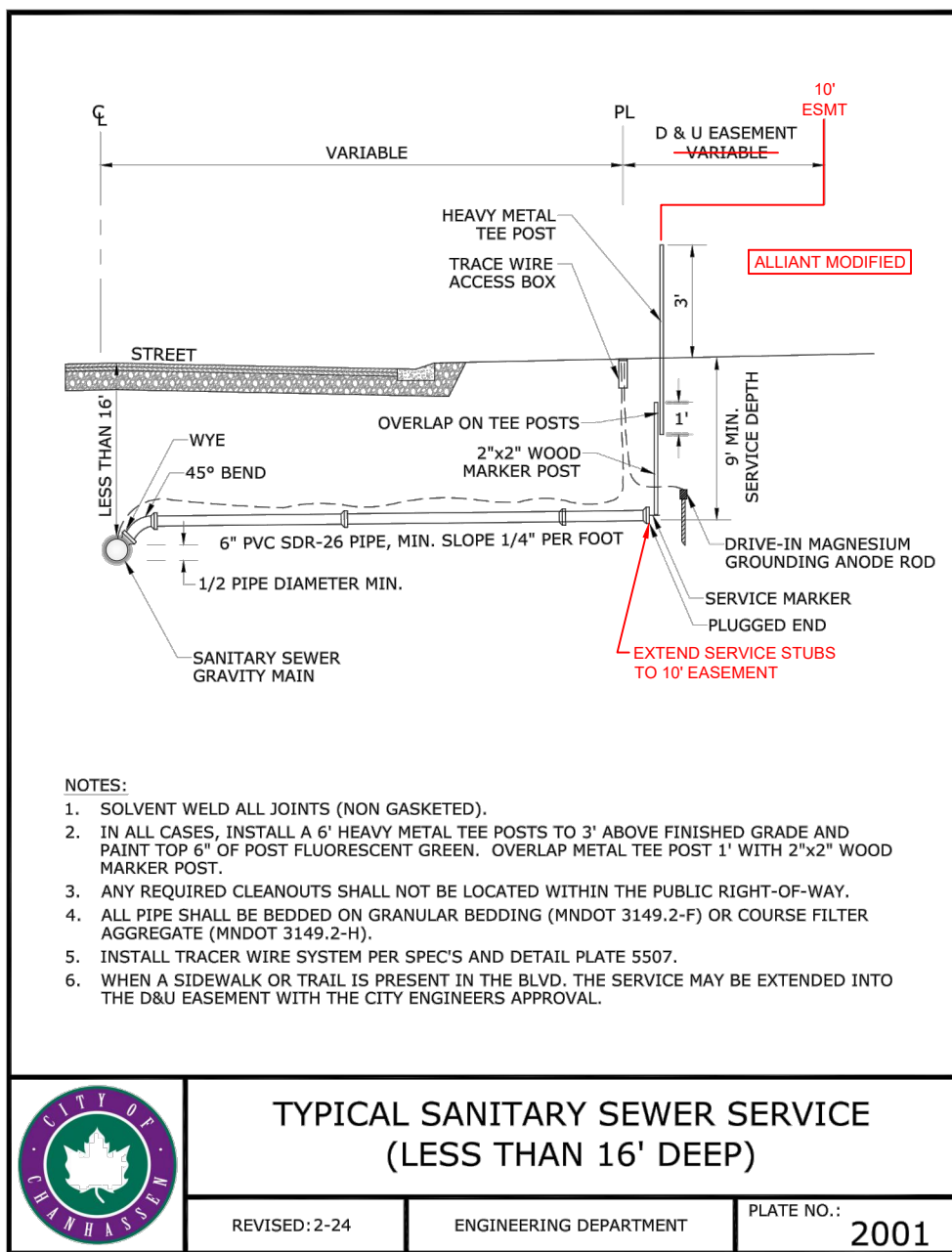
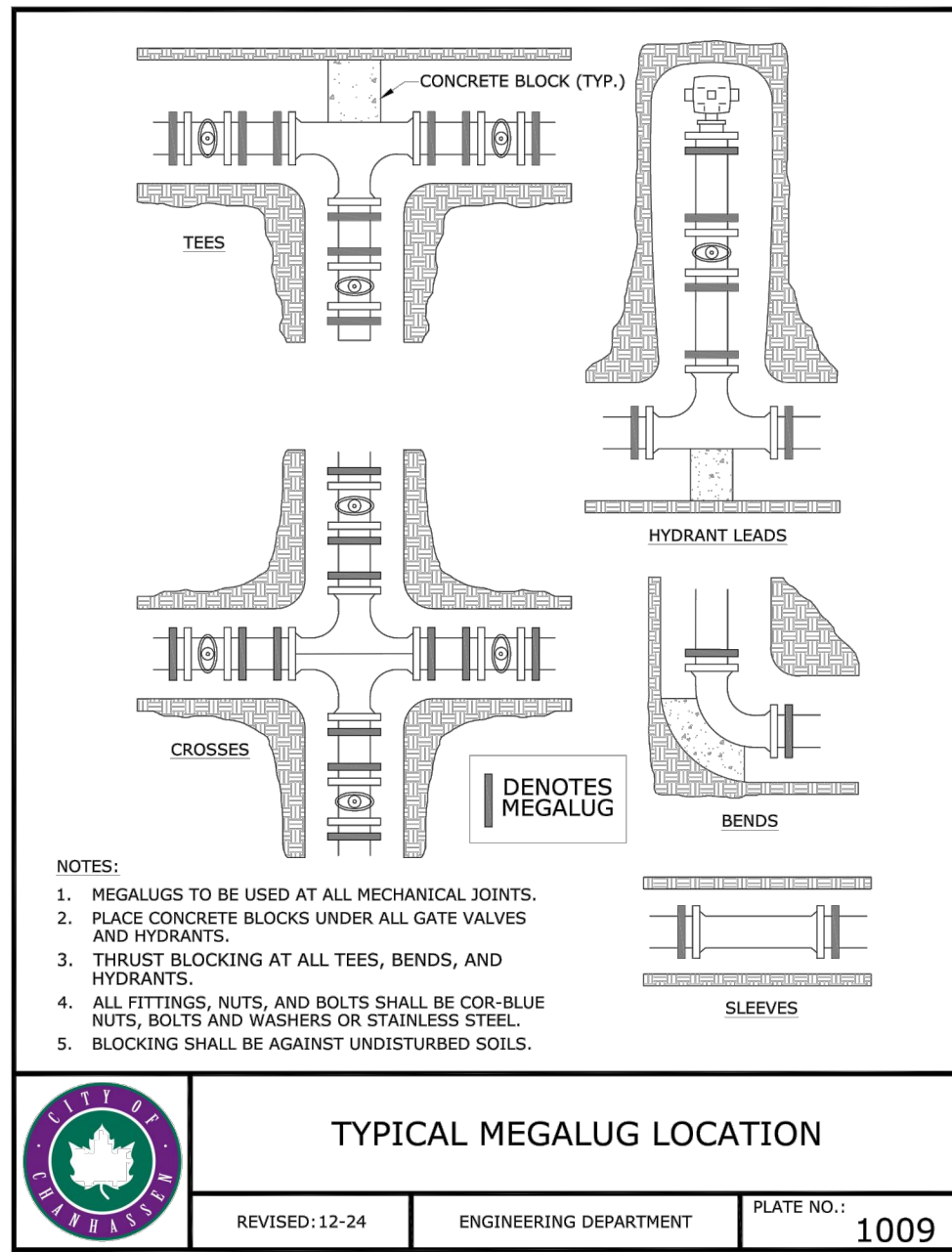
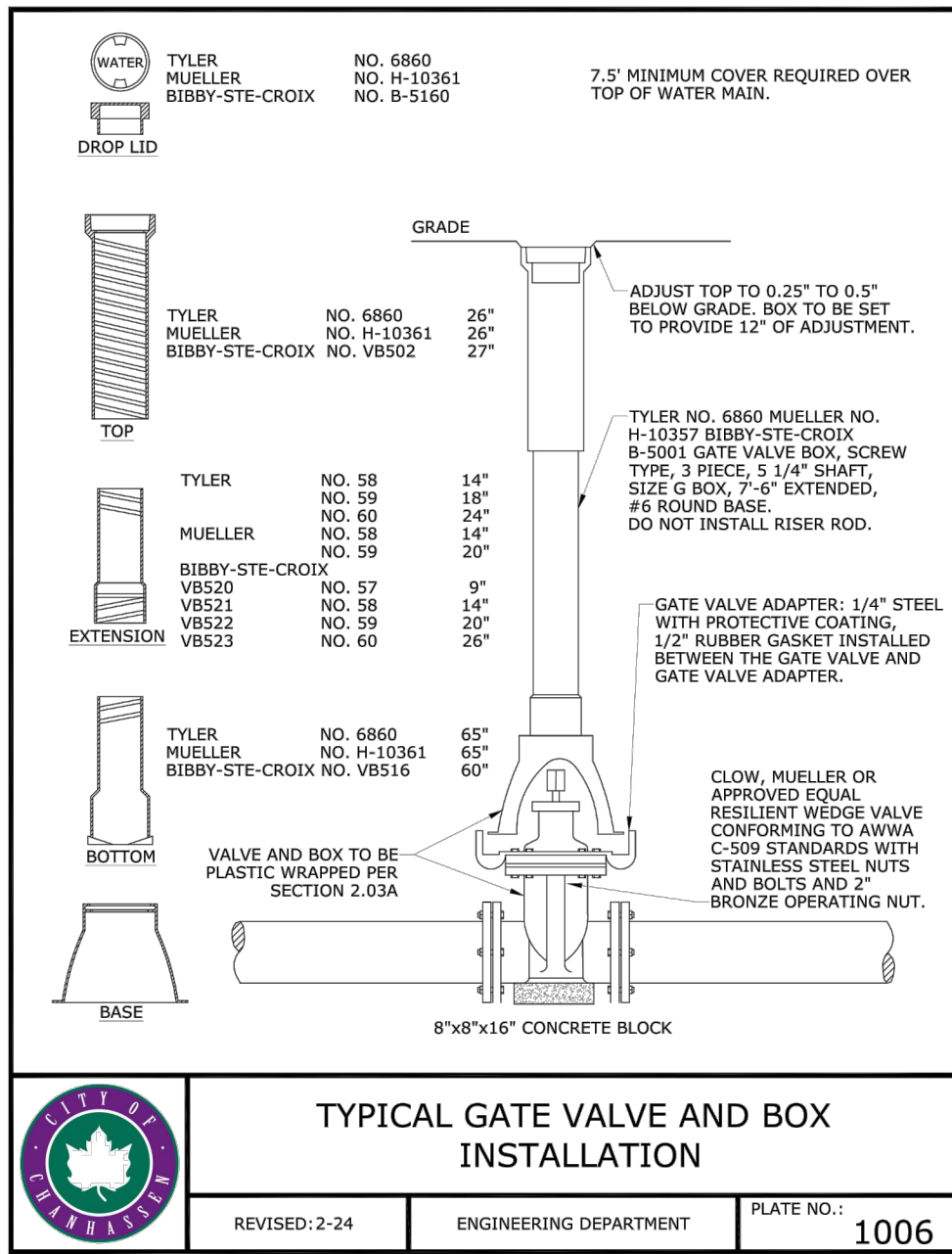
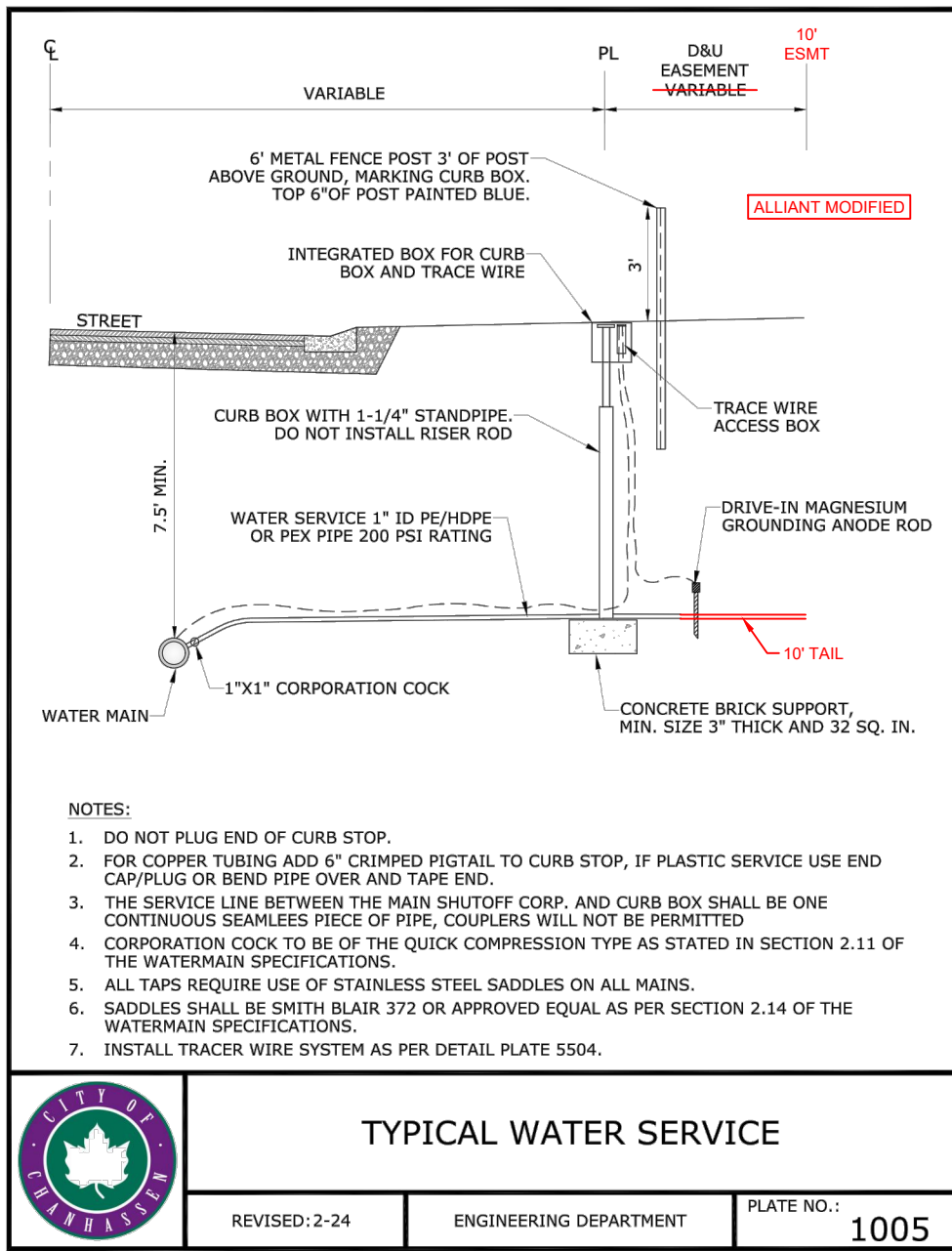
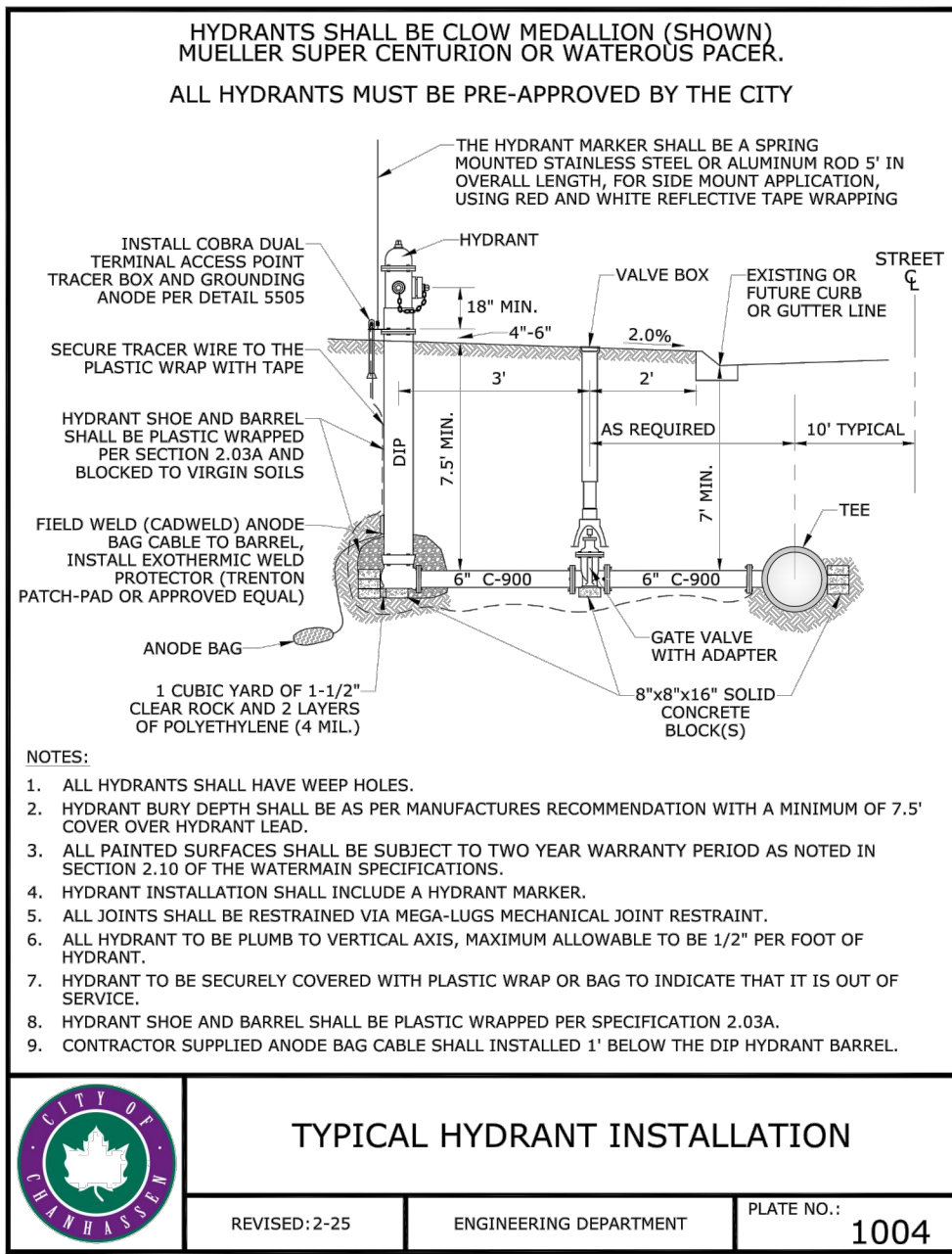
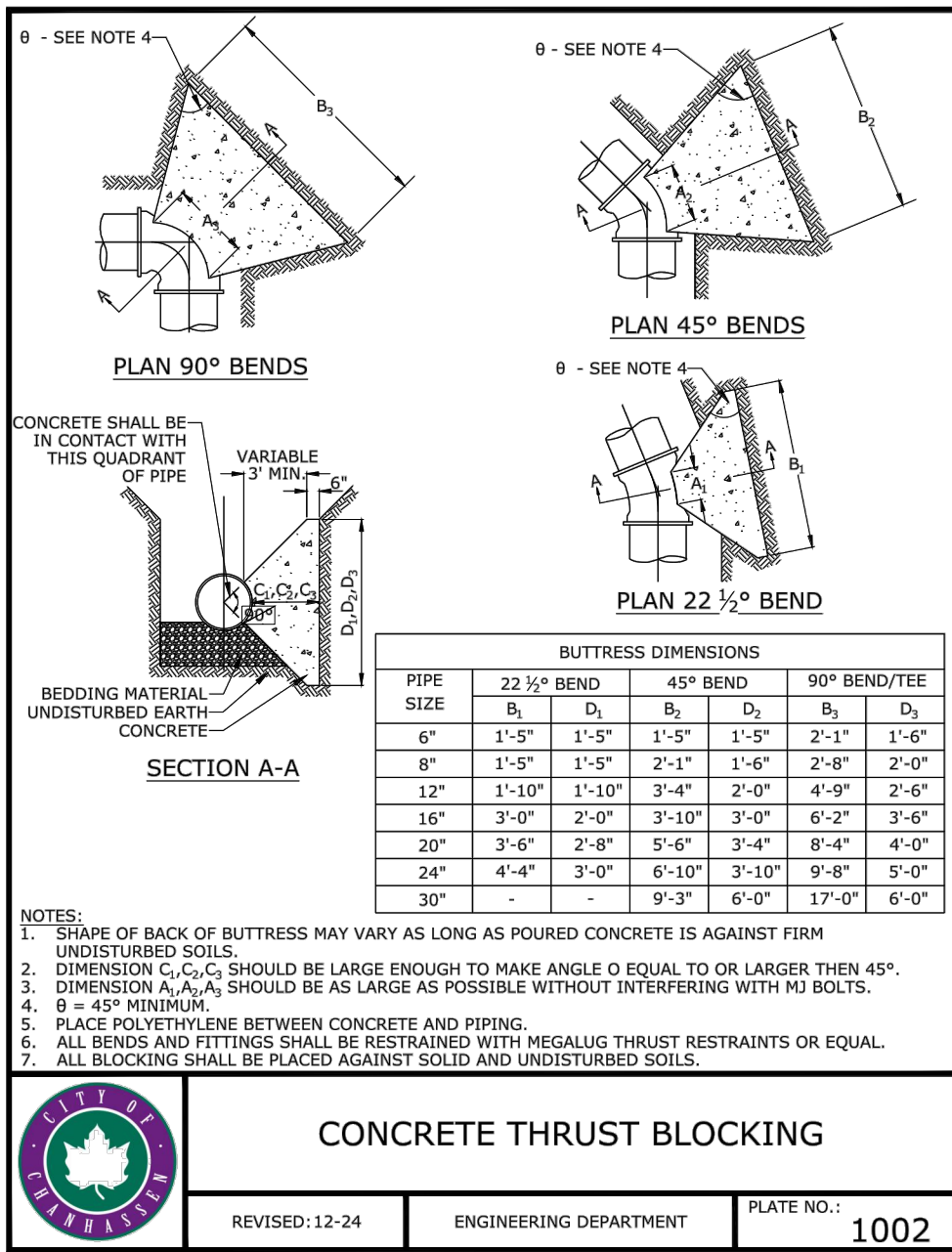
Know what's below.
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RACHEL DEVELOPMENT
Chanhassen, MN

EXISTING CONDITIONS
SURVEY

JOB NO.	DRAWN BY:	DATE	DESCRIPTION	SCALE	CHECKED BY:	FIELD DATE:	FIELD CREW:	RSM:LB
400020-00	JDT	16/2025	Additional cut stops located along west boundary					
		4/15/2025	Update to some MH structures					



alliant-inc.com

Pleasant View Pointe

Chanhassen, Minnesota

Construction Documents

Construction Details

DATE	DESCRIPTION
4-18-2025	City Submittal
6-4-2025	City Submittal

CERTIFICATION

I hereby certify that this plan, specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Professional Engineer under the laws of the State of Minnesota.

Signature: _____ Date: _____ License no.: _____

QA/QC CHECK

By: _____ Date: _____

PROJECT TEAM DATA

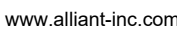
Designed By: TAS, MPR

Drafted By: ELL

Project No.: 4000320-00

3

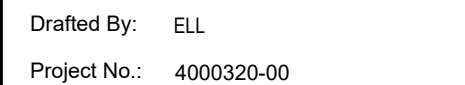
Sheet 3 of 29

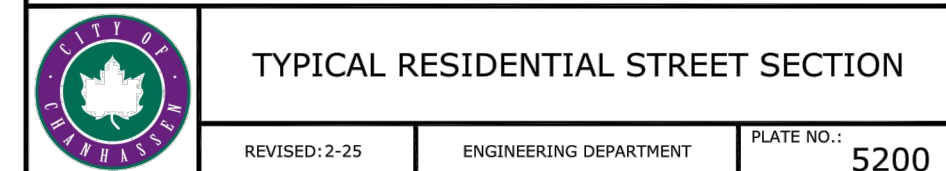
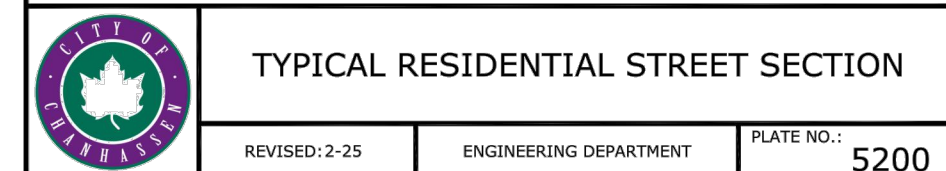


Chanhassen, Minnesota

Construction Details

Drafted By: ELL
Project No.: 4000320-00





EXISTING ZONING	RSF - RESIDENTIAL SINGLE FAMILY
PROPOSED ZONING	RSF - RESIDENTIAL SINGLE FAMILY
EXISTING LAND USE	RESIDENTIAL LOW DENSITY (1.2-4 U)
PROPOSED LAND USE	RESIDENTIAL LOW DENSITY (1.2-4 U)

EXISTING ZONING	RSF - RESIDENTIAL SINGLE FAMILY
PROPOSED ZONING	RSF - RESIDENTIAL SINGLE FAMILY
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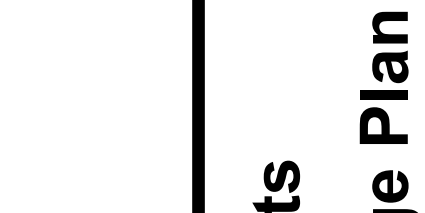
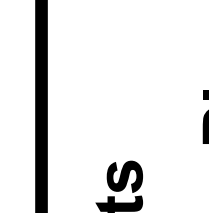
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EXISTING LAND USE	RESIDENTIAL LOW DENSITY (1.2-4 U)
PROPOSED LAND USE	RESIDENTIAL LOW DENSITY (1.2-4 U)



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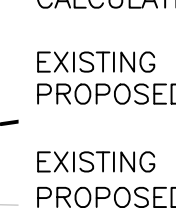
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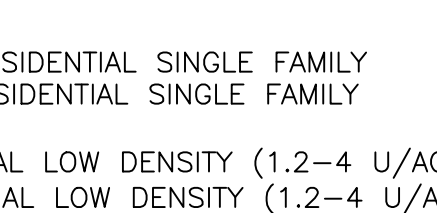
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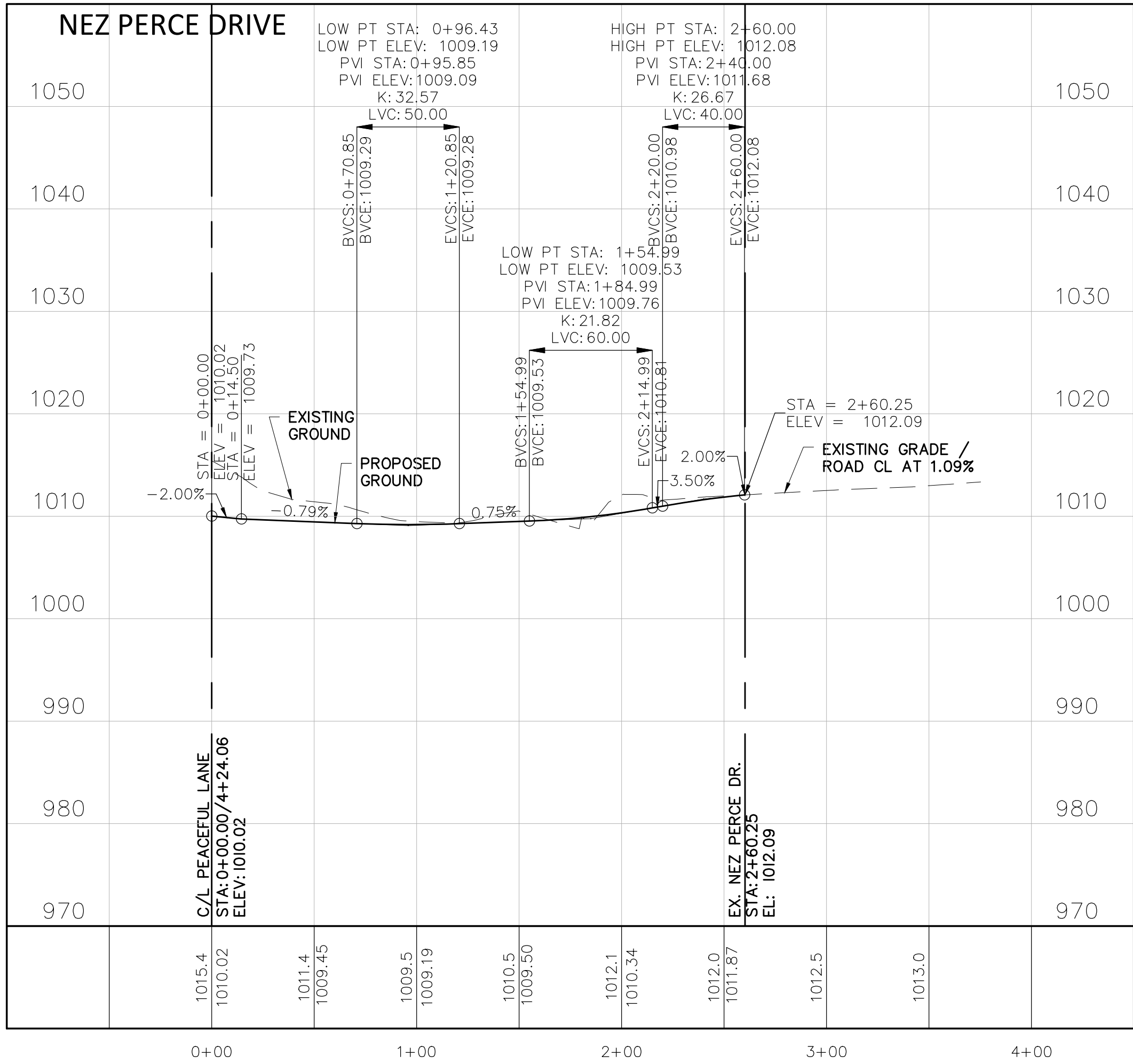
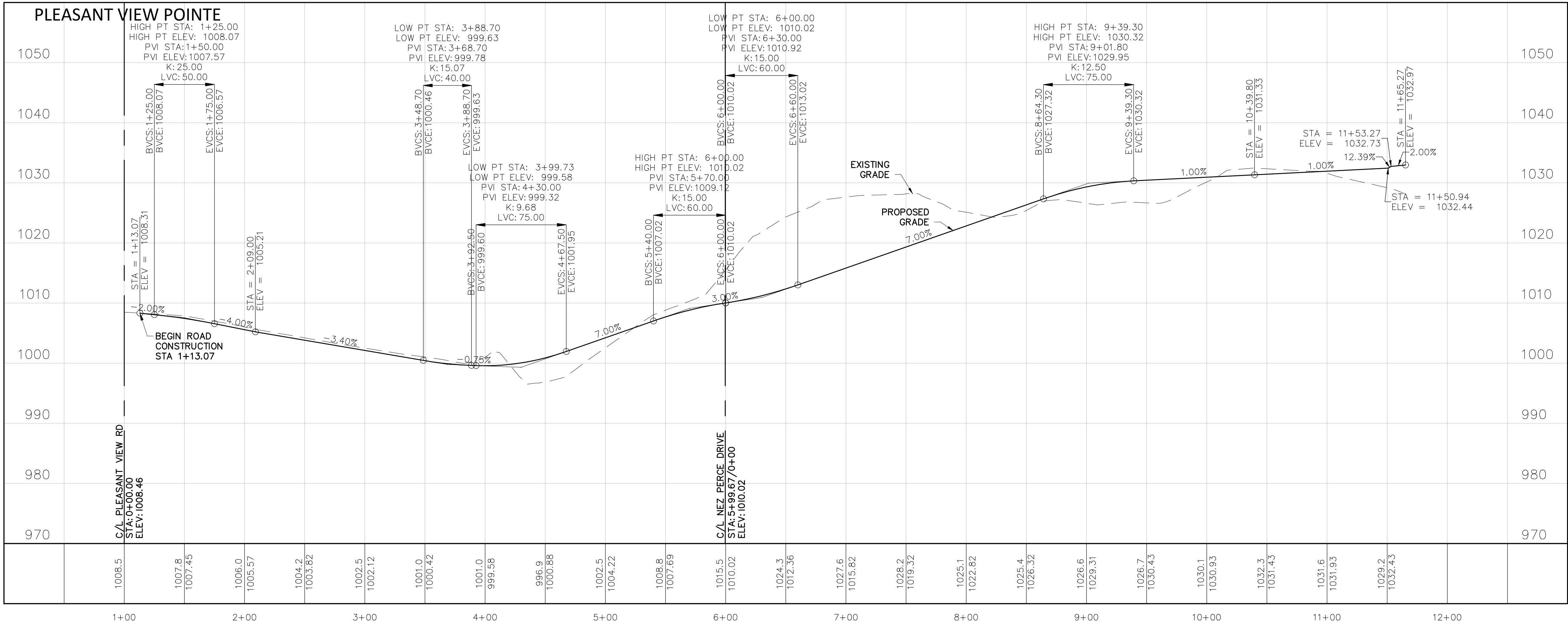
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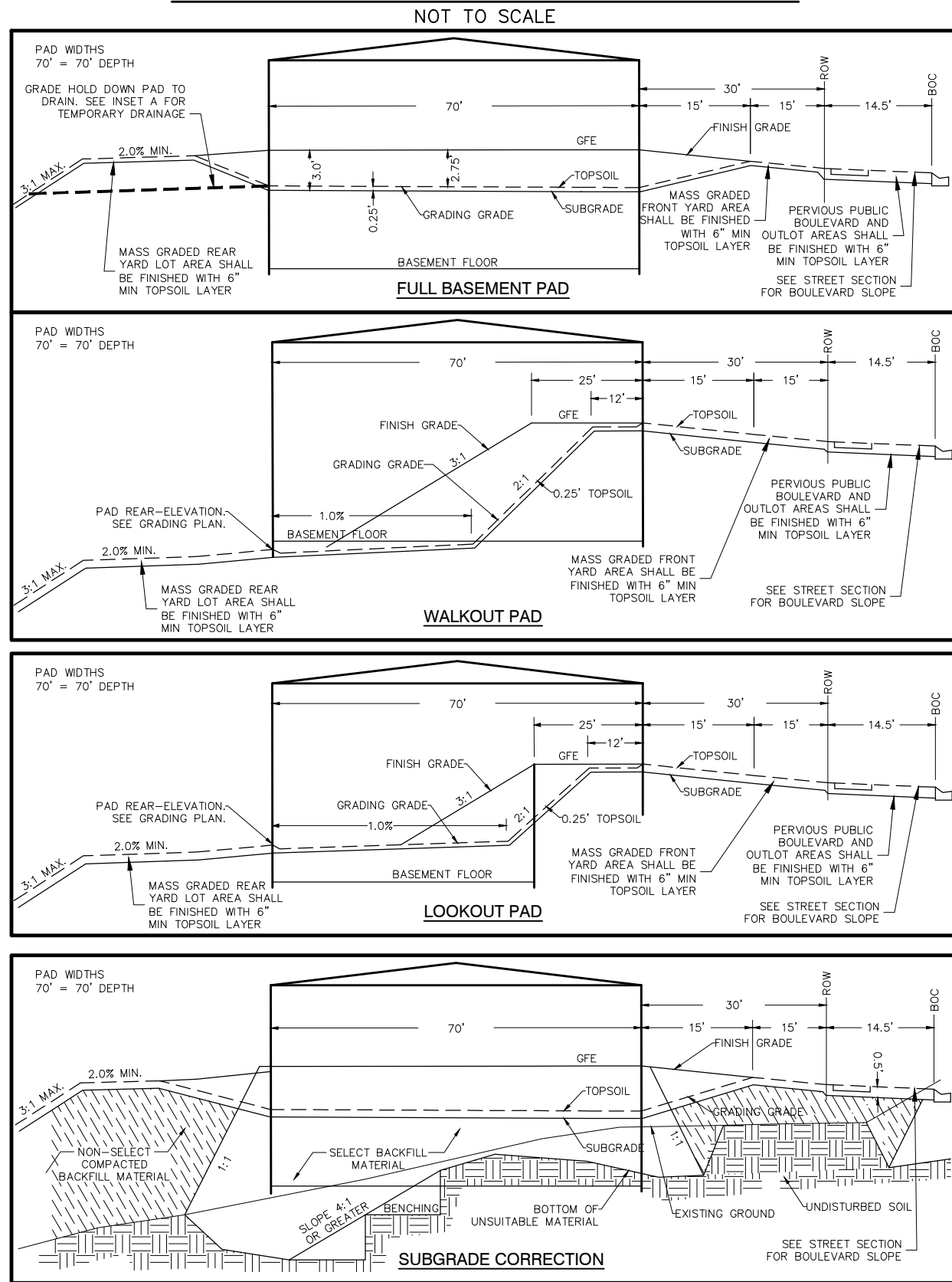
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ZONING	RSF -
AND USE	RESIDEN
LAND USE	RESIDE



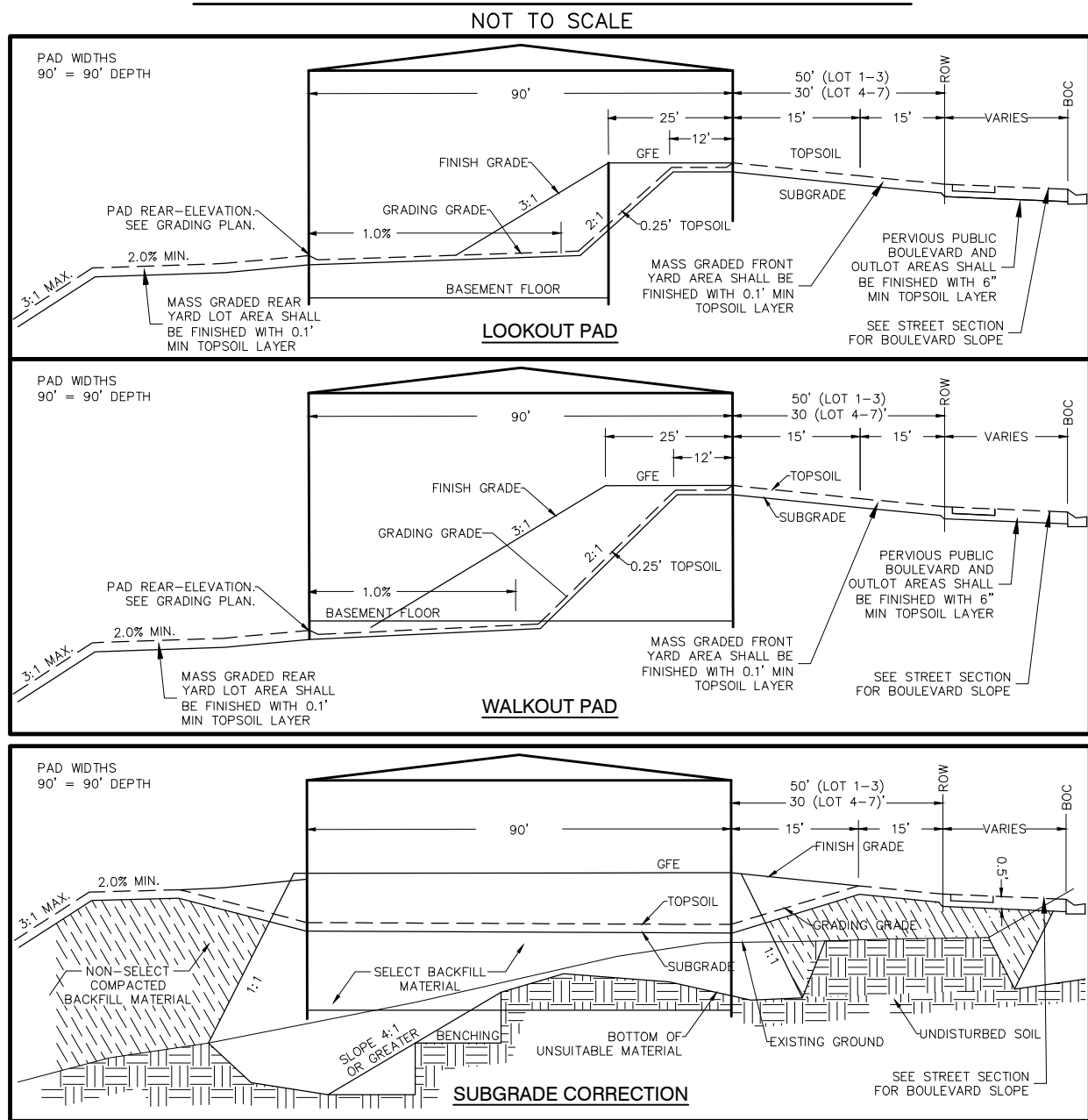


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BLOCK 2 HOLD DOWN DETAILS



BLOCK 1 HOLD DOWN DETAILS



Pleasant View Pointe

Chanhassen, Minnesota

Construction Documents Grading Profiles & Hold Down Details

DATE	DESCRIPTION
4-18-2025	City Submittal
6-4-2025	City Submittal

CERTIFICATION

I hereby certify that this plan, specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Professional Engineer under the laws of the State of Minnesota.

PRELIMINARY
NOT FOR CONSTRUCTION

QA/QC CHECK

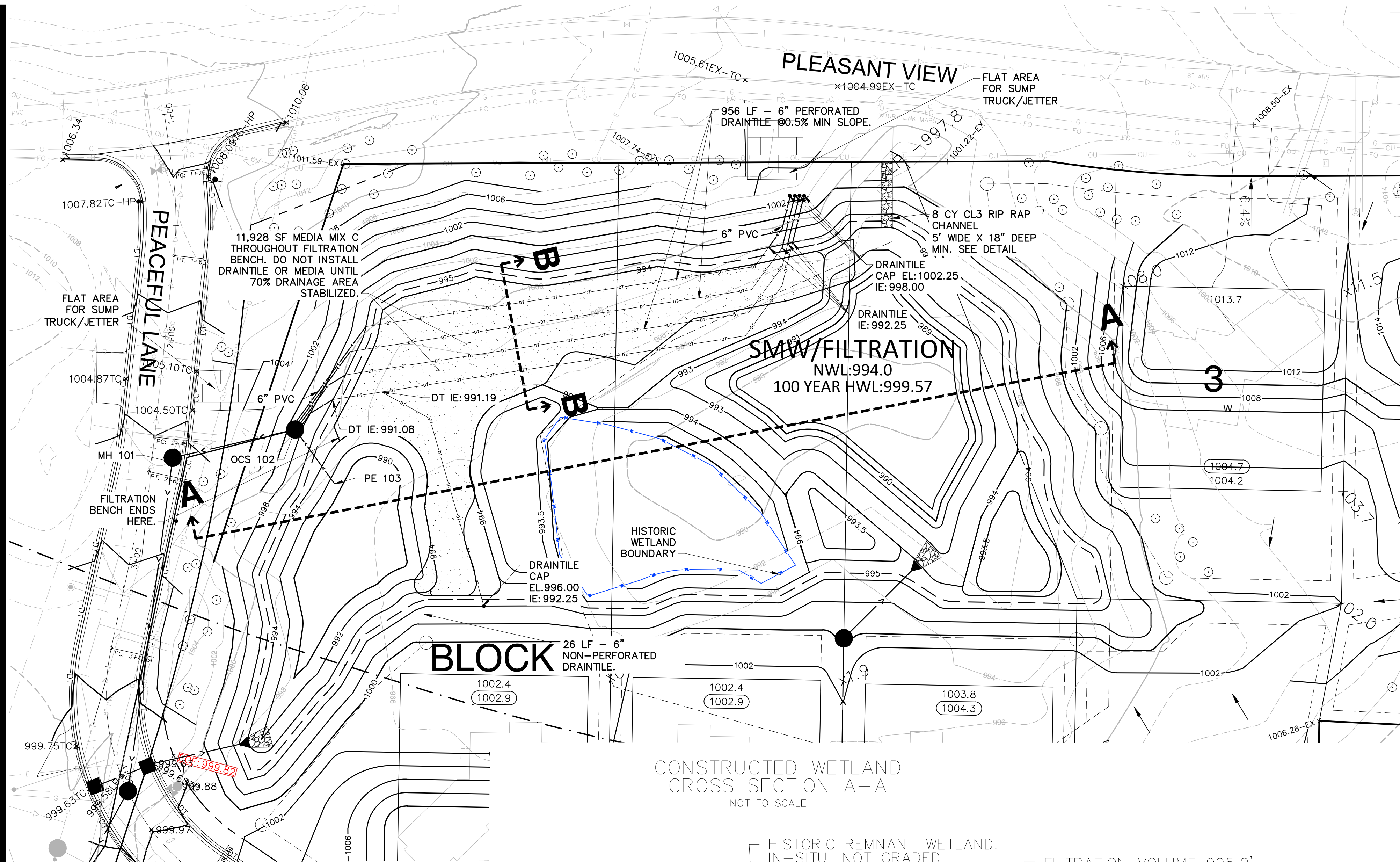
By _____ Date _____

PROJECT TEAM DATA

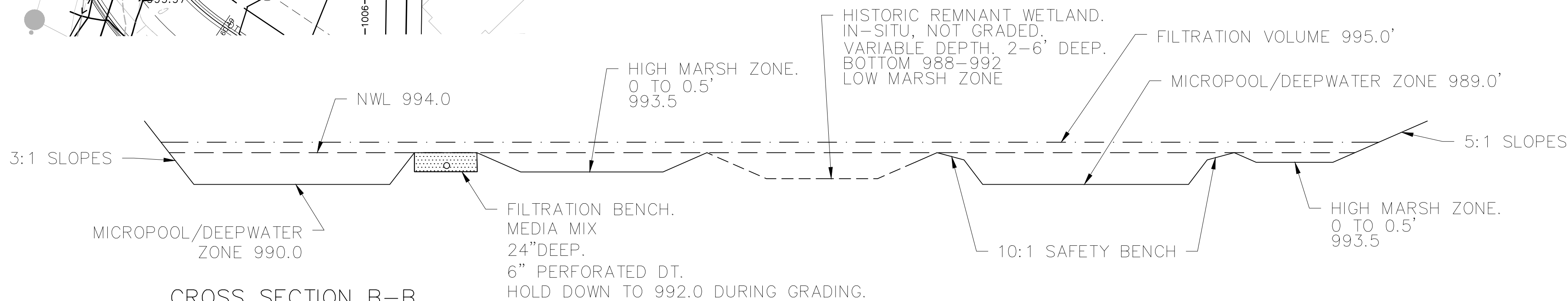
Designed By: TAS, MPR

Drafted By: ELL

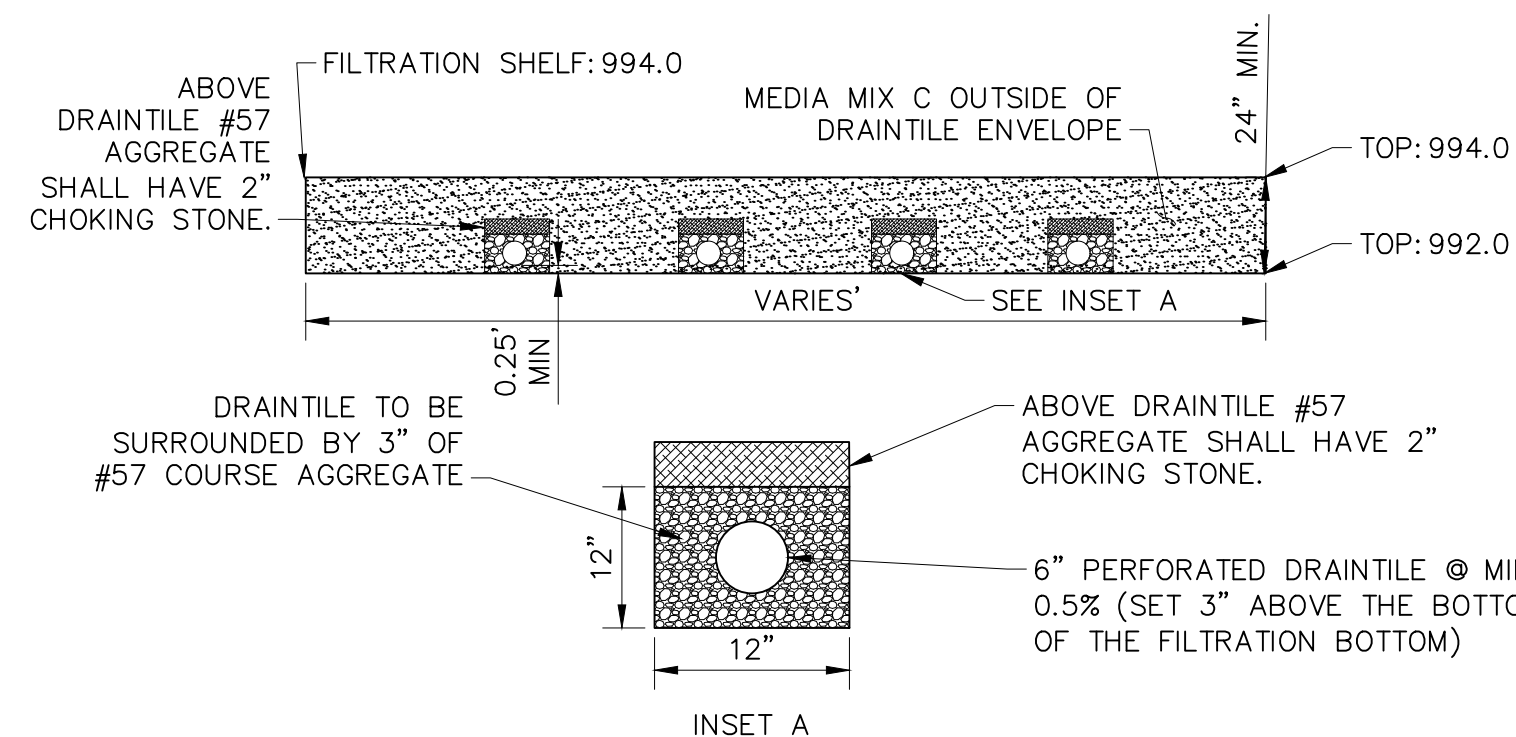
Project No.: 4000320-00



CONSTRUCTED WETLAND CROSS SECTION A-A
NOT TO SCALE



CROSS SECTION B-B
NOT TO SCALE



Mix C: North Carolina State University water quality blend

Source: North Carolina Department of Environment and Natural Resources, 2009. See Section 12.3.4.

This mix is a homogenous soil mix of

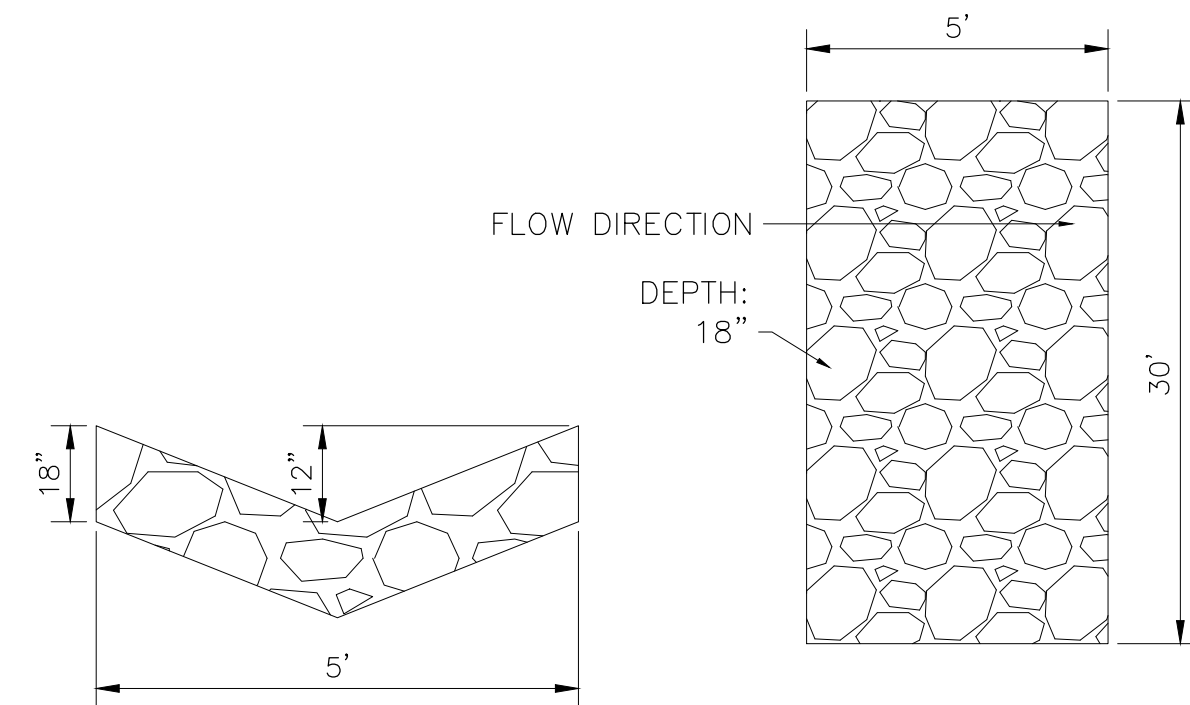
- 85 to 88 percent by volume sand (USDA Soil Textural Classification);
- 8 to 12 percent fines by volume (silt and clay, with a maximum clay content of 5% recommended); and
- 3 to 5 percent organic matter by volume (ASTM D 2974 Method C) **MnDOT Grade 2 compost (See Specification 3890)** is rec

A higher concentration of fines (12 percent) should be reserved for areas where nitrogen is the target pollutant. In areas where should be used. A soil phosphorus test using the Mehlich-3 (or equivalent) method is recommended but not required to receive between 10 and 30 milligrams per kilogram. This is enough phosphorus to support plant growth without exporting phosphorus recommended values (30 milligrams per kilogram), although at lower concentrations of organic matter a soil test may be needed.

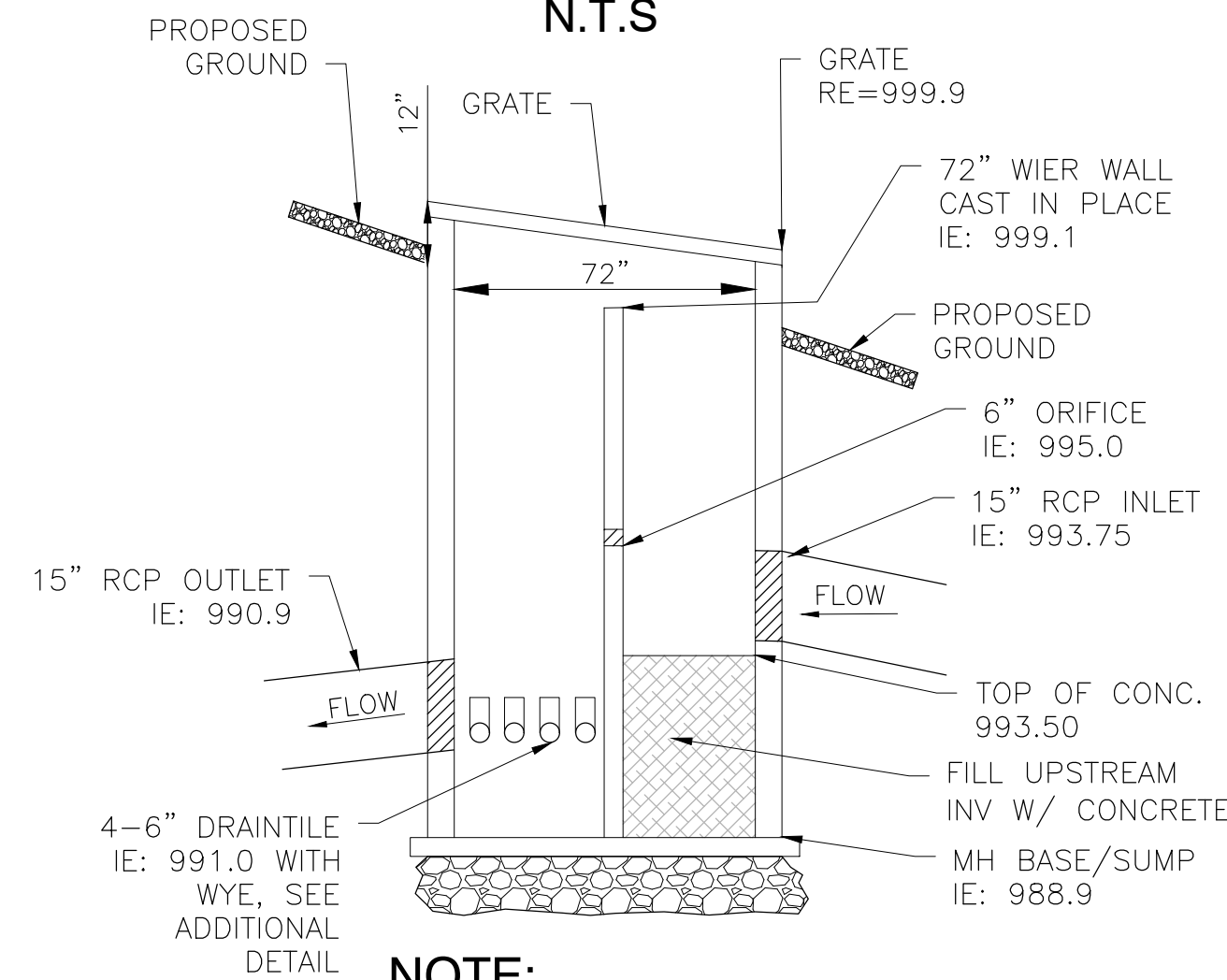
NOTE:

- FILTRATION BENCH, MIX AND DRAINTILE SHALL NOT BE INSTALLED UNTIL 70% DRAINAGE AREA STABILIZED. CONTRACTOR TO HOLD TRENCH DOWN TO 992.9 ONCE MEDIA PLACED. WET DRAINTILE ENVELOPES TO ENSURE SETTLEMENT OF VOIDS HAS OCCURRED. ADD/RE-GRADE MEDIA MIX IF REQUIRED.

RIP RAP CHANNEL N.T.S

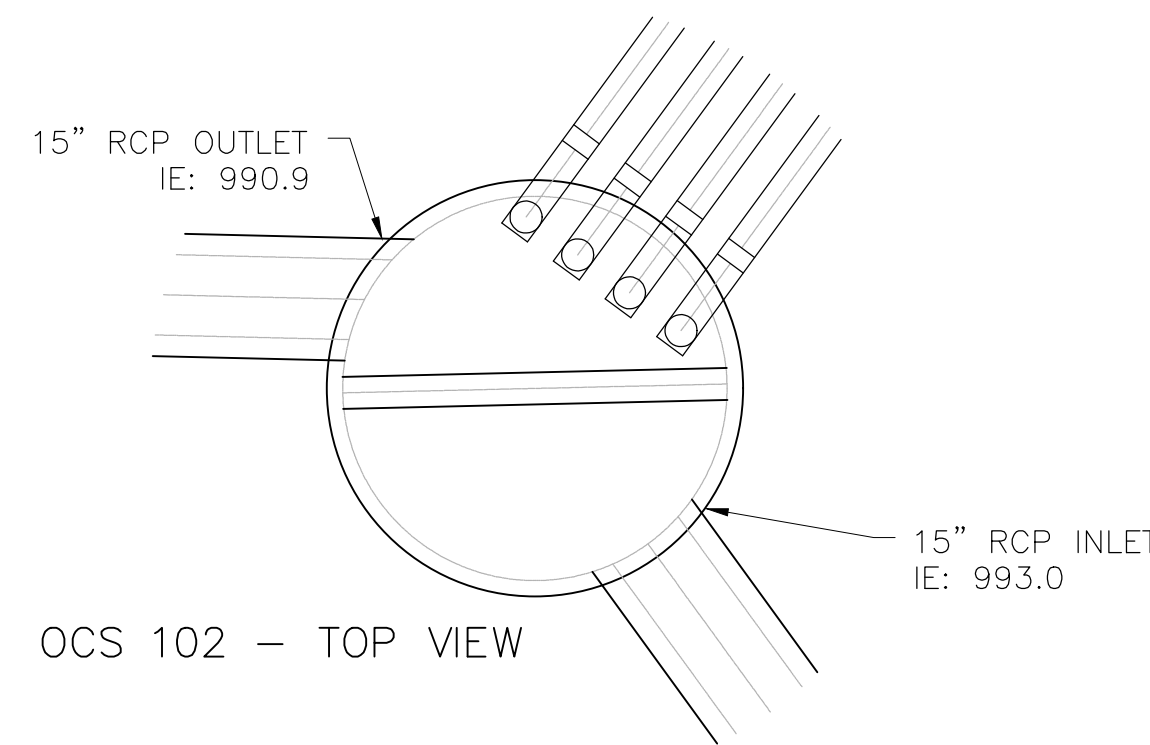


OCS 102 N.T.S

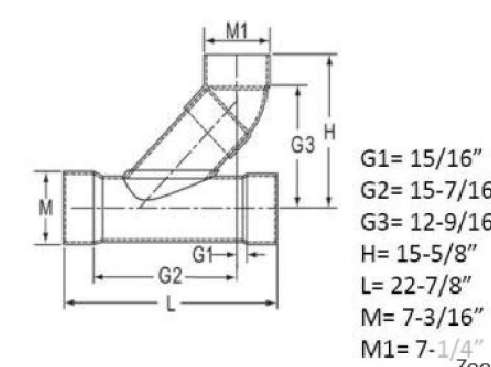


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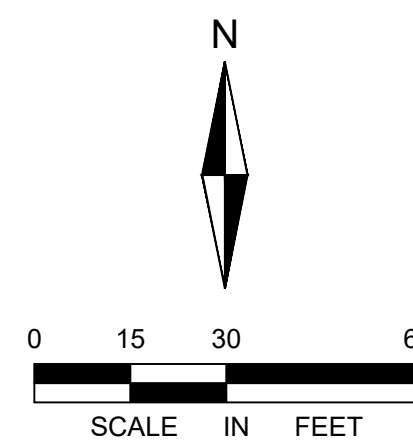
- SEE CITY TYPICAL DETAIL 3109A FOR BIORETENTION STRUCTURE WITH WEIR WALL.



6" PVC WYE INSTALL AT DRAINTILE WITHIN OCS



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Pleasant View Pointe

Chanhassen, Minnesota

Construction Documents

Pond - Filtration Detail

DATE	DESCRIPTION
4-18-2025	City Submittal
6-4-2025	City Submittal

CERTIFICATION

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FOR REVIEW ONLY
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QA/QC CHECK

By _____ Date _____

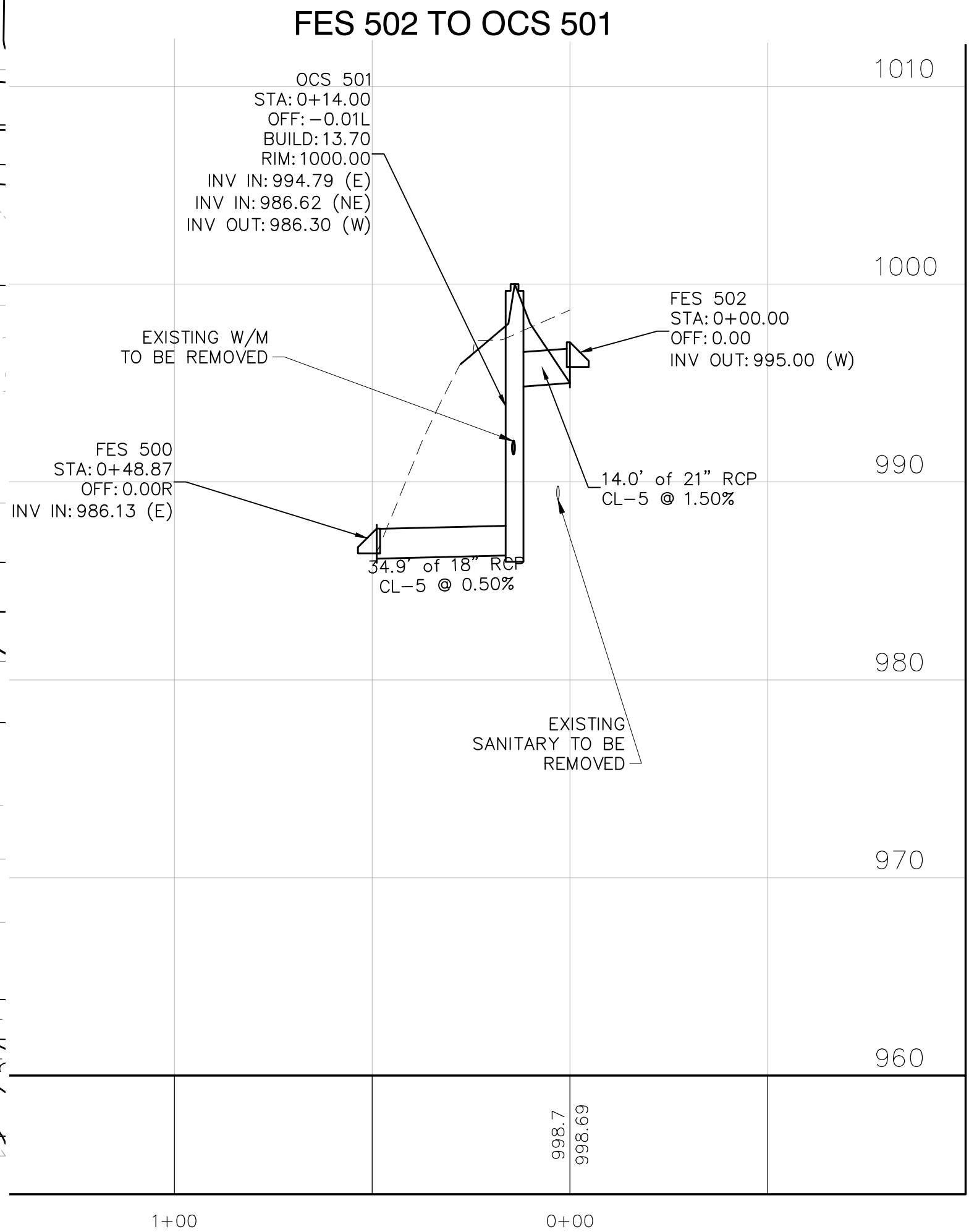
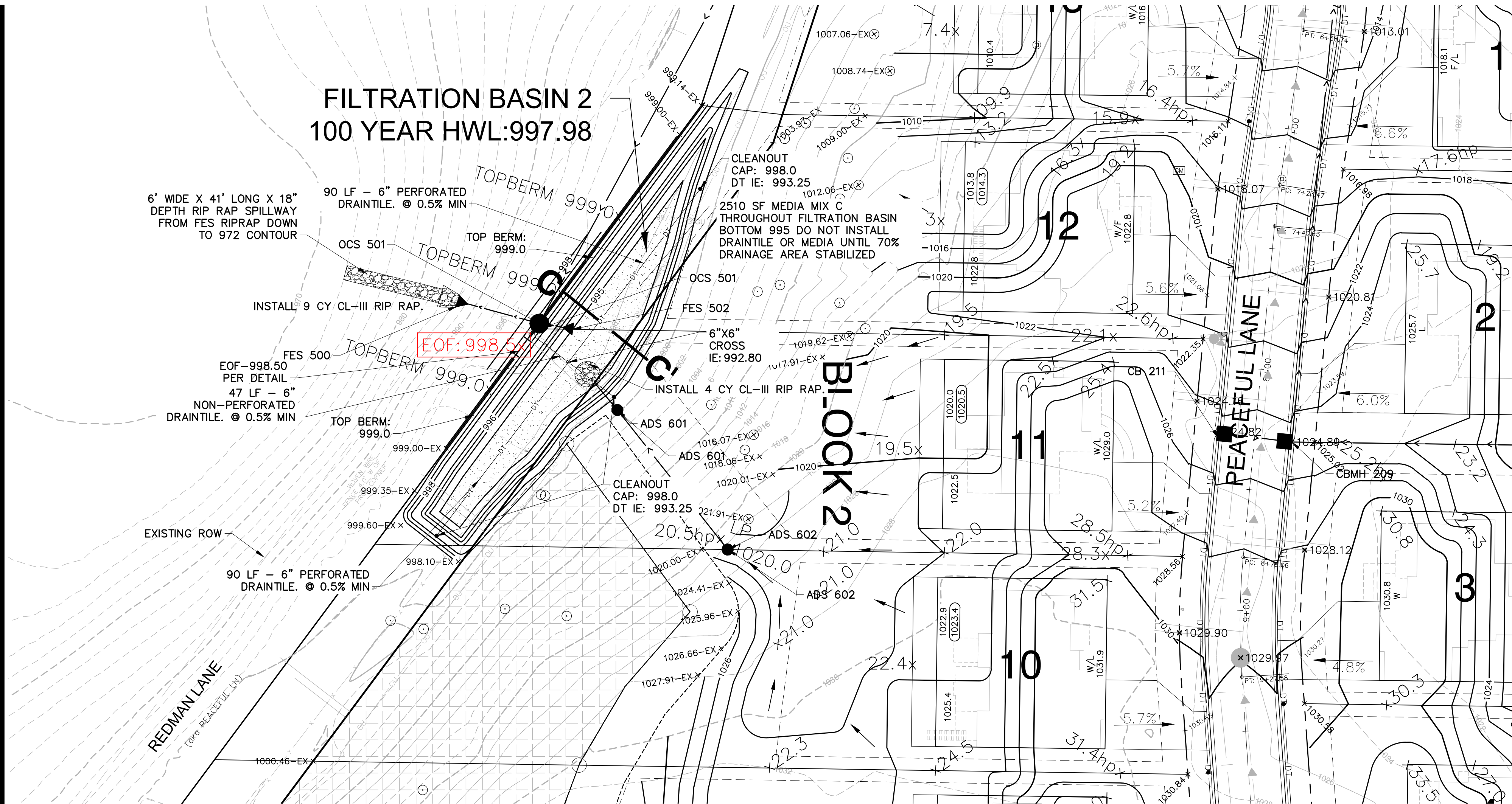
PROJECT TEAM DATA

Designed By: TAS, MPR

Drafted By: ELL

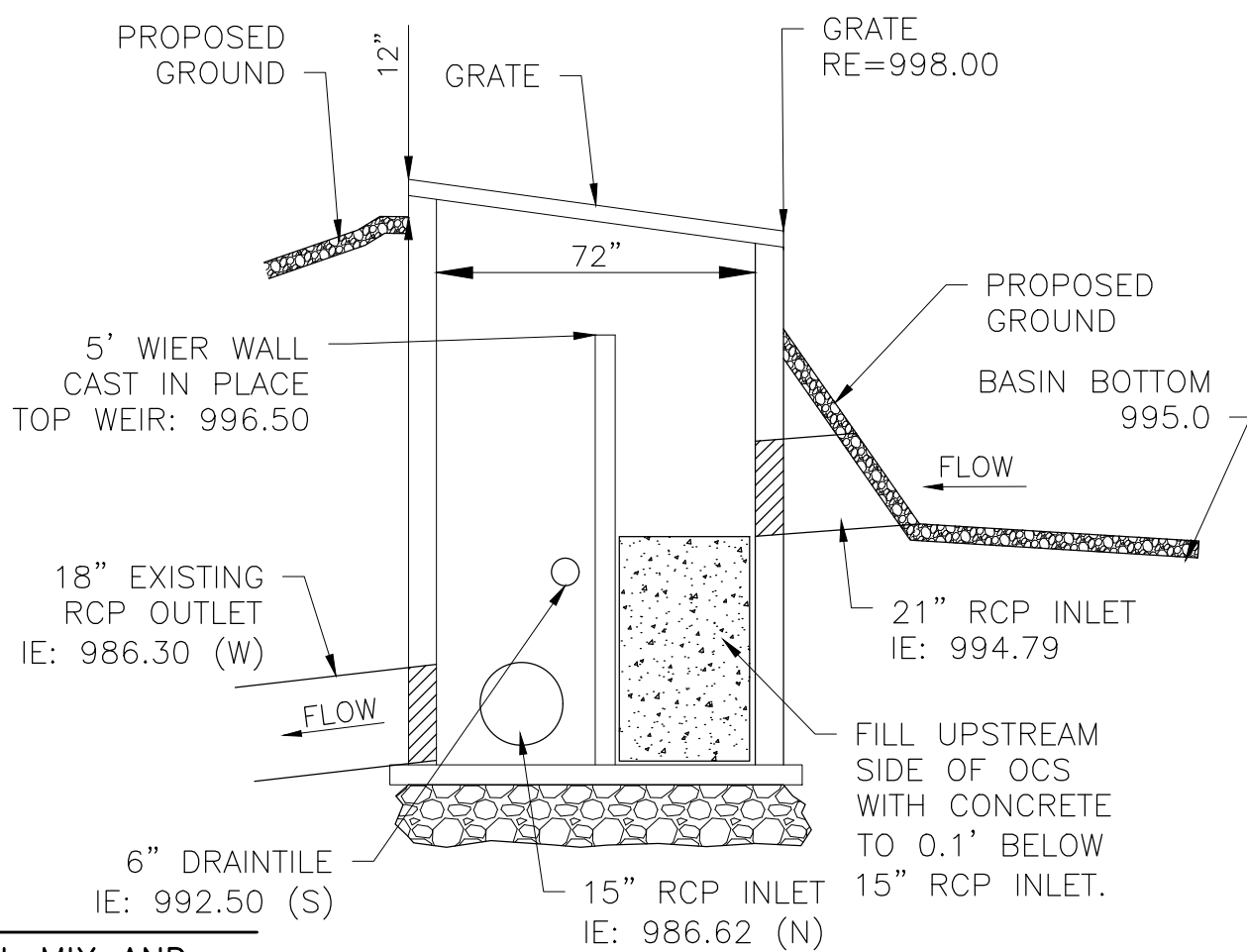
Project No.: 4000320-00

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EOF DETAIL
N.T.S

OCS 501
N.T.S



NOTE:

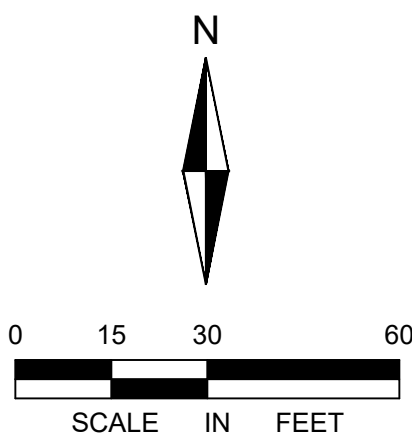
- FILTRATION BENCH, MIX AND DRAINTILE SHALL NOT BE INSTALLED UNTIL 70% DRAINAGE AREA COMPLETE. CONTRACTOR TO HOLD TRENCH DOWN TO 992.9
- ONCE MEDIA PLACED. WET DRAINTILE ENVELOPES TO ENSURE SETTLEMENT OF VOIDS HAS OCCURRED. ADD/RE-GRADE MEDIA MIX IF REQUIRED.

NOTE:

- SEE CITY TYPICAL DETAIL 3109A FOR BIORETENTION STRUCTURE WITH WEIR WALL.



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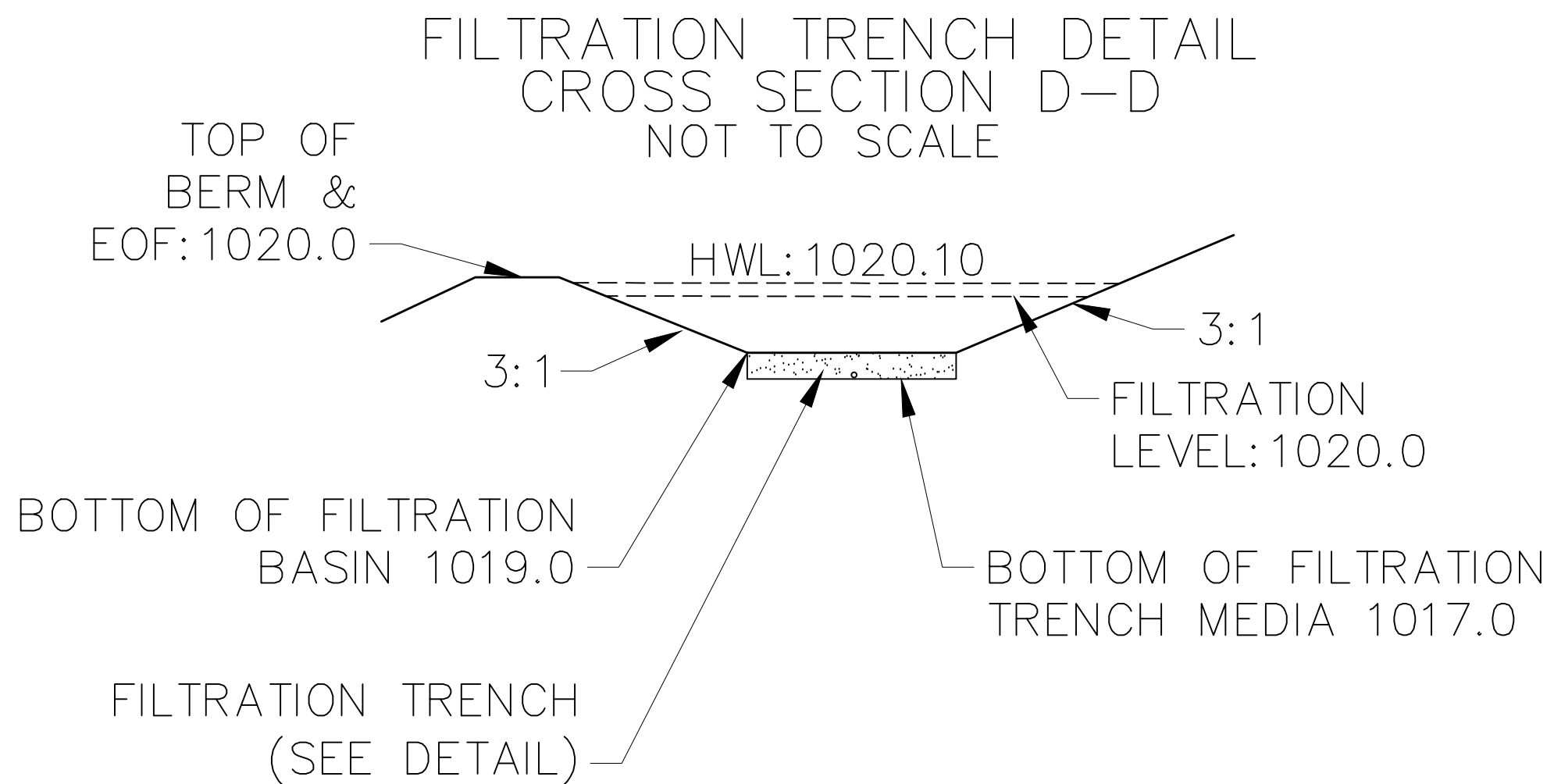
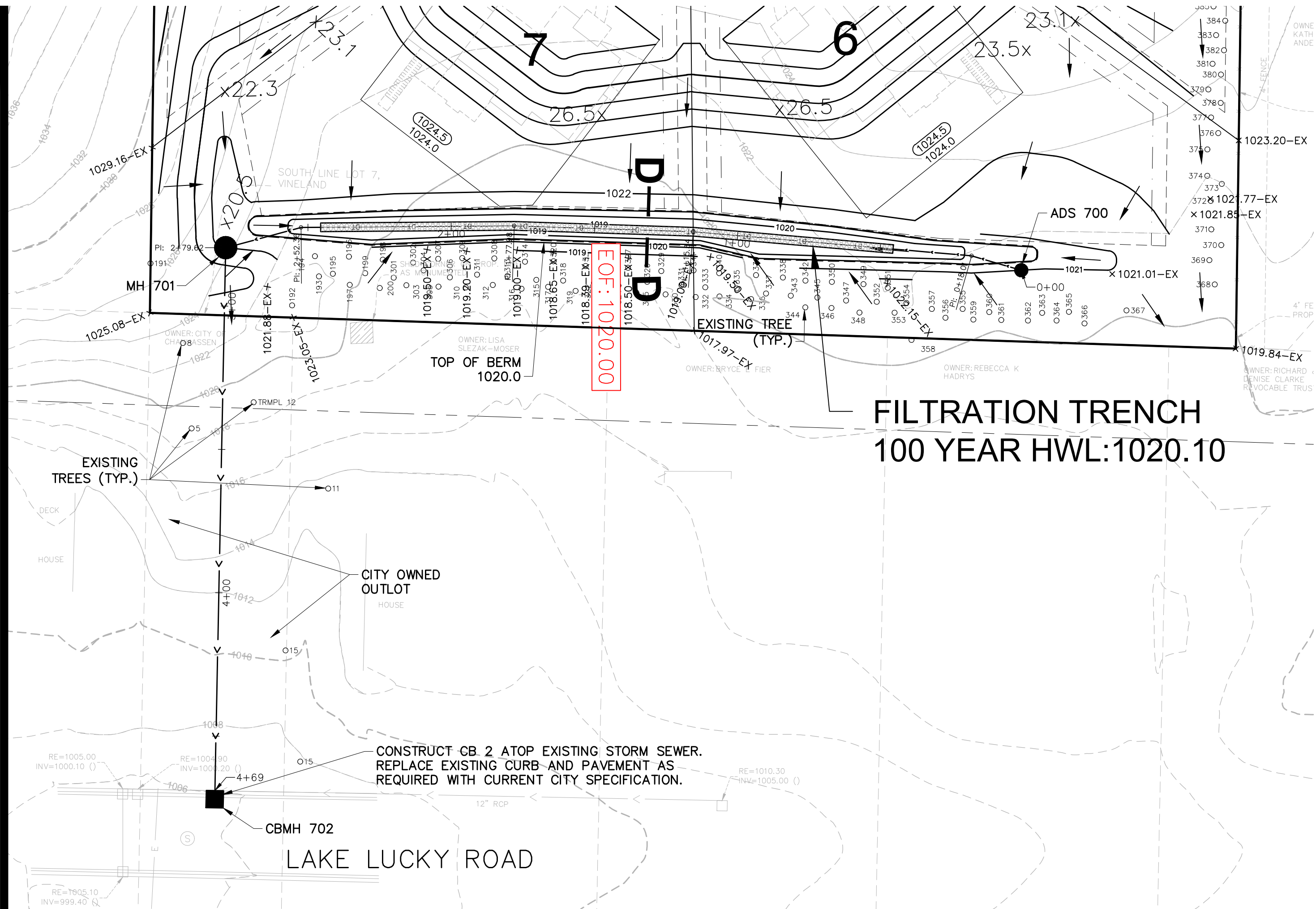
Designed By: TAS, MPR

Drafted By: ELL

Project No.: 4000320-00

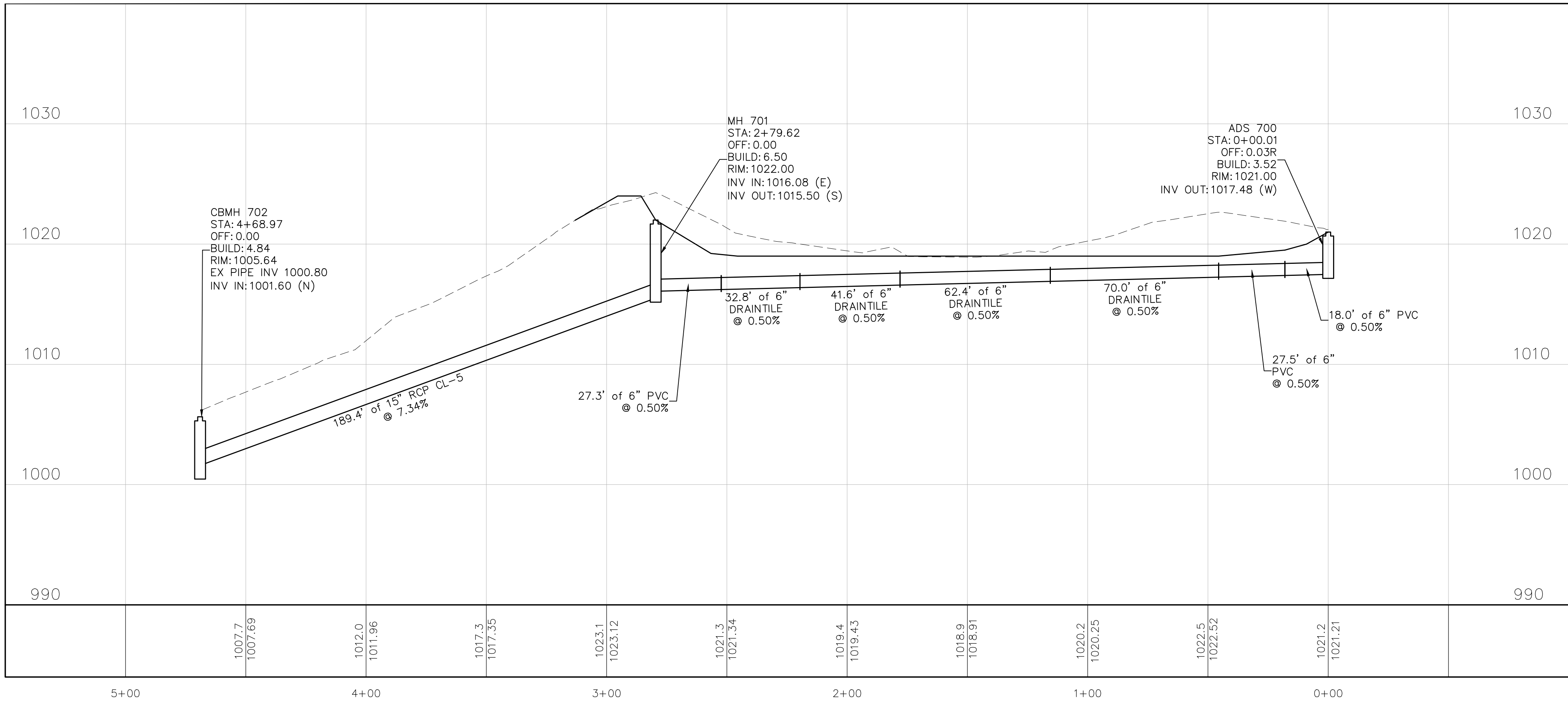
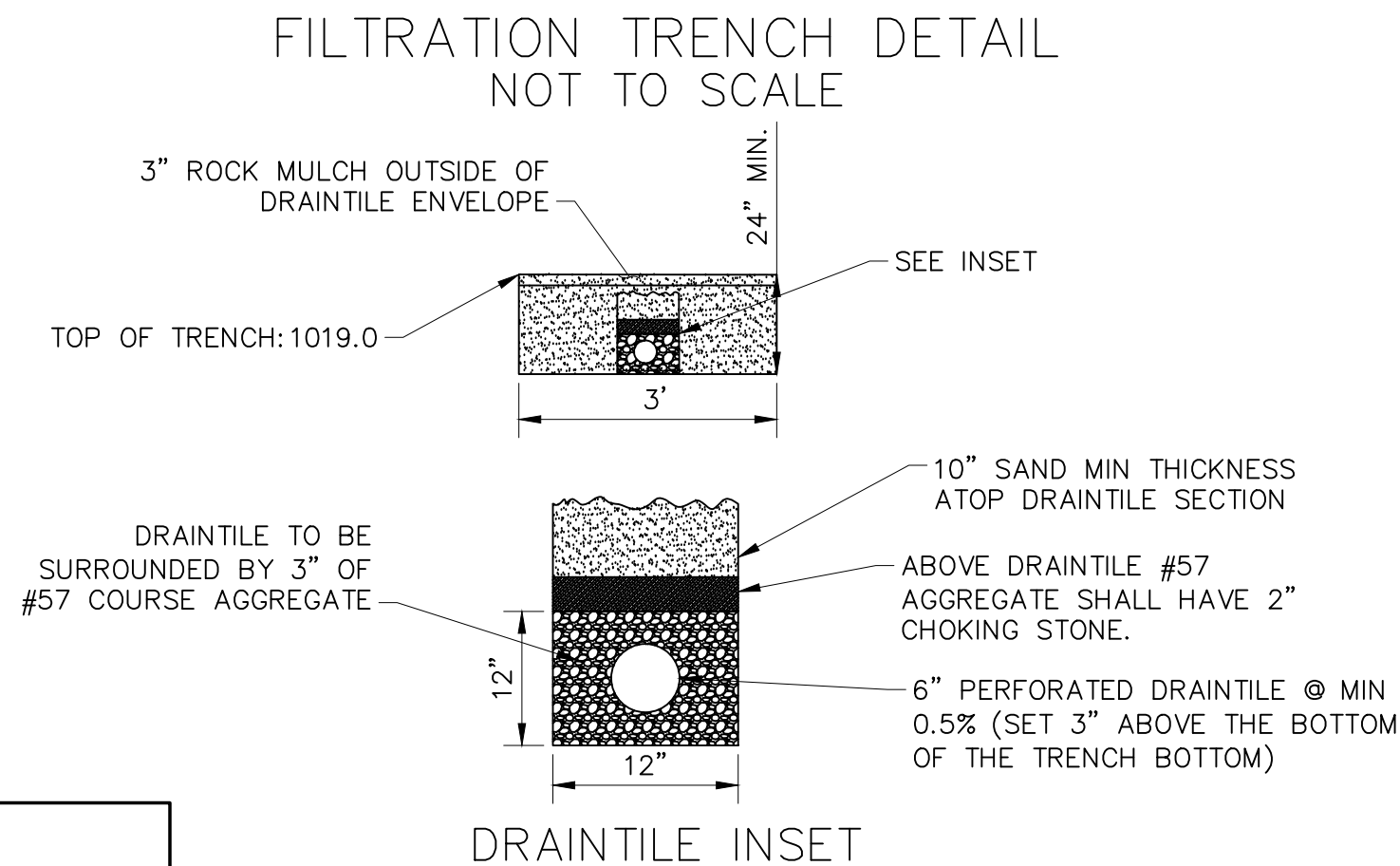
11

Sheet 11 of 29

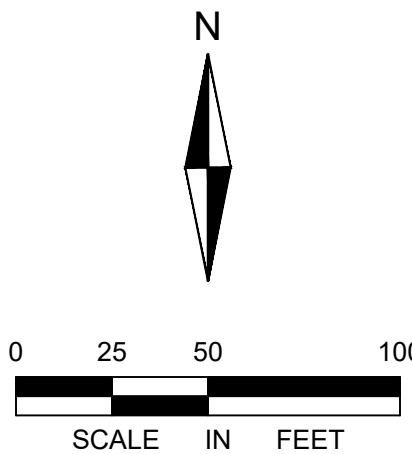


STRUCTURE AND CASTING SCHEDULE		
MH NO.	SIZE	CASTING
ADS 700	24"	DI DOME
MH 701	48"	R-1642
CBMH 701	48"	R-3067-V

NOTES:
1. ALL CASTINGS SHALL BE NEENAH OR APPROVED EQUAL.



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Filtration Trench Detail

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By _____ Date _____

PROJECT TEAM DATA

Designed By: TAS, MPR

Drafted By: ELL

Project No.: 4000320-00

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Sheet 12 of 29

NOTE:

1. SEE SHEET 14 FOR ALL EROSION AND SEDIMENT CONTROL NOTES AND DETAILS.

NOTE TO CONTRACTOR:

THE MASS GRADING CONTRACTOR IS RESPONSIBLE FOR INSTALLATION OF ALL EROSION AND SEDIMENT CONTROL BEST MANAGEMENT PRACTICES (BMPs) AS SHOWN IN THE SWPPP. THE BMPs ARE TO BE INSTALLED AT A MINIMUM AS SHOWN IN THE PLAN. IF CONDITIONS ARISE, ADDITIONAL BMP SUPPLEMENTATION TO PREVENT SITE EROSION OR SEDIMENT TRANSPORT MAY BE NECESSARY. THE MASS GRADING CONTRACTOR IS RESPONSIBLE FOR ALL BMPs REQUIRED TO COMPLETE THE MASS GRADING ACTIVITIES. THE MASS GRADING CONTRACTOR IS RESPONSIBLE FOR FINAL SITE STABILIZATION. UTILITY CONTRACTOR INSTALLING UTILITIES MUST MAINTAIN ALL BMPs IN PLACE. STREET CONTRACTOR INSTALLING STREETS MUST MAINTAIN ALL BMPs IN PLACE. AT THE COMPLETION OF PROJECT WORK AND SATISFACTORY SITE SOIL STABILIZATION A NOTICE OF TERMINATION (NOT) SHALL BE FILED ON MPCA WEBSITE. A NOTICE OF TERMINATION WILL CLOSE OUT THE PERMIT.

IMPAIRED WATER REQUIREMENT DURING CONSTRUCTION:

- A. ALL EXPOSED SOIL AREAS MUST BE STABILIZED AS SOON AS POSSIBLE TO LIMIT SOIL EROSION BUT IN NO CASE LATER THAN SEVEN (7) DAYS AFTER CONSTRUCTION ACTIVITY IN THAT PORTION OF THE SITE HAS TEMPORARY OR PERMANENTLY CEASED.
- B. TEMPORARY SEDIMENT BASIN REQUIREMENTS DESCRIBED IN PART III, B.1.5 MUST BE USED FOR COMMON DRAINAGE LOCATIONS THAT SERVE AN AREA WITH FIVE (5) OF MORE ACRES AT A TIME.

FILTRATION SHELVE TO BE SUBCUT TO 992.0 ELEVATION DURING MASS GRADING. BASIN MEDIA TO BE INSTALLED ONLY ONCE UPSTREAM AREAS ARE STABILIZED AND VEGETATED TO AT LEAST 70%

ROCK CONSTRUCTION ENTRANCE.

PLEASANT VIEW RD

DND

POND TO BE USED AS TEMPORARY SEDIMENT BASIN. DURING CONSTRUCTION, OUTLET W/ FAIRCLOTH SKIMMER.

STORMWATER WETLAND/FILTRATION

NWL: 994.0

100 YEAR HWL: 999.57

BLOCK 1

10' TEMPORARY DRAINAGE CHANNEL TO OUTLET THE ROAD SUBCUT LOW POINT. INSTALL TWO ROCK DITCH CHECKS FOR SEDIMENT REMOVAL AND ENERGY DISSIPATION. TO BE REMOVED AT TIME OF UTILITY INSTALLATION.

5

4

NO SILT FENCE ACROSS EXISTING DRIVEWAY

PROVIDE SEDIMENT CONTROL OUTLET FOR BASIN DURING INTERIM PHASE, FAIRCLOTH SKIMMER OR APPROVED EQUAL

FILTRATION BASIN 2
100 YEAR HWL: 997.98

BASIN TO BE SUBCUT TO 993.0 ELEVATION DURING MASS GRADING. BASIN MEDIA TO BE INSTALLED ONLY ONCE UPSTREAM AREAS ARE STABILIZED AND VEGETATED TO AT LEAST 70%

RESTORE AND BLANKET DISTURBED SLOPE IMMEDIATELY AFTER STORM SEWER INSTALLATION IS COMPLETED.

EXISTING BLUFF. DO NOT DISTURB.

TRENCH TO BE SUBCUT TO 1017.0 ELEVATION DURING MASS GRADING. SAND TO BE INSTALLED ONLY ONCE UPSTREAM AREAS ARE STABILIZED AND VEGETATED TO AT LEAST 70%. OR TRENCH SUBCUT SOIL CAN BE REMOVED AND REPLACED WITH SAND WHEN STABILIZATION IS MET UPGRADIENT

INSTALL SILT FENCE OR APPROVED BMP ALONG STORM SEWER INSTALLATION ROUTE IN CITY OUTLET

FILTRATION TRENCH
100 YEAR HWL: 1020.10

CONTRACTOR TO USE APPROVED TEMPORARY SEDIMENT CONTROL AND TEMPORARY BMP DRAINAGE OUTLET FOR TRENCH CATCHMENT AREA DURING MASS GRADING ACTIVITY AND UNTIL FINAL TRENCH INFRASTRUCTURE IS INSTALLED

ACTIVE SWPPP LEGEND													
CONSTRUCTION SEQUENCE	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	JAN	FEB	MAR	APR
MULCH BERM													
FIBER ROLLS / MULCH SOCKS													
SILT FENCE													
TEMPORARY MULCH COVER													
TEMPORARY HYDROMULCH													
EROSION CONTROL BLANKET													
ROCK DRIVEWAY / ROCK PADS													
INLET PROTECTION DEVICES													
PAVEMENT (DRIVEWAY/ROADS)													
SOD													
STOCKPILES													

NOTE: CONTRACTOR, GENERAL CONTRACTOR OR SWPPP INSPECTOR TO COMPLETE TABLE AS GRADING PROGRESSES

LEGEND:

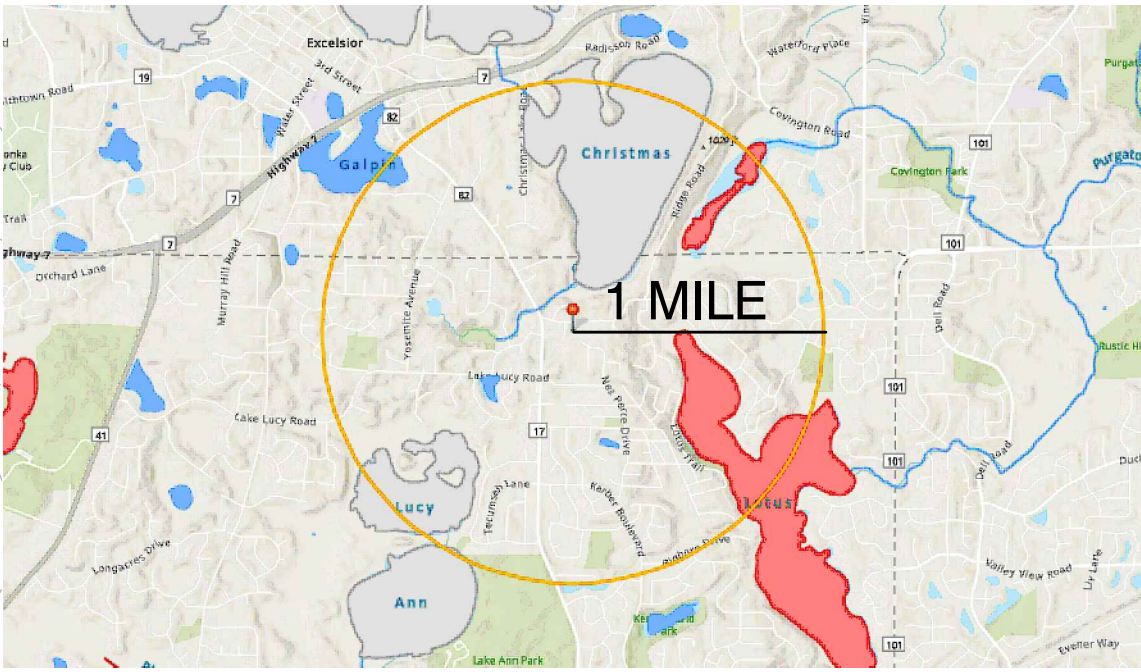
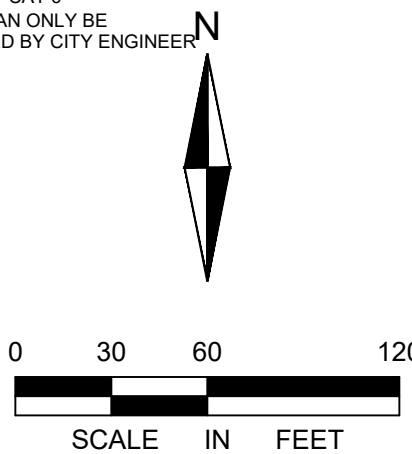
- 789 — EXISTING CONTOUR
— 789 — PROPOSED CONTOUR
—> DIRECTION OF DRAINAGE
— PROPERTY LINE
— LOT LINE
— RIGHT-OF-WAY
○ 243 EXISTING TREE
— PRE — SF — PROPOSED SEDIMENT SILT FENCE (PRE GRADING)
— PST — SF — PROPOSED SEDIMENT SILT FENCE (POST GRADING)
DND DO NOT DISTURB AREAS
EROSION CONTROL BLANKET (CATEGORY 3N)
ROCK CONSTRUCTION ENTRANCE
INLET PROTECTION

- SEDIMENT BARRIERS
1. SEDIMENT CONTROL LOG
2. SILT FENCE
- ANTI-TRACKING CONTROL
1. 2" CRUSHED CLEAR ROCK (LAND DEVELOPMENT)
2. HYDROMULCH
- TEMPORARY SEED MIX
1. MNDOT-100 (CAT'S 20-120 DAY STABILIZATION)
2. MNDOT-150 (1-2 YEAR STABILIZATION)

- PERMANENT SEED MIX/STABILIZATION
1. MNDOT 34-271
2. MNDOT 35-241
3. MNDOT 22-112
- STABILIZATION BMP'S
1. EROSION CONTROL BLANKET
2. HYDROMULCH
3. TURF REINFORCEMENT MAT
4. STRAW MULCH CAN ONLY BE USED IF APPROVED BY CITY ENGINEER



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VICINITY MAP
NOT TO SCALE

EROSION CONTROL PARTIES

INSPECTOR:

TBD: MPCA CERTIFIED SWPPP INSPECTOR

DESIGNER:

ALLIANT ENGINEERING
733 MARQUETTE AVE.
STE. 700
MINNEAPOLIS, MN 55402
CONTACT: TYLER STRICHERZ
PH: 612-767-9330

INSTALLER:

TBD: MPCA CERTIFIED SWPPP INSTALLER

RESPONSIBLE PARTY:

RACHEL CONTRACTING

SWPPP BMP QUANTITIES (PER PLAN):

DISTURBED AREA	14.7 AC
EROSION CONTROL BLANKET	6,100 SY
SILT FENCE	7,299 LF
INLET PROTECTION	12 EA

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Pleasant View Pointe
Chanhassen, Minnesota

Construction Documents
Erosion & Sediment Control Plan

DATE	DESCRIPTION	DATE	DESCRIPTION
4-18-2025	City Submittal		
6-4-2025	City Submittal		

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By: _____ Date: _____

PROJECT TEAM DATA
Designed By: TAS, MPR
Drafted By: ELL
Project No.: 4000320-00

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Sheet 13 of 29



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Tyler Stricherz

Date	License no.
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By _____ Date _____

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LOCATION OF SILT FENCE AT TOE OF ROADWAY EMBANKMENT

SILT FENCE NEAR TOE OF SLOPE AND OUTSIDE OF CONSTRUCTION LIMITS

ROADWAY

VARIABLE TOE OFFSET

SILT FENCE, MACHINE SLICED

DESIGN GUIDELINES:
TO PROTECT AREAS FROM SHEET FLOW
MAXIMUM CONTRIBUTING AREA: 1 ACRE

5 FT. MIN. LENGTH POST AT 6 FT. MAX. SPACING
PLASTIC 30 MIL. (50 LB. TENSILE) LOCATED IN TOP 8"

GEOTEXTILE FABRIC, 36" WIDE

MACHINE SLICE 8" - 12" DEPTH

DESIGN GUIDELINES:
WATER COURSE FLOW VELOCITY: STAGNANT
CONTRIBUTING SLOPE AREA: 1/2 ACRE

SILT FENCE, HEAVY DUTY

DESIGN GUIDELINES:
TO PROTECT AREAS FROM SHEET FLOW
MAXIMUM CONTRIBUTING AREA: 1 ACRE

5 FT. MIN. LENGTH POST AT 6 FT. MAX. SPACING

GEOTEXTILE FABRIC, 36" WIDE

FABRIC ANCHORAGE TRENCH BACKFILL WITH TAMPED NATURAL SOIL (SEE OPTIONAL METHOD IN NOTE)

DESIGN GUIDELINES:
WATER COURSE FLOW VELOCITY: 1 TO 7 FT./SEC.
CONTRIBUTING SLOPE AREA: 1 ACRE

SILT FENCE, PREASSEMBLED

DESIGN GUIDELINES:
TO PROTECT AREAS FROM SHEET FLOW
MAXIMUM CONTRIBUTING AREA: 1 ACRE

5 FT. MIN. LENGTH POST AT 6 FT. MAX. SPACING

GEOTEXTILE FABRIC, 36" WIDE

STAPLES

FABRIC ANCHORAGE TRENCH BACKFILL WITH TAMPED NATURAL SOIL

DESIGN GUIDELINES:
WATER COURSE FLOW VELOCITY: 8 TO 15 FT./SEC.
CONTRIBUTING SLOPE AREA: 1 ACRE

SILT FENCE, J-HOOK INSTALLATION

MINIMUM POSSIBLE TURNING RADIUS = 10' (NOT BE LARGER WITH LARGER EQUIPMENT)

CONSTRUCTION LIMITS

STREAM BANK OR TOE OF SLOPE

STREAM BANK OR TOE OF SLOPE

SILT FENCE AT BRIDGE EMBANKMENT ADJACENT TO WATER

DESIGN GUIDELINES:
WATER COURSE FLOW VELOCITY: 1 TO 7 FT./SEC.
CONTRIBUTING SLOPE AREA: 1 ACRE

ROADWAY SHOULDER

EMBANKMENT

BRIDGE END SLOPE

SILT FENCE TO MEET SAND BAG BARRIER

BRIDGE FILL

SAND BAG BARRIER 3 FT. HIGH ADJACENT TO TOE OF SLOPE. EXTEND 50 FT. BACK FROM TOE OF END SLOPE.

ROADWAY SHOULDER

EMBANKMENT

BRIDGE END SLOPE

SILT FENCE TO MEET SHEETING ADJACENT TO WATER COURSE. EXTEND 10' BACK FROM TOE OF END SLOPE.

EMBANKMENT OF WORK ROAD END SLOPE

BRIDGE FILL

EMBANKMENT ON WORK ROAD FILL

DESIGN GUIDELINES:
WATER COURSE FLOW VELOCITY: 8 TO 15 FT./SEC.
CONTRIBUTING SLOPE AREA: 1 ACRE

NOTES:
SEE SPECS. 2573, 3149 & 3886.
① COARSE FILTER AGGREGATE (SPEC. 3149) SHALL BE INCIDENTAL.

EROSION AND SEDIMENT CONTROL STANDARD NOTES

1. EROSION CONTROL MUST BE INSTALLED AND INSPECTED PRIOR TO THE START OF LAND DISTURBING ACTIVITIES INCLUDING TREE REMOVAL AND GRADING.

1.1. CONTACT ENGINEERING DEPARTMENT TO SCHEDULE AN INSPECTION 952-227-1160 OR ENQ037@CHANNASSISWA.GOV

2. THE CONTRACTOR SHALL ABIDE BY ADDITIONAL, EROSION AND SEDIMENT CONTROL MEASURES DICTATED BY THE CITY OF CHANHASSEN AND WATERSHED DISTRICT.

3. OPERATIONS MUST BE MANAGED TO ELIMINATE TRACK OUT OF MATERIAL ONTO RIGHT OF WAY. STRIP MULCH SHALL NOT BE USED FOR TEMPORARY OR FINAL STABILIZATION UNLESS APPROVED BY THE CITY ENGINEER.

4. NATURAL TOPOGRAPHY AND SOIL CONDITIONS MUST BE PROTECTED, INCLUDING RETENTION ONSITE OF NATIVE TOPSOIL TO THE GREATEST EXTENT POSSIBLE.

5. ADDITIONAL MEASURES, SUCH AS HYDRAULIC MULCHING AND OTHER PRACTICES AS SPECIFIED BY THE DISTRICT AND CITY STAFF MUST BE USED ON SLOPES OF 3:1 (H:V) OR STEEPER TO PROVIDE ADEQUATE STABILIZATION.

6. FINAL SITE STABILIZATION MEASURES MUST SPECIFY THAT AT LEAST SIX INCHES OF TOPSOIL OR ORGANIC MATTER BE SPREAD AND INCORPORATED INTO THE UNDERLYING SOIL DURING FINAL SITE TREATMENT WHEREVER TOPSOIL HAS BEEN REMOVED.


7. CONSTRUCTION SITE WASTE SUCH AS DISCARDED BUILDING MATERIALS, CONCRETE TRUCK WASHOUT, CHEMICALS, LITTER AND SANITARY WASTE MUST BE PROPERLY MANAGED.

8. ALL TEMPORARY EROSION AND SEDIMENT CONTROL BMPs MUST BE MAINTAINED UNTIL COMPLETION OF CONSTRUCTION AND VEGETATION IS ESTABLISHED SUFFICIENTLY TO ENSURE STABILITY OF THE SITE, AS DETERMINED BY THE WATERSHED DISTRICT AND CITY STAFF.

9. SOIL SURFACES COMPACTED DURING CONSTRUCTION AND REMAINING PERSISTENT UPON COMPLETION OF CONSTRUCTION MUST BE DECOMPACTED TO ACHIEVE A SOIL COMPACTION TESTING PRESSURE OF LESS THAN 1,400 KILOPASCALS OR 200 POUNDS PER SQUARE INCH IN THE UPPER 12 INCHES OF THE SOIL PROFILE WHILE TAKING CARE TO PROTECT UTILITIES, TREE ROOTS, AND OTHER EXISTING VEGETATION.

10. ALL DISTURBED AREAS MUST BE STABILIZED WITHIN 7 CALENDAR DAYS AFTER LAND-DISTURBING WORK HAS TEMPORARILY OR PERMANENTLY CEASED ON A PROPERTY THAT IS NOT A DISCONTINUED LOT.

11. THE PERMITTEE MUST, AT A MINIMUM, INSPECT, MAINTAIN AND REPAIR ALL DISTURBED SURFACES AND ALL EROSION AND SEDIMENT CONTROL FACILITIES AND SOIL STABILIZATION MEASURES EVERY DAY WORK IS PERFORMED ON THE SITE AND AT LEAST WEEKLY WHEN LAND-DISTURBING ACTIVITY HAS CEASED. THEREAFTER, THE PERMITTEE MUST PERFORM THESE RESPONSIBILITIES AT LEAST WEEKLY UNTIL VEGETATIVE COVER IS ESTABLISHED. THE PERMITTEE WILL MAINTAIN A LOG OF ACTIVITIES UNDER THIS SECTION FOR INSPECTION BY THE WATERSHED DISTRICT AND CITY ON REQUEST.



EROSION AND SEDIMENT CONTROL
STANDARD NOTES

REVISED 3-24

ENGINEERING DEPARTMENT

PLATE NO.:

5302D

DIVERSION MOUND
DESIGN GUIDELINES:
STORM FREQUENCY: 10 YEAR - 24 HOUR
MINIMUM DRAINAGE AREA: 3 ACRES
MINIMUM DIVERSION: GRADE SIX

TEMPORARY DOWN DRAIN ON FILL SLOPE
DESIGN GUIDELINES:
STORM FREQUENCY: 2 YEAR - 24 HOUR
MINIMUM DRAINAGE AREA: 3 ACRES

ROCK CONSTRUCTION ENTRANCE
DESIGN GUIDELINES:
STORM FREQUENCY: 2 YEAR - 24 HOUR
MINIMUM DRAINAGE AREA: 3 ACRES

SEDIMENT TRAP DETAIL
DESIGN GUIDELINES:
STORM FREQUENCY: 2 YEAR - 24 HOUR
MINIMUM DRAINAGE AREA: 3 ACRES

SEDIMENT BED INSTALLATION
DESIGN GUIDELINES:
MINIMUM FLOW VELOCITY: 5 FT./SEC.
MINIMUM FLOW DEPTH: 3 FT.

[illegible]

EROSION CONTROL ADDITIONAL NOTES:

1. NO LAND DISTURBING ACTIVITY SHALL OCCUR UNTIL A PERMIT HAS BEEN ISSUED FROM THE CITY OF CHANNESSEN.
2. BEST MANAGEMENT PRACTICES (BMP'S) REFER TO EROSION AND SEDIMENT CONTROL. PRACTICES DEFINED IN THE MPCA PROTECTING WATER QUALITY IN URBAN AREAS AND THE MINNESOTA CONSTRUCTION SITE EROSION AND SEDIMENT CONTROL PLANNING HANDBOOK.
3. ALL BMP'S SELECTED SHALL BE APPROPRIATE FOR THE TIME OF YEAR, SITE CONDITIONS, AND ESTIMATED DURATION OF USE.
4. ALL WORK AND MATERIALS SHALL BE CONSTRUCTED ACCORDING TO THE APPROVED PLANS. ANY DEVIATION FROM THE APPROVED PLANS SHALL REQUIRE WRITTEN APPROVAL FROM THE ENGINEER OF RECORD.
5. A COPY OF THESE PLANS MUST BE ON THE JOB SITE WHENEVER CONSTRUCTION IS IN PROGRESS. PLANS, SWPPP TO BE LOCATED ONSITE IN MAILBOX.
6. THE BOUNDARIES OF THE LAND DISTURBANCE LIMITS SHOWN ON THE PLANS SHALL BE CLEARLY FLAGGED IN THE FIELD PRIOR TO CONSTRUCTION. NO DISTURBANCE BEYOND THE DISTURBED LIMITS.
7. WHEREVER POSSIBLE, PRESERVE THE EXISTING TREES, GRASS AND OTHER VEGETATIVE COVER TO HELP FILL RUNOFF.
8. ALL TREES NOT LISTED FOR REMOVAL, SHALL BE PROTECTED. DO NOT OPERATE EQUIPMENT WITHIN THE DRIPLINE, ROOT ZONES OR WITHIN TREE PROTECTION FENCE AREAS.
9. ALL EROSION AND SEDIMENT CONTROL, FACILITIES (BMP'S) SHALL BE INSTALLED AND IN OPERATION PRIOR TO LAND DISTURBANCE ACTIVITIES; IF HEAVY TREE AREAS SOME TREE REMOVAL WILL, LIKELY BE REQUIRED PRIOR TO SILT FENCE INSTALLATION, UPON TREE REMOVAL, COMPLETION SILT FENCE SHALL BE INSTALLED AS REQUIRED.
10. PROTECT WETLANDS, WATERCOURSES AND ADJACENT PROPERTIES FROM SEDIMENTATION AND STORMWATER RUNOFF.
11. THE BMP'S SHOWN ON THE PLANS ARE THE MINIMUM REQUIREMENTS FOR THE ANTICIPATED SITE CONDITIONS AND TREE CLEARING WORK. AS CONSTRUCTION PROGRESSES THE CONTRACTOR SHALL BE RESPONSIBLE FOR MONITORING THE BMP'S. THE CONTRACTOR SHALL ANTICIPATE THAT MORE BMP'S WILL BE NECESSARY TO ENSURE EROSION AND SEDIMENT CONTROL, ON THE SITE, DURING THE COURSE OF CONSTRUCTION. IT IS THE RESPONSIBILITY OF THE PERMITTEE/CONTRACTOR TO ADDRESS ANY NEW CONDITIONS THAT MAY BE CREATED BY CONSTRUCTION ACTIVITIES AND/OR CLIMATIC EVENTS AND TO PROVIDE ADDITIONAL BMP'S OVER AND ABOVE THE MINIMUM REQUIREMENTS SHOWN ON THE PLANS, AS MAY BE NEEDED TO PREVENT EROSION.
12. THE BMP'S SHALL BE INSPECTED DAILY BY THE PERMITTEE/CONTRACTOR AND MAINTAINED AS NECESSARY TO ENSURE THEIR CONTINUED FUNCTIONING.
13. ALL AREAS DISTURBED BY CONSTRUCTION SHALL BE STABILIZED FROM EROSION WITHIN 7 DAYS OF COMPLETION OF TREE CLEARING IN THAT AREA. TEMPORARY SEED AND MULCH SHALL COVER ALL EXPOSED SOILS IF GRADING COMPLETION IS DELAYED LONGER THAN 7 DAYS.
14. GENERAL TEMPORARY SEED SHALL BE INDOT MIX 100 LBS. PER ACRE OR APPROVED EQUAL. PERMANENT SEED SHALL BE INDOT MIX 270 LBS. PER ACRE OR APPROVED EQUAL. (SEE PLANTING DATES PER SPEC 2575).
15. ALL TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES SHALL BE PROPERLY DISPOSED OF WITHIN THIRTY (30) DAYS AFTER FINAL SITE STABILIZATION IS ACHIEVED OR AFTER THE TEMPORARY MEASURES ARE NO LONGER NEEDED.

FINAL STABILIZATION:

THE CONTRACTOR MUST ENSURE FINAL STABILIZATION OF THE SITE POST TREE CLEARING. SITE WILL EVENTUALLY TRANSITION TO MASS GRADING WORK AND THE MASS GRADING CONTRACTOR WILL ASSUME MAINTENANCE OF TREE CLEARING BMP INSTALLATIONS AND INSTALL ADDITIONAL BMPs FOR THE FUTURE WORK.

EROSION CONTROL SCHEDULE:

1. PRIOR TO ANY TREE REMOVAL, SEDIMENT BARRIERS THAT ARE ABLE TO BE INSTALLED AND CONSTRUCTION ENTRANCE SHALL BE INSTALLED AS SHOWN TO INTERCEPT RUNOFF OR PREVENT SEDIMENT TRANSPORT
2. ALL EROSION CONTROL INSTALLATIONS SHALL REMAIN IN PLACE AND BE MAINTAINED IN GOOD CONDITION BY THE CONTRACTOR UNTIL THE SITE HAS BEEN RE-VEGETATED.
3. SUFFICIENT TPOISOL SHALL BE STOCKPILED TO ALLOW FOR THE REPLACEMENT OF 6" OF TPOISOL FOR DISTURBED AREAS TO BE RE-VEGETATED.
4. THE CONTRACTOR SHALL SCHEDULE TREE REMOVAL SO THAT THE GENERAL SITE CAN BE STABILIZED AND SEEDED SOON AFTER DISTURBANCE. SITE SHALL BE STABILIZED AND SEEDED WITHIN SEVEN (7) DAYS AFTER DISTURBANCE OCCURS.

SEDIMENT CONTROL PRACTICES:

1. SEDIMENT CONTROL PRACTICES MUST MINIMIZE SEDIMENT FROM ENTERING SURFACE WATERS, INCLUDING CURB AND GUTTER SYSTEMS AND STORM SEWER INLETS.
2. THE TIMING OF THE INSTALLATION OF SEDIMENT CONTROL PRACTICES MAY BE ADJUSTED TO ACCOMMODATE SHORT-TERM ACTIVITIES SUCH AS CLEARING OR GRUBBING, OR THE PASSAGE OF VEHICLES. ANY SHORT-TERM ACTIVITY MUST BE COMPLETED AS QUICKLY AS POSSIBLE AND THE SEDIMENT CONTROL PRACTICES MUST BE INSTALLED IMMEDIATELY AFTER THE ACTIVITY IS COMPLETED. HOWEVER, SEDIMENT CONTROL PRACTICES MUST BE INSTALLED BEFORE THE NEXT PRECIPITATION EVENT EVEN IF THE ACTIVITY IS NOT COMPLETE.
3. SITE CONSTRUCTION ENTRANCES SHALL BE LOCATED AS SHOWN ON THE PLAN.

POLLUTION PREVENTION MANAGEMENT MEASURES:

THE CONTRACTOR SHALL IMPLEMENT THE FOLLOWING POLLUTION PREVENTION MANAGEMENT MEASURES ON THE SITE:

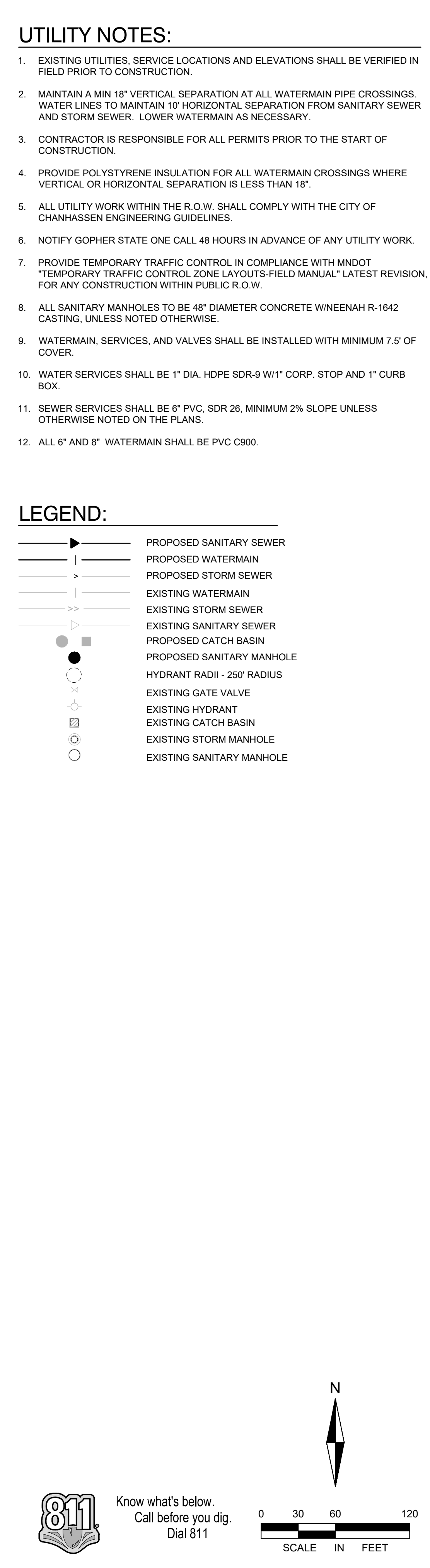
1. SOLID WASTE: COLLECTED SEDIMENT, ASPHALT AND CONCRETE MILLINGS, FLOATING DEBRIS, PAPER, PLASTIC, FABRIC, CONSTRUCTION AND DEMOLITION DEBRIS AND OTHER WASTES MUST BE DISPOSED OF PROPERLY AND MUST COMPLY WITH MPCA DISPOSAL REQUIREMENTS.
3. NO ENGINE DEGREASING IS ALLOWED ON SITE.

EROSION AND SEDIMENT CONTROL
MAINTENANCE PROGRAM:

1. INSPECT SEDIMENT BARRIERS IMMEDIATELY AFTER EACH RAINFALL AND AT LEAST DAILY DURING PROLONGED RAINFALL. IMMEDIATELY REPAIR FAILED OR FAILING SEDIMENT CONSTRUCTION LOGS.
2. REPLACEMENT - SHALL BE REPLACED PROMPTLY WHEN IT DECOMPOSES OR BECOMES INEFFECTIVE BEFORE THE BARRIER IS NO LONGER NECESSARY.
3. SEDIMENT REMOVAL - SEDIMENT DEPOSITS SHOULD BE REMOVED AFTER EACH STORM EVENT. THEY MUST BE REMOVED WHEN DEPOSITS REACH APPROXIMATELY ONE-FIFTH THE HEIGHT OF THE BARRIER.
4. REMOVAL OF SEDIMENT CONSTRUCTION LOG - SEDIMENT CONSTRUCTION LOG SHALL BE REMOVED WHEN THEY HAVE SERVED THEIR USUAL PURPOSE, BUT NOT BEFORE THE UPWARD SLOPING AREA HAS BEEN PERMANENTLY STABILIZED. IF THE UPWARD SLOPING AREA IS TO BE EXPOSED LONGER THAN SIX (6) MONTHS, THAT AREA SHALL BE COVERED WITH TEMPORARY VEGETATION WHEN FIRST EXPOSED.
5. THE CONTRACTOR MUST ROUTINELY INSPECT THE CONSTRUCTION SITE ONCE EVERY SEVEN (7) DAYS DURING ACTIVE CONSTRUCTION AND WITHIN 24 HOURS AFTER A RAINFALL EVENT GREATER THAN 0.5 INCHES IN 24 HOURS.
6. ALL INSPECTIONS AND MAINTENANCE CONDUCTED DURING CONSTRUCTION MUST BE RECORDED IN WRITING AND THESE RECORDS MUST BE RETAINED WITH THE SWPPP RECORDS OF EACH INSPECTION AND MAINTENANCE ACTIVITY. COPIES OF INSPECTION AND MAINTENANCE RECORDS SHALL ALSO BE SENT TO THE CITY OF CHANHASSEN TO THE ATTENTION OF RYAN PINKALLA (rpinkalla@chanhassemn.gov). THE RECORDS SHALL INCLUDE AT MINIMUM:
 - A. DATE AND TIME OF INSPECTIONS.
 - B. NAME OF PERSON(S) CONDUCTING INSPECTIONS.
 - C. FINDINGS OF INSPECTIONS, INCLUDING RECOMMENDATIONS FOR CORRECTIVE ACTIONS.
 - D. CORRECTIVE ACTIONS TAKEN (INCLUDING DATES, TIMES, AND PARTY COMPLETING MAINTENANCE ACTIVITIES).
 - E. DATE AND AMOUNT OF ALL RAINFALL EVENTS GREATER THAN 0.2 INCH (0.5 INCHES) IN 24 HOURS.
 - F. DOCUMENTS OF CHANGES MADE TO THE SWPPP AS REQUIRED IN PART III A.4.
7. WHERE PARTS OF THE CONSTRUCTION SITE HAVE UNDERGONE FINAL STABILIZATION, BUT WORK REMAINS ON OTHER PARTS OF SITE, INSPECTIONS OF THE STABILIZED AREAS MUST BE REDUCED TO ONCE PER MONTH, WHERE WORK HAS BEEN SUSPENDED DUE TO FROZEN GROUND CONDITIONS. THE REQUIRED INSPECTIONS AND MAINTENANCE MUST TAKE PLACE AS SOON AS RAINFALL OCCURS ON THE SITE OR PRIOR TO RESUMING CONSTRUCTION, WHICHEVER COMES FIRST.

DEWATERING:

1. THE CONTRACTOR SHALL PROVIDE A PLAN TO THE CITY AND PROJECT ENGINEER FOR REVIEW. THE PLAN AT MINIMUM SHALL BE A DEWATERING PLAN INCLUDING WATER ROUTING, STORAGE, AND DISCHARGE LOCATION.
2. IF ANY TEMPORARY DEWATERING IS REQUIRED ONSITE THE CONTRACTOR SHALL DISPOSE OF STORMWATER OR GROUND WATER BY USE OF PUMPS AND HOSES TO ACCEPTABLE DISCHARGE POINTS APPROVED BY THE CITY AND PROJECT ENGINEER.

[illegible]

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Tyler Snider

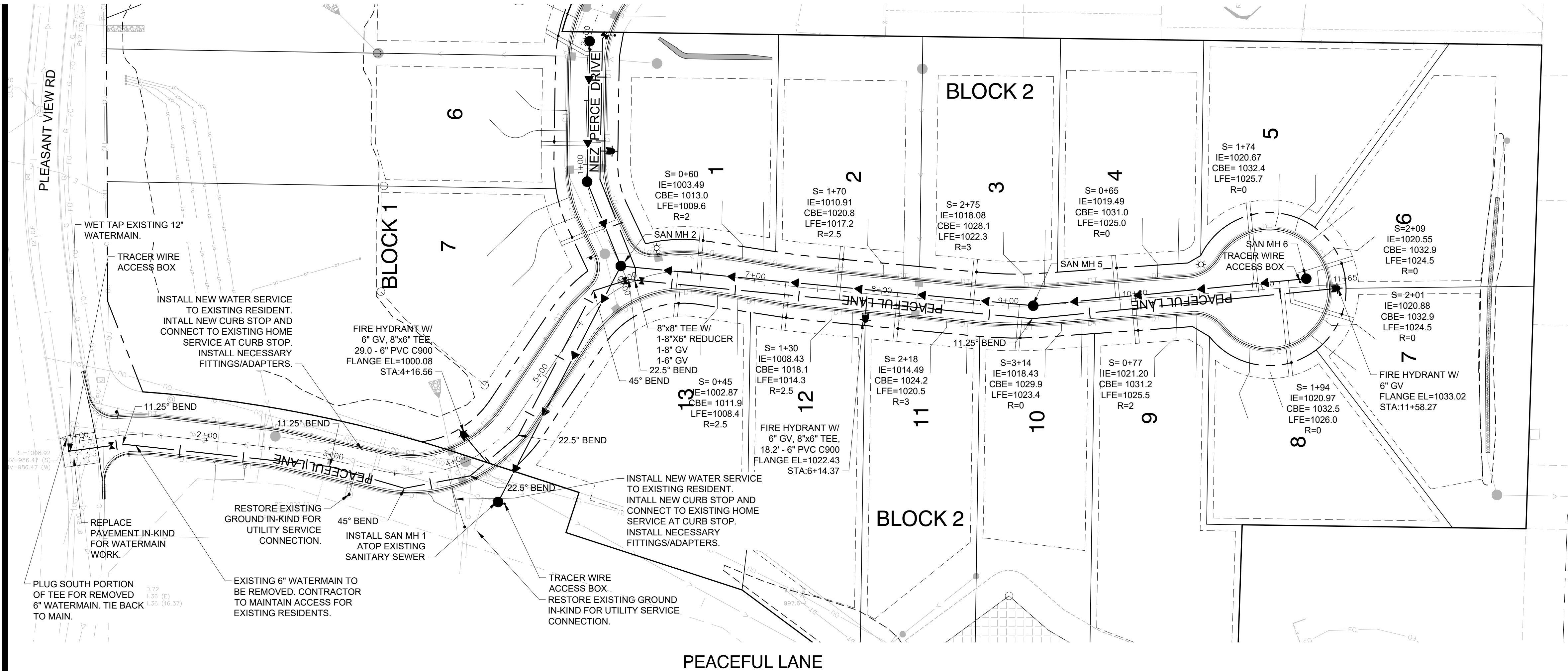
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By _____ Date _____

PROJECT TEAM DATA

Designed By: TAS, MPR
Drafted By: ELL
Project No.: 4000320-00

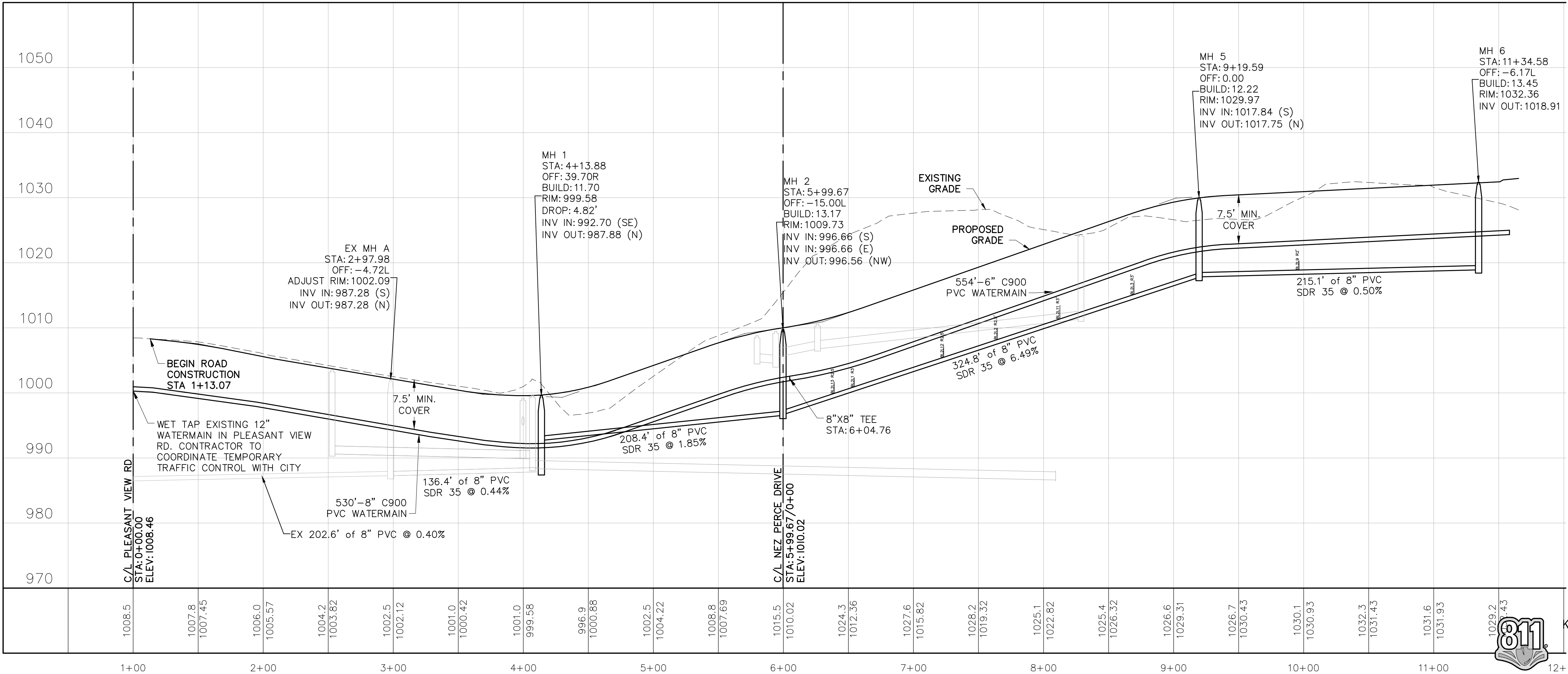


LEGEND:

S = SANITARY SERVICE WYE STATION
(FROM DOWNSTREAM MH)
IE = SANITARY SERVICE INVERT ELEVATION
CBE = CURB BOX ELEVATION
SE = SURFACE ELEVATION OF WATER SERVICE AT EASEMENT
R = RISER LENGTH (ACTUAL LENGTH, NOT VERT. RISE)
(VERTICAL HEIGHT = R X 0.707)

NOTES:

- ALL SANITARY SERVICES SHALL BE 6" PVC SDR 26 @ 1.0% MIN. SLOPE.
- ALL SANITARY MANHOLES SHALL BE 48" DIAMETER AND HAVE NEENAH R-1642 CASTINGS UNLESS NOTED OTHERWISE ON THE PLAN.
- ALL WATER SERVICES SHALL BE 1" HDPE SDR-9 WITH 1" CORP. STOP AND CURB STOP.
- CONTRACTOR TO VERIFY AND SHOOT ELEVATION OF SANITARY SEWER SERVICE STUBS FOR AS-BUILTS. CONVEY TO ENGINEER FOR RECORDS.
- CONTRACTOR RESPONSIBLE FOR ALL TRAFFIC CONTROL REQUIRED FOR UTILITY INSTALLATIONS.



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Pleasant View Pointe

Chanhassen, Minnesota

Construction Documents

Sanitary Sewer & Watermain Plan & Profiles

DATE	DESCRIPTION
4-18-2025	City Submittal
6-4-2025	City Submittal

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PROJECT TEAM DATA

Designed By: TAS, MPR
Drafted By: ELL
Project No.: 4000320-00

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Sheet 16 of 29

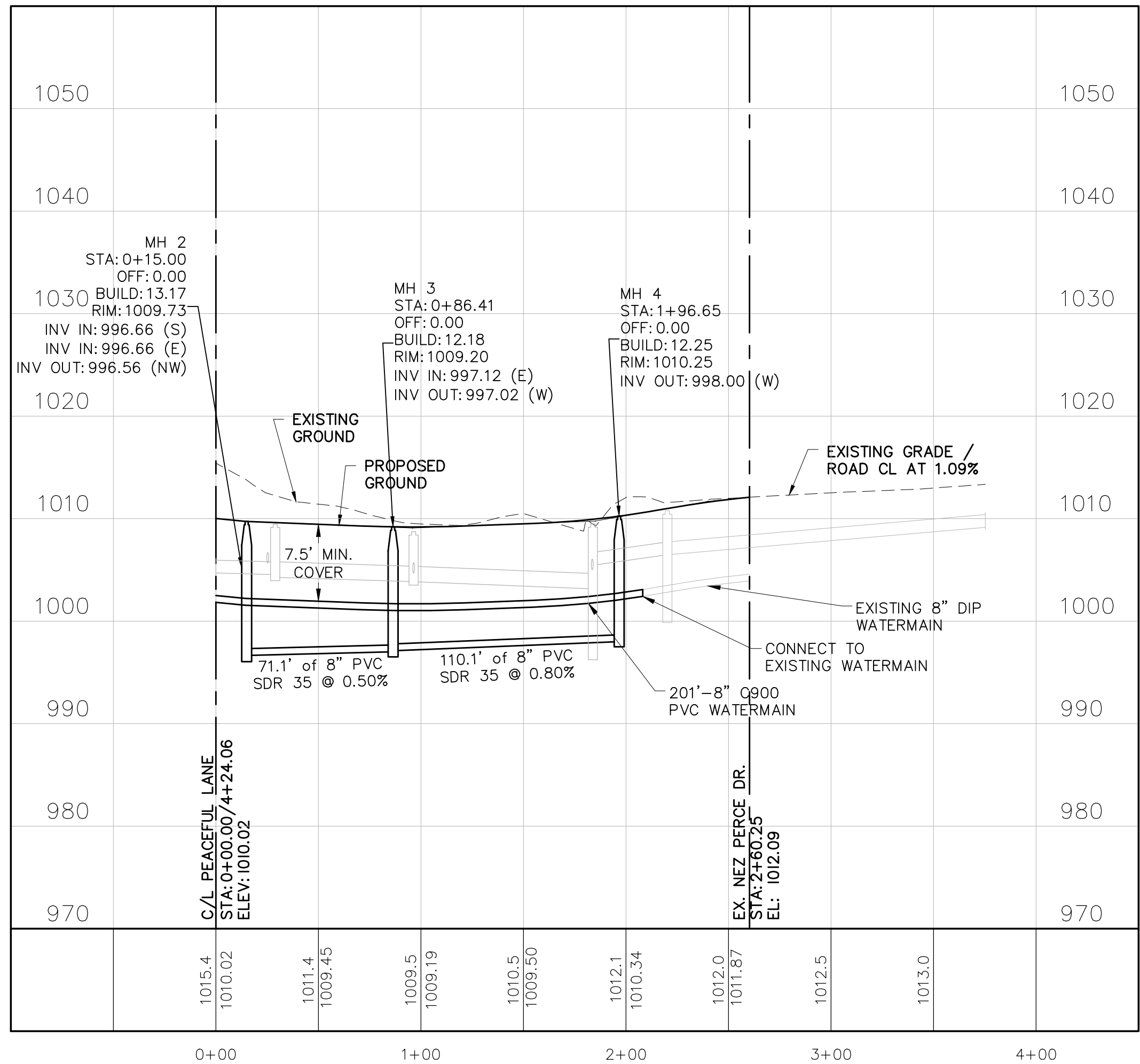


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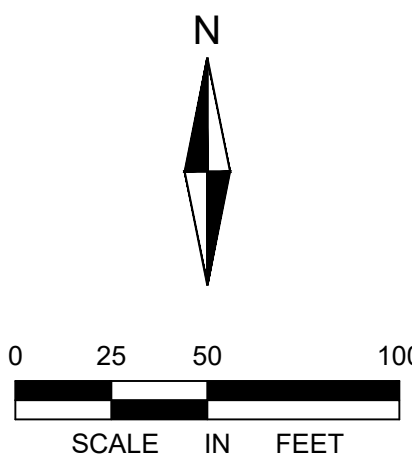
S = SANITARY SERVICE WYE STATION
(FROM DOWNSTREAM MH)
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(VERTICAL HEIGHT = $R \times 0.707$)

NOTES:

1. ALL SANITARY SERVICES SHALL BE 6" PVC SDR 26 @ 1.0% MIN. SLOPE.
2. ALL SANITARY MANHOLES SHALL BE 48" DIAMETER AND HAVE NEENAH R-1642 CASTINGS UNLESS NOTED OTHERWISE ON THE PLAN.
3. INSIDE DROP MANHOLES SHALL BE 60" DIA. MANHOLES, SEE DETAIL 2104
4. ALL WATER SERVICES SHALL BE 1" HDPE SDR-9 WITH 1" CORP. STOP AND CURB STOP.
5. WATERMAIN BLOW-OFF SHALL BE REMOVED AFTER TESTING.
6. CONTRACTOR TO VERIFY AND SHOOT ELEVATION OF SANITARY SEWER STUBS FOR AS-BUILTS. CONVEY TO ENGINEER FOR RECORDS.



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Construction Documents

Sanitary Sewer & Watermain Plan & Profiles

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Tyler Shogren

Date

License no.

QA/QC CHECK

By _____ Date _____

PROJECT TEAM DATA

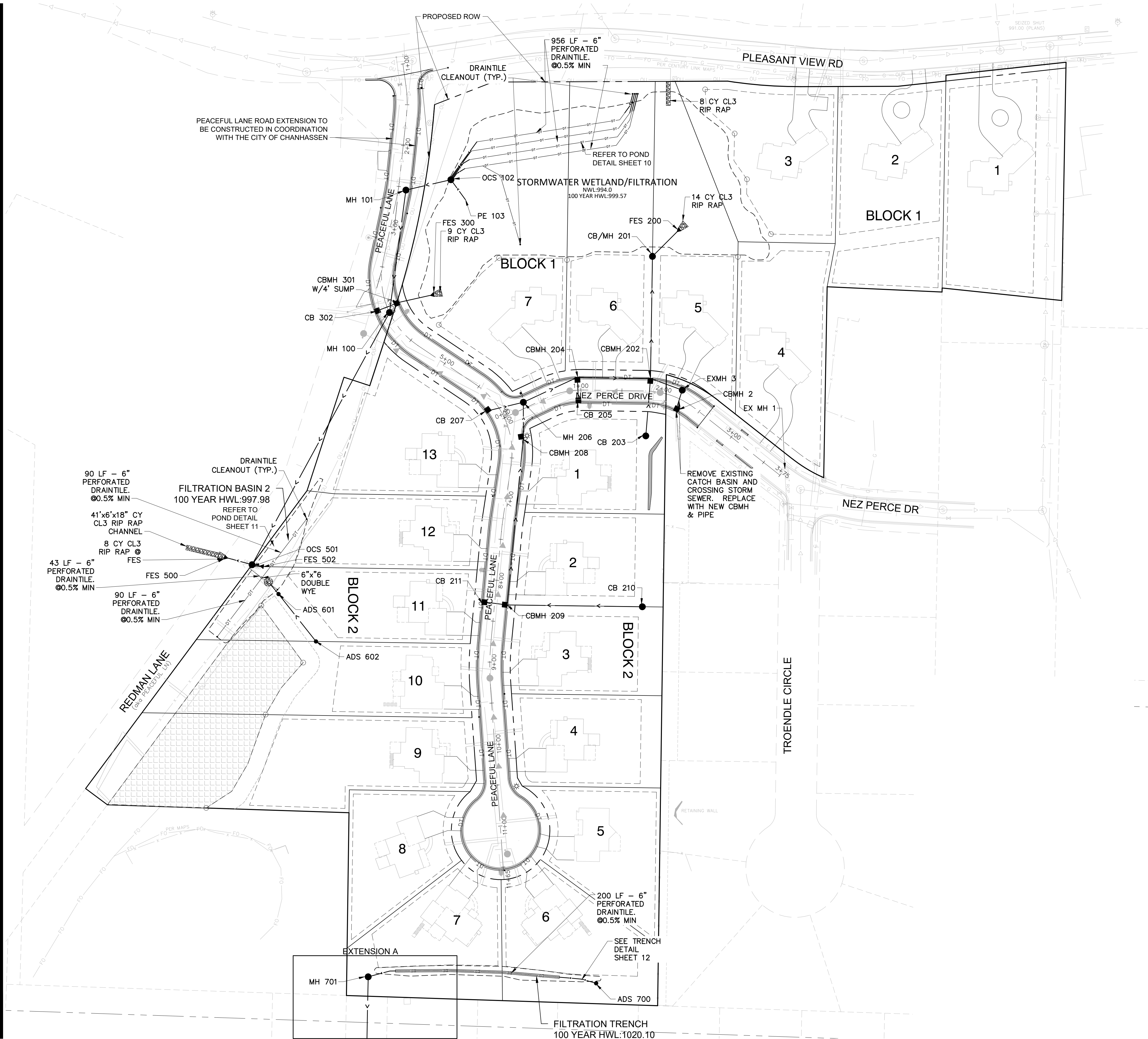
Designed By: TAS, MPR

Drafted By: ELL

Project No.: 4000320-00

17

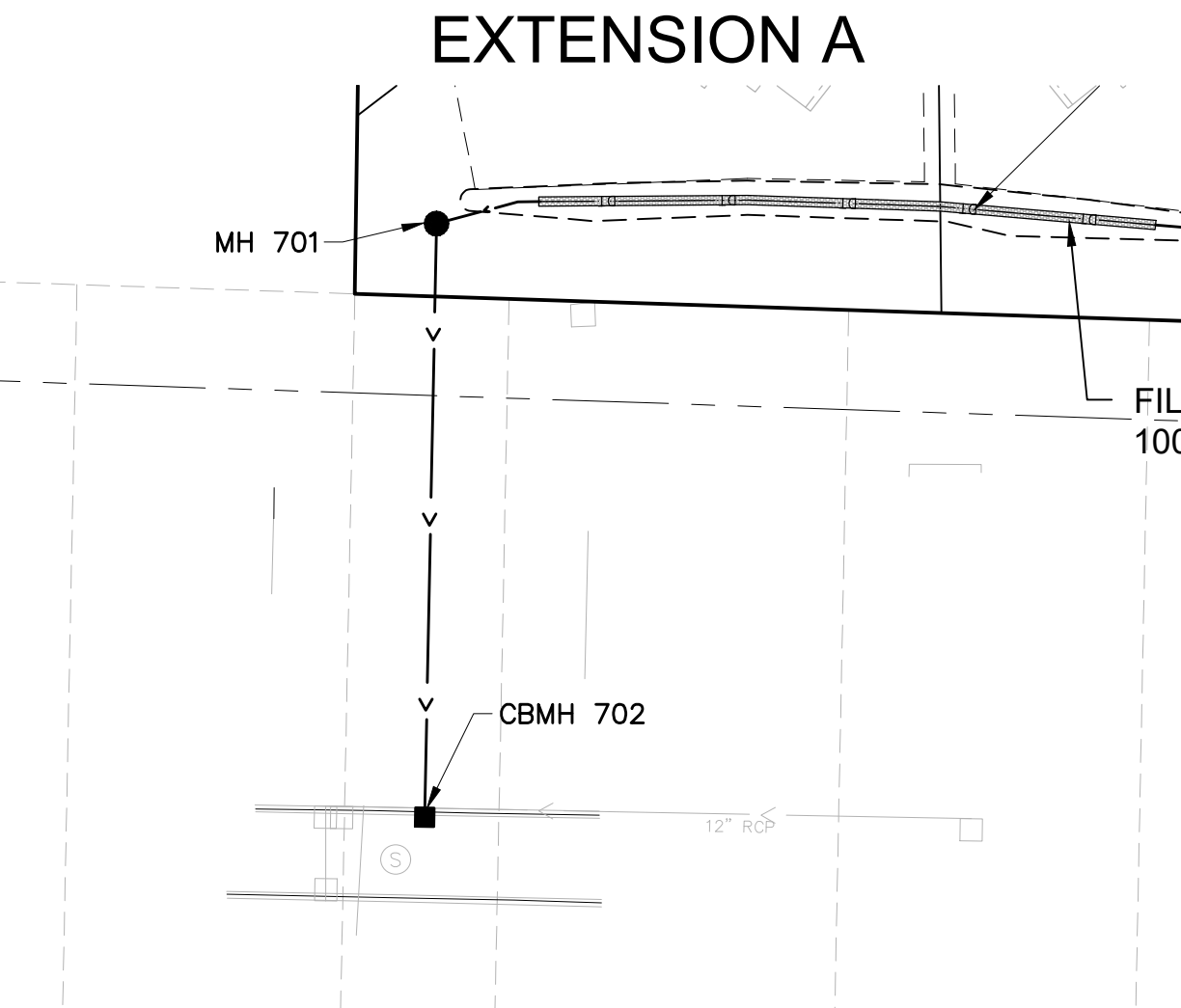
Sheet 17 of 29



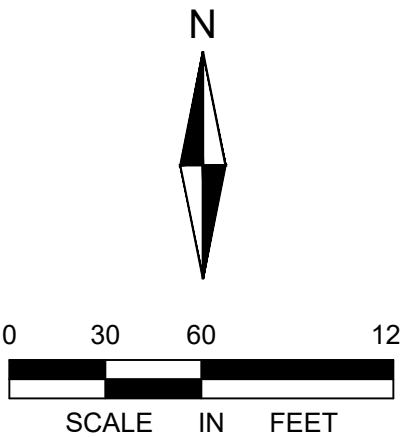
- UTILITY NOTES:**
- EXISTING UTILITIES, SERVICE LOCATIONS AND ELEVATIONS SHALL BE VERIFIED IN FIELD PRIOR TO CONSTRUCTION.
 - MAINTAIN A MIN 18" VERTICAL SEPARATION AT ALL PIPE CROSSINGS. LOWER WATERMAIN AS NECESSARY. WATER AND SANITARY SEWER LINES TO MAINTAIN 10' HORIZONTAL SEPARATION.
 - CONTRACTOR IS RESPONSIBLE FOR ALL PERMITS PRIOR TO THE START OF CONSTRUCTION.
 - PROVIDE POLYSTYRENE INSULATION FOR ALL STORM SEWER AND WATERMAIN CROSSINGS WHERE VERTICAL OR HORIZONTAL SEPARATION IS LESS THAN 2'.
 - ALL UTILITY WORK WITHIN THE R.O.W. SHALL COMPLY WITH THE CITY OF CHANHASSEN ENGINEERING GUIDELINES.
 - NOTIFY GOPHER STATE ONE CALL 48 HOURS IN ADVANCE OF ANY UTILITY WORK.
 - PROVIDE TEMPORARY TRAFFIC CONTROL IN COMPLIANCE WITH MNDOT "TEMPORARY TRAFFIC CONTROL ZONE LAYOUTS-FIELD MANUAL" LATEST REVISION, FOR ANY CONSTRUCTION WITHIN PUBLIC R.O.W.

LEGEND:

	PROPOSED SANITARY SEWER
	PROPOSED WATERMAIN
	PROPOSED STORM SEWER
	PROPOSED DRAINTILE
	EXISTING WATERMAIN
	EXISTING STORM SEWER
	EXISTING SANITARY SEWER
	PROPOSED CATCH BASIN
	PROPOSED DRAINTILE STRUCTURE
	PROPOSED SANITARY MANHOLE
	EXISTING GATE VALVE
	EXISTING HYDRANT
	EXISTING CATCH BASIN
	EXISTING STORM MANHOLE
	EXISTING SANITARY MANHOLE



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Pleasant View Pointe

Chanhassen, Minnesota

Construction Documents

Street & Storm Sewer Plan

DESCRIPTION	City Submittal	City Submittal
DATE	4-18-2025	6-4-2025

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PROJECT TEAM DATA

Designed By: TAS, MPR

Drafted By: ELL

Project No.: 4000320-00

18

Sheet 18 of 29

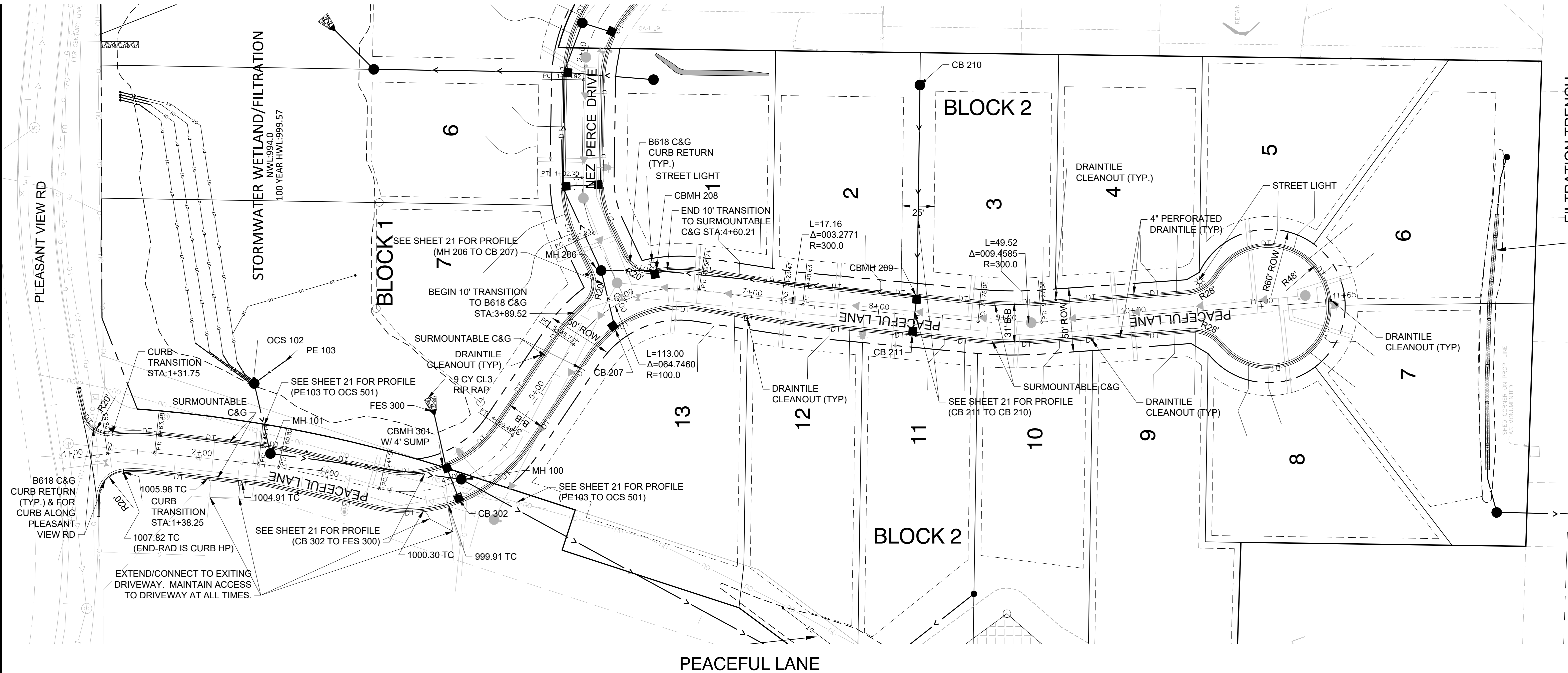
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0 30 60 120

SCALE IN FEET

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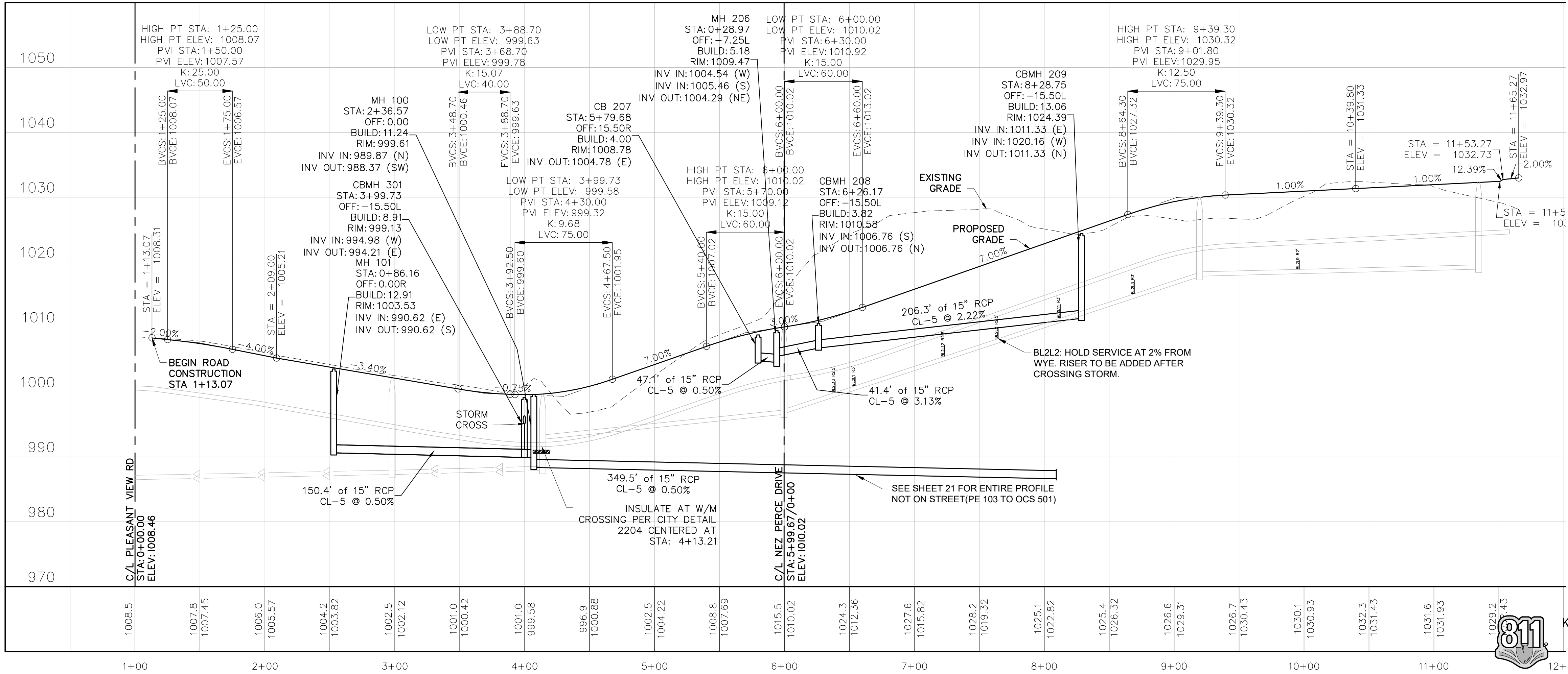



NOTES:

1. ALL NEW MAIN LINE STORM SEWERS SHALL BE VIDEO INSPECTED AT OWNERS EXPENSE, AND A DIGITAL HARD DRIVE (USB) SHALL BE PROVIDED TO THE CITY.
2. HIGH DENSITY POLYETHYLENE EXTRUDED (HDPE) ADJUSTING RINGS ARE REQUIRED FOR ALL MANHOLE STRUCTURES. SEE CITY DETAIL PLATE 2101.
3. INSTALL DRAINTILE AT CATCH BASIN LOCATIONS PER CITY STANDARD DETAIL 5232. DRAINTILE CONNECTIONS TO STORM SEWER STRUCTURES SHALL BE -3.3' BELOW RIM ELEVATION AT CURB.
4. DRAIN TILE AT CLEANOUTS TO HAVE CURB BOX AND TRACER WIRE PER CITY STANDARD DETAIL 5234.
5. ALL INTERSECTION CURB RETURNS SHALL BE B618.
6. SEE TYPICAL STREET SECTIONS ON SITE, SIGNAGE, & LIGHTING PLAN SHEET 7.
7. WORK SHALL BE INSTALLED IN ACCORDANCE WITH 2025 VERSION OF CITY OF CHANHASSEN STANDARD PLATES


STRUCTURE AND CASTING SCHEDULE		
MH NO.	SIZE	CASTING
100	48"	R-1642
101	48"	R-4342
206	48"	R-1642
207	2'x3'	R-3067-V
208	48"	R-3067-V
209	48"	R-3067-V
211	2'x3'	R-3067-V
301	48"	R-3067-V

- NOTES:
1. ALL CASTINGS SHALL BE NEENAH OR APPROVED EQUAL.





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DEVELOPMENT

Pleasant View Pointe
Chanhassen, Minnesota

Construction Documents
Street & Storm Sewer Plan & Profiles

DATE	DESCRIPTION
4-18-2025	City Submittal
6-4-2025	City Submittal

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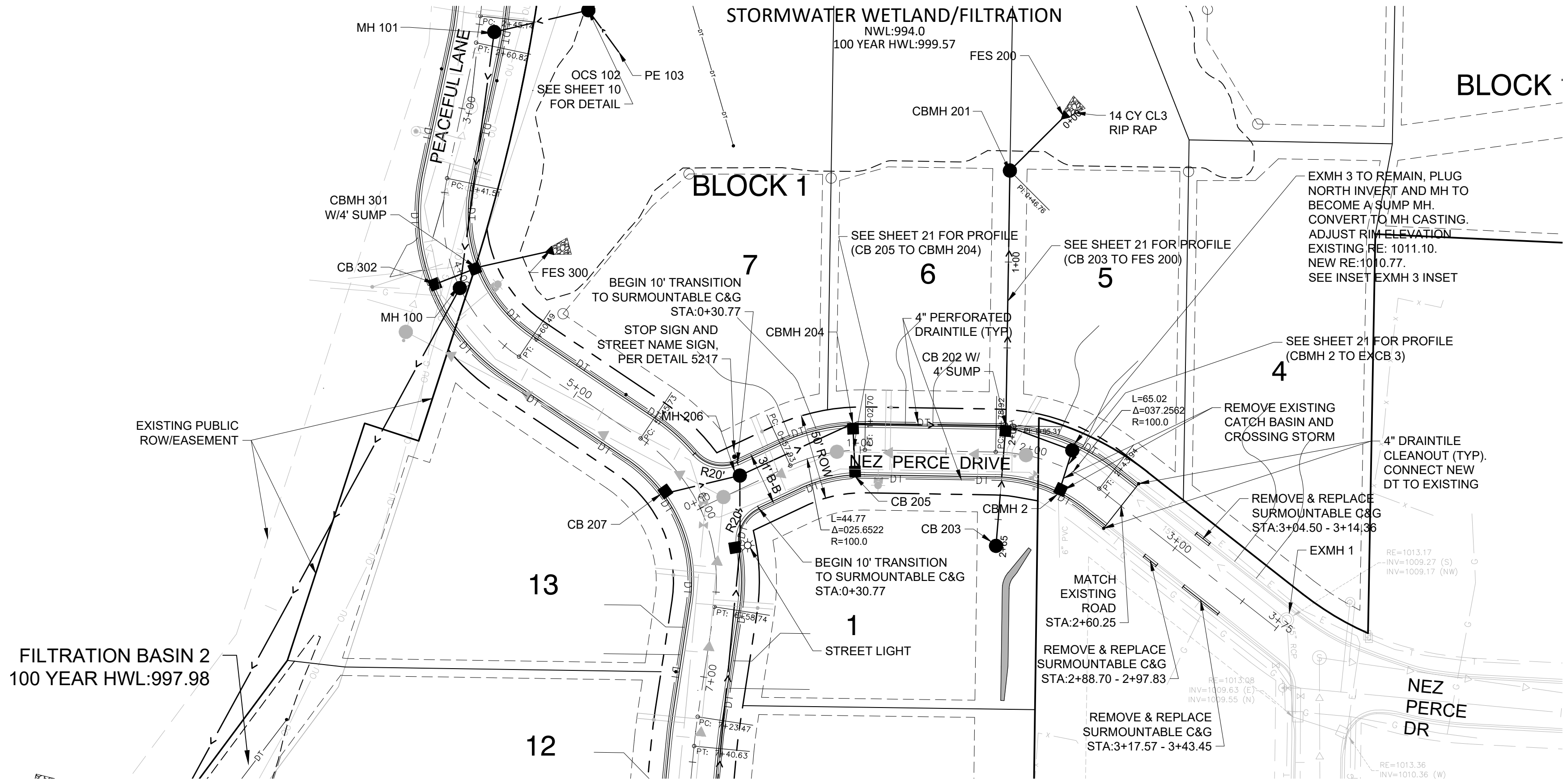
PROJECT TEAM DATA

Designed By: TAS, MPR
Drafted By: ELL
Project No.: 4000320-00

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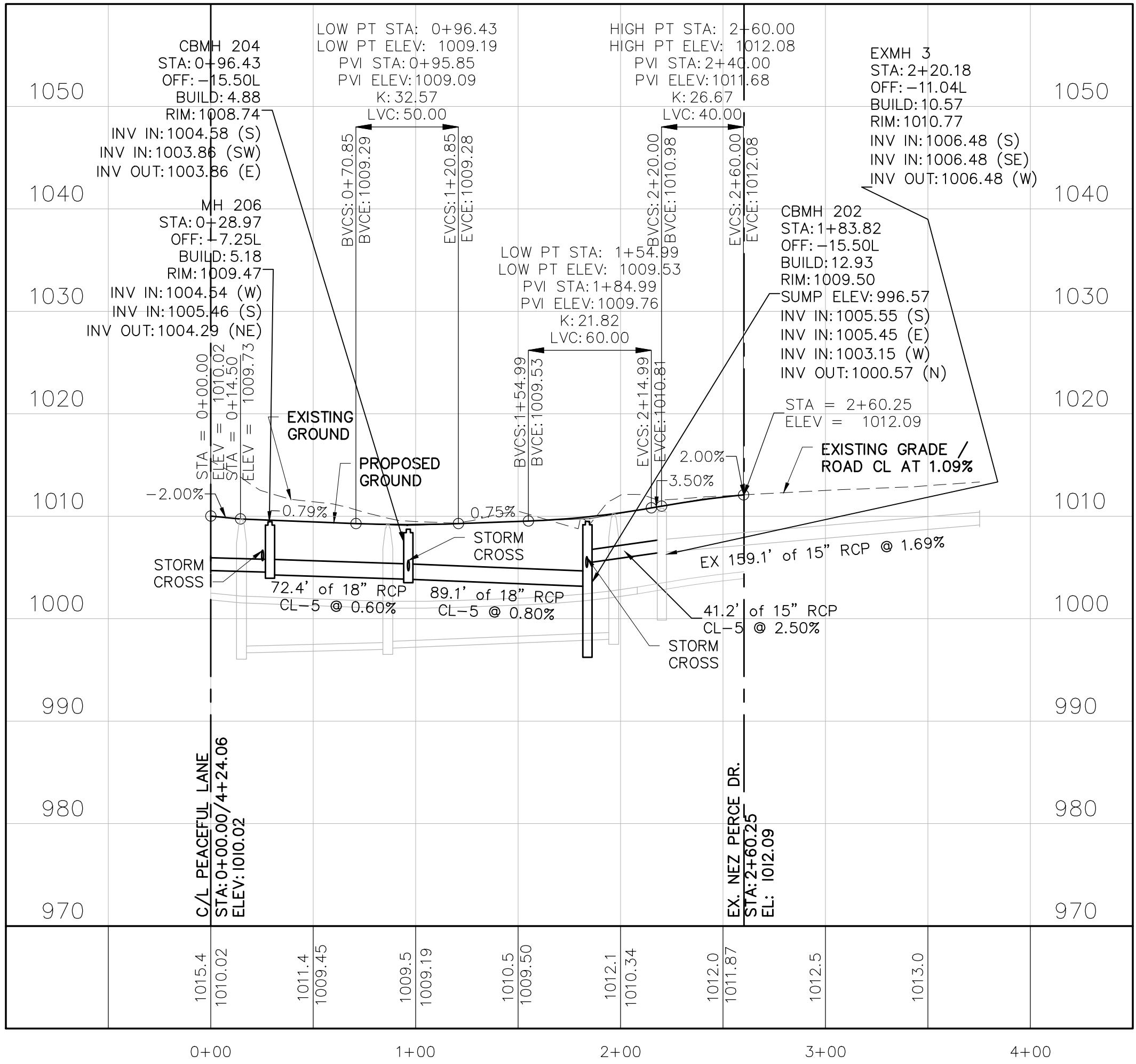
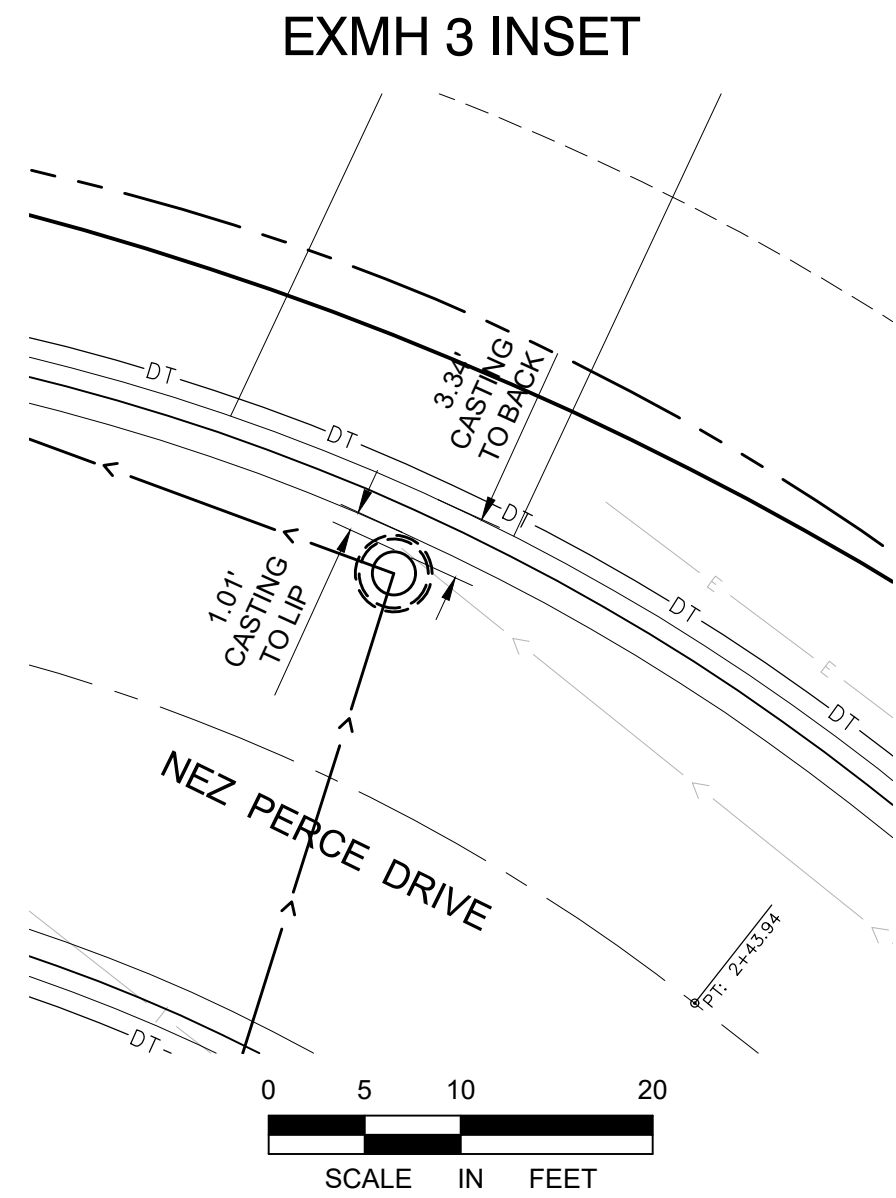
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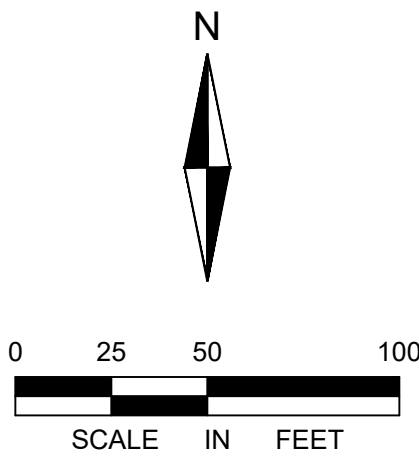
- NOTES:**
- ALL NEW MAIN LINE STORM SEWERS SHALL BE VIDEO INSPECTED AT OWNERS EXPENSE, AND A DIGITAL HARD DRIVE (USB) SHALL BE PROVIDED TO THE CITY.
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 - WORK SHALL BE INSTALLED IN ACCORDANCE WITH 2025 VERSION OF CITY OF CHANHASSEN STANDARD PLATES

STRUCTURE AND CASTING SCHEDULE		
MH NO.	SIZE	CASTING
2	2'x3'	R-3067-V
EX 3	48"	R-1642
201	48"	R-4342
202	48"	R-3067-V
204	48"	R-3067-V
206	48"	R-1642

- NOTES:**
- ALL CASTINGS SHALL BE NEENAH OR APPROVED EQUAL.



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Chanhassen, Minnesota

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Street & Storm Sewer Plan & Profiles

DESCRIPTION	City Submittal
DATE	4-18-2025
DATE	6-4-2025

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PROJECT TEAM DATA

Designed By: TAS, MPR

Drafted By: ELL

Project No.: 4000320-00

20

Sheet 20 of 29

CBMH 2 - EXMH 3



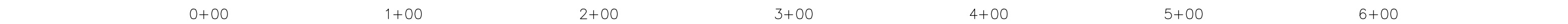
CB 302 - FES 300



CB 211 - CB 210



PE 103 - OCS 501



CB 205 - CBMH 204



STRUCTURE AND CASTING SCHEDULE		
MH NO.	SIZE	CASTING
2	2'x3'	R-3067-V
102	72"	GRATE
203	27"	R-4342
205	2'x3'	R-3067-V
210	27	R-4342
302	2'x3'	R-3067-V

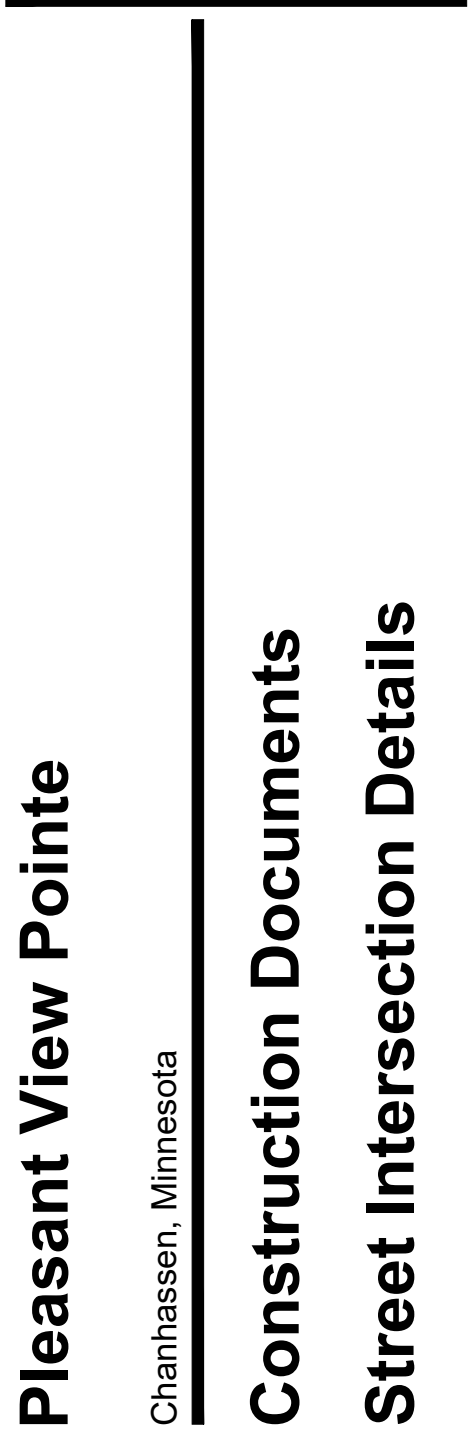
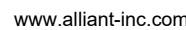
NOTES:
1. ALL CASTINGS SHALL BE
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CB 602 - PE 600



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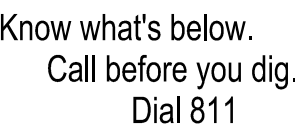
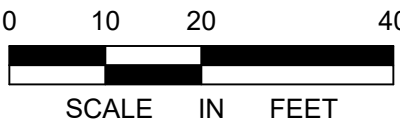
Construction Documents
Street Intersection Details

CERTIFICATION	
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_____ Title	_____ Signature
_____ Date	_____ License no.
QA/QC CHECK	
Designed By: TAS, MPR	
Drafted By: ELL	
Project No.: 4000320-00	

Sheet 22 of 29

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1. ALL INTERSECTION END RETURNS SHALL BE B618 UNLESS OTHERWISE NOTED
2. ALL CURB SHALL BE A MINIMUM OF 0.5% SLOPE.
3. SEE CITY OF CHANHASSEN STANDARD PLATES FOR DETAILS.







Chanhassen, Minnesota

Tree Preservation Plan - Enlarged - North

[illegible]

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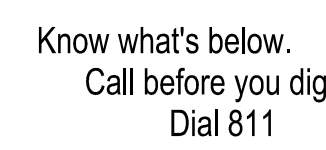
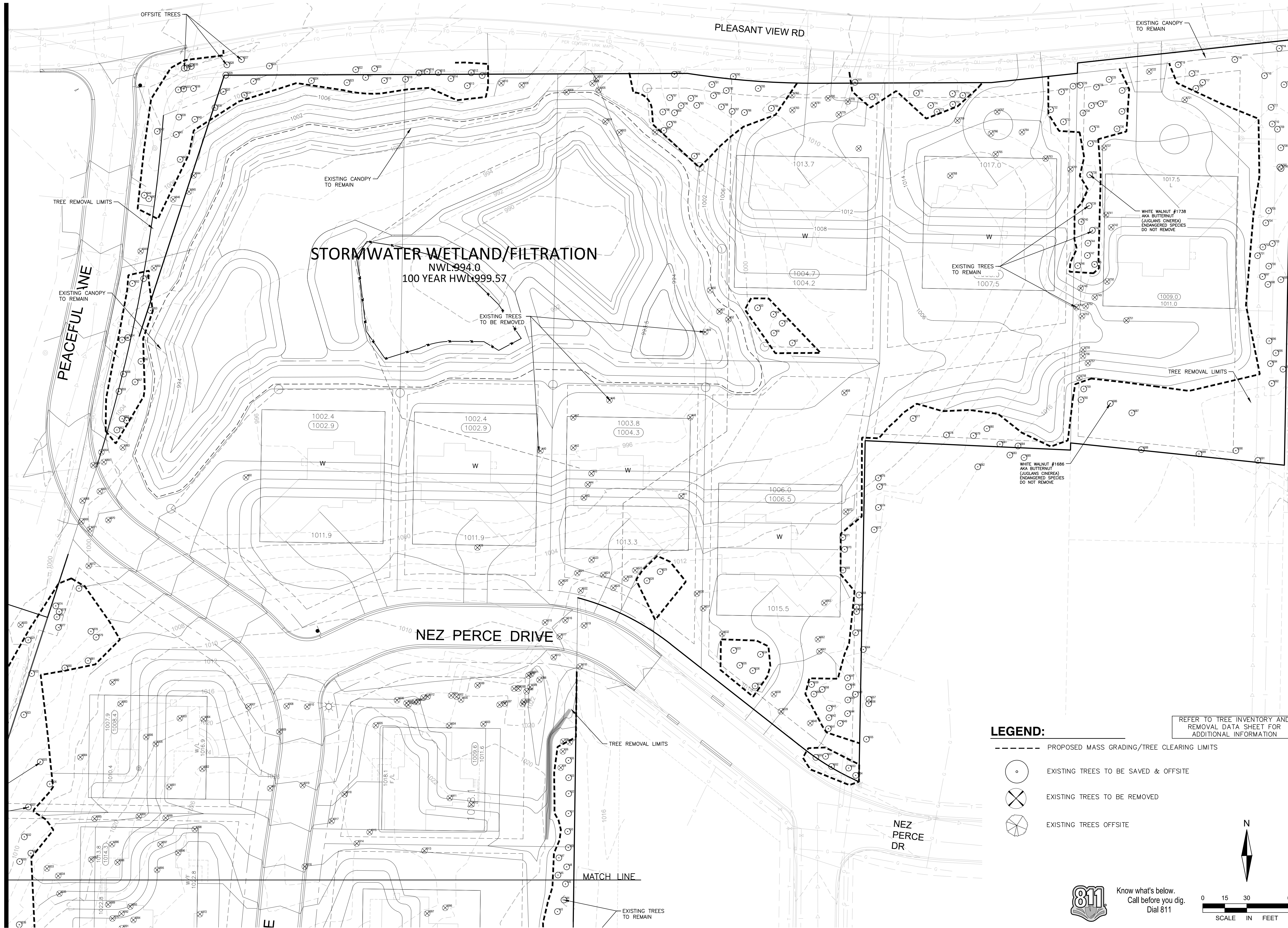
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PROJECT TEAM DATA	
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Drafted By:	TLM
Project No.:	4000320-00

Sheet 25 of 29





Chanhassen, Minnesota

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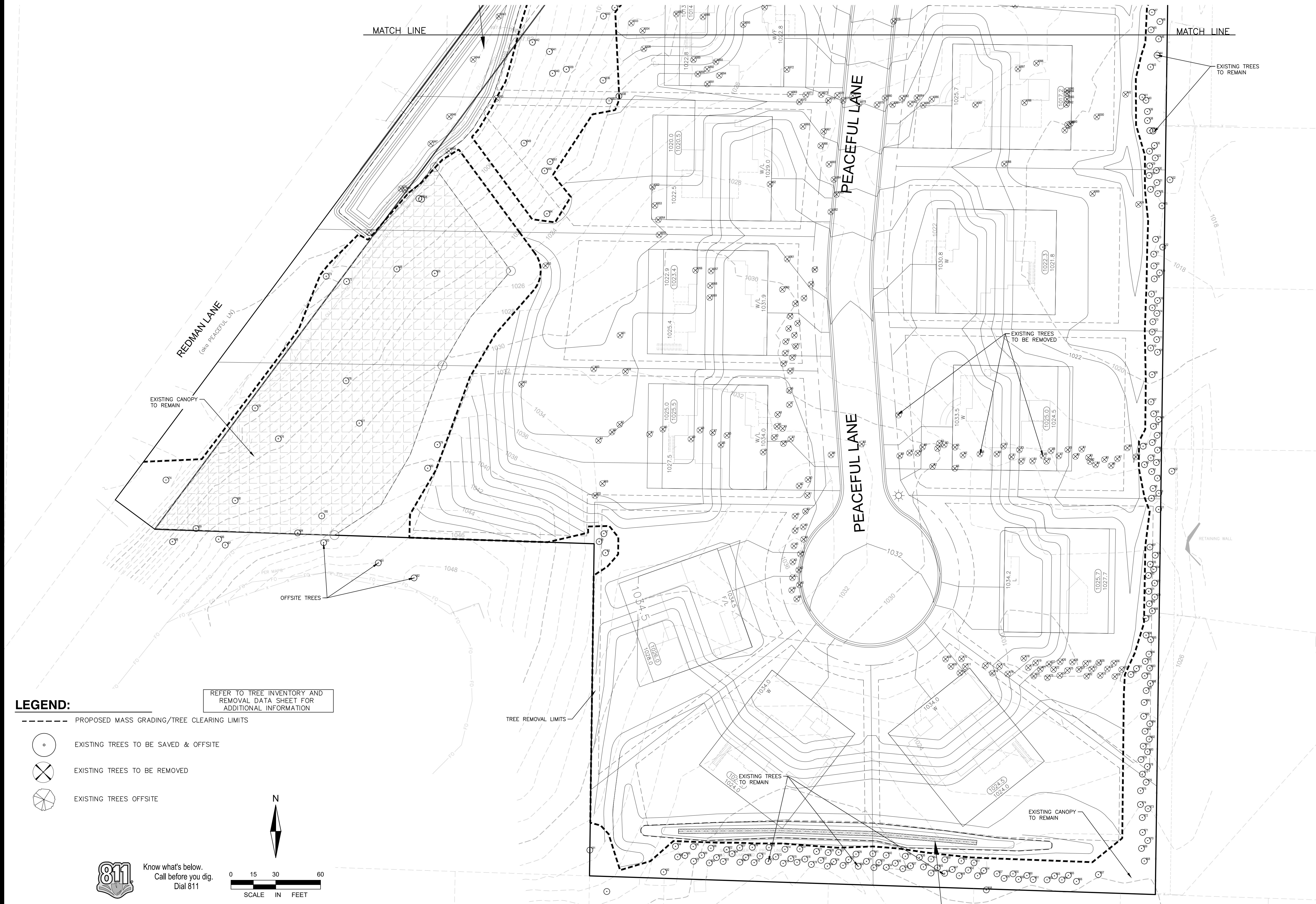
PROJECT TEAM DATA

Designed By: TAS, MPR

Drafted By: TLM

Project No.: 4000320-00

Sheet 26 of 29



TAG #	COMMON NAME	LATIN NAME	DBH	CONDITION	SAVED	OFFSITE	REMOVED
1	Colorado Blue Spruce	Picea pungens	13				X
2	Colorado Blue Spruce	Picea pungens	7				X
3	Colorado Blue Spruce	Picea pungens	7				X
4	Colorado Blue Spruce	Picea pungens	11				X
5	Colorado Blue Spruce	Picea pungens	9				X
6	Colorado Blue Spruce	Picea pungens	9				X
7	Colorado Blue Spruce	Picea pungens	13				X
8	Colorado Blue Spruce	Picea pungens	9				X
9	Colorado Blue Spruce	Picea pungens	10		X		X
10	Colorado Blue Spruce	Picea pungens	12				X
11	Colorado Blue Spruce	Picea pungens	8				X
12	Colorado Blue Spruce	Picea pungens	7				X
13	Colorado Blue Spruce	Picea pungens	10				X
14	Colorado Blue Spruce	Picea pungens	11				X
15	Colorado Blue Spruce	Picea pungens	8				X
16	Colorado Blue Spruce	Picea pungens	12			X	X
17	Colorado Blue Spruce	Picea pungens	13				X
18	Colorado Blue Spruce	Picea pungens	12				X
19	Colorado Blue Spruce	Picea pungens	7				X
20	Colorado Blue Spruce	Picea pungens	10		X		X
21	Colorado Blue Spruce	Picea pungens	9				X
22	Colorado Blue Spruce	Picea pungens	9				X
23	Colorado Blue Spruce	Picea pungens	8				X
24	Colorado Blue Spruce	Picea pungens	11				X
25	Colorado Blue Spruce	Picea pungens	11				X
26	Colorado Blue Spruce	Picea pungens	12				X
27	Colorado Blue Spruce	Picea pungens	12				X
28	Colorado Blue Spruce	Picea pungens	13				X
29	Colorado Blue Spruce	Picea pungens	13				X
30	Colorado Blue Spruce	Picea pungens	14				X
31	Colorado Blue Spruce	Picea pungens	16				X
32	Colorado Blue Spruce	Picea pungens	14				X
33	Colorado Blue Spruce	Picea pungens	13				X
34	Colorado Blue Spruce	Picea pungens	16				X
35	Colorado Blue Spruce	Picea pungens	17		X		
36	Colorado Blue Spruce	Picea pungens	12		X		
37	Colorado Blue Spruce	Picea pungens	12		X		
38	Colorado Blue Spruce	Picea pungens	9				X
39	Colorado Blue Spruce	Picea pungens	9				X
40	Colorado Blue Spruce	Picea pungens	9				X
41	Colorado Blue Spruce	Picea pungens	10				X
42	Colorado Blue Spruce	Picea pungens	10				X
43	Colorado Blue Spruce	Picea pungens	10				X
44	Colorado Blue Spruce	Picea pungens	9				X
45	Colorado Blue Spruce	Picea pungens	11				X
46	Colorado Blue Spruce	Picea pungens	11				X
47	Colorado Blue Spruce	Picea pungens	12				X
48	Colorado Blue Spruce	Picea pungens	10			X	X
49	Colorado Blue Spruce	Picea pungens	11				X
50	Colorado Blue Spruce	Picea pungens	14				X
51	Colorado Blue Spruce	Picea pungens	14				X
52	Colorado Blue Spruce	Picea pungens	13				X
53	Colorado Blue Spruce	Picea pungens	8				X
54	Colorado Blue Spruce	Picea pungens	12				X
55	Colorado Blue Spruce	Picea pungens	11				X
56	Eastern Cottonwood	Populus deltoides	74	poor			X
57	Colorado Blue Spruce	Picea pungens	7				X
58	Colorado Blue Spruce	Picea pungens	7				X
59	Colorado Blue Spruce	Picea pungens	12				X
60	Colorado Blue Spruce	Picea pungens	8				X
61	Colorado Blue Spruce	Picea pungens	8				X
62	Colorado Blue Spruce	Picea pungens	9				X
63	Colorado Blue Spruce	Picea pungens	7			X	X
64	Colorado Blue Spruce	Picea pungens	7				X
65	Colorado Blue Spruce	Picea pungens	9				X
66	Eastern Cottonwood	Populus deltoides	74				X
67	Colorado Blue Spruce	Picea pungens	8				X
68	Colorado Blue Spruce	Picea pungens	13				X
69	Colorado Blue Spruce	Picea pungens	9				X
70	Colorado Blue Spruce	Picea pungens	10				X
71	Colorado Blue Spruce	Picea pungens	11				X
72	Colorado Blue Spruce	Picea pungens	14				X
73	Colorado Blue Spruce	Picea pungens	9				X
74	Colorado Blue Spruce	Picea pungens	10				X
75	Colorado Blue Spruce	Picea pungens	9			X	X
76	Colorado Blue Spruce	Picea pungens	12				X
77	Colorado Blue Spruce	Picea pungens	10				X
78	Colorado Blue Spruce	Picea pungens	8				X
79	Colorado Blue Spruce	Picea pungens	11				X
80	Colorado Blue Spruce	Picea pungens	8				X
81	Colorado Blue Spruce	Picea pungens	9				X
82	Colorado Blue Spruce	Picea pungens	10				X
83	Colorado Blue Spruce	Picea pungens	11				X
84	Colorado Blue Spruce	Picea pungens	14				X
85	Colorado Blue Spruce	Picea pungens	9				X
86	Colorado Blue Spruce	Picea pungens	9				X
87	Colorado Blue Spruce	Picea pungens	9				X
88	Colorado Blue Spruce	Picea pungens	10				X
89	Colorado Blue Spruce	Picea pungens	12				X
90	Colorado Blue Spruce	Picea pungens	12		X		
91	Colorado Blue Spruce	Picea pungens	9		X		
92	Colorado Blue Spruce	Picea pungens	7		X		
93	Colorado Blue Spruce	Picea pungens	6		X		
94	Colorado Blue Spruce	Picea pungens	7		X		
95	Colorado Blue Spruce	Picea pungens	6		X		
96	Colorado Blue Spruce	Picea pungens	4		X		
97	Colorado Blue Spruce	Picea pungens	4		X		
98	Colorado Blue Spruce	Picea pungens	12		X		
99	Colorado Blue Spruce	Picea pungens	9		X		
100	Colorado Blue Spruce	Picea pungens	12		X		

TAG #	COMMON NAME	LATIN NAME	DBH	CONDITION	SAVED	OFFSITE	REMOVED
101	Colorado Blue Spruce	Picea pungens	9		X		
102	Green Ash	Fraxinus pennsylvanica	16			X	
103	Colorado Blue Spruce	Picea pungens	5		X		
104	Colorado Blue Spruce	Picea pungens	6		X		
105	Colorado Blue Spruce	Picea pungens	4		X		
106	Colorado Blue Spruce	Picea pungens	7		X		
107	Colorado Blue Spruce	Picea pungens	7		X		
108	Colorado Blue Spruce	Picea pungens	9		X		
109	Colorado Blue Spruce	Picea pungens	7		X		
110	Colorado Blue Spruce	Picea pungens	7		X		
111	Colorado Blue Spruce	Picea pungens	6		X		
112	Colorado Blue Spruce	Picea pungens	9		X		
113	Colorado Blue Spruce	Picea pungens	7		X		
114	Colorado Blue Spruce	Picea pungens	9		X		
115	Colorado Blue Spruce	Picea pungens	9		X		
116	Colorado Blue Spruce	Picea pungens	5		X		
117	Colorado Blue Spruce	Picea pungens	10		X		
118	Colorado Blue Spruce	Picea pungens	7		X		
119	Colorado Blue Spruce	Picea pungens	8		X		
120	Colorado Blue Spruce	Picea pungens	9		X		
121	Colorado Blue Spruce	Picea pungens	8		X		
122	Colorado Blue Spruce	Picea pungens	3		X		
123	Colorado Blue Spruce	Picea pungens	8		X		
124	Boxelder	Acer negundo	26				X
125	Colorado Blue Spruce	Picea pungens	5		X		
126	Colorado Blue Spruce	Picea pungens	9		X		
127	Colorado Blue Spruce	Picea pungens	4		X		
128	Colorado Blue Spruce	Picea pungens	10		X		
129	Colorado Blue Spruce	Picea pungens	7		X		
130	Colorado Blue Spruce	Picea pungens	8		X		
131	Colorado Blue Spruce	Picea pungens	5		X		
132	Norway Spruce	Picea abies	16			X	
133	Colorado Blue Spruce	Picea pungens	10		X		
134	Colorado Blue Spruce	Picea pungens	8		X		
135	Colorado Blue Spruce	Picea pungens	7		X		
136	Colorado Blue Spruce	Picea pungens	6		X		
137	Colorado Blue Spruce	Picea pungens	9		X		
138	Colorado Blue Spruce	Picea pungens	10		X		
139	Colorado Blue Spruce	Picea pungens	9		X		
140	Colorado Blue Spruce	Picea pungens	11		X		
141	Colorado Blue Spruce	Picea pungens	11		X		
142	Colorado Blue Spruce	Picea pungens	7				X
143	Colorado Blue Spruce	Picea pungens	5		X		
144	Colorado Blue Spruce	Picea pungens	14		X		
145	Colorado Blue Spruce	Picea pungens	6		X		
146	Colorado Blue Spruce	Picea pungens	11		X		
147	Colorado Blue Spruce	Picea pungens	7		X		
148	Colorado Blue Spruce	Picea pungens	12		X		
149	Colorado Blue Spruce	Picea pungens	10		X		
150	Colorado Blue Spruce	Picea pungens	14		X		
151	Colorado Blue Spruce	Picea pungens	12		X		
152	Colorado Blue Spruce	Picea pungens	14		X		
153	Colorado Blue Spruce	Picea pungens	13		X		
154	Colorado Blue Spruce	Picea pungens	5				X
155	Colorado Blue Spruce	Picea pungens	16		X		
156	Colorado Blue Spruce	Picea pungens	5				X
157	Colorado Blue Spruce	Picea pungens	10				X
158	Green Ash	Fraxinus pennsylvanica	10				X
159	Colorado Blue Spruce	Picea pungens	10				X
160	Colorado Blue Spruce	Picea pungens	13				X
161	Colorado Blue Spruce	Picea pungens	41				X
162	Colorado Blue Spruce	Picea pungens	52				X
163	Colorado Blue Spruce	Picea pungens	42				X
164	Colorado Blue Spruce	Picea pungens	37		X		
165	Colorado Blue Spruce	Picea pungens	13		X		
166	Colorado Blue Spruce	Picea pungens	15		X		
167	Colorado Blue Spruce	Picea pungens	13		X		
168	Colorado Blue Spruce	Picea pungens	13		X		
169	Colorado Blue Spruce	Picea pungens	12				X
170	Colorado Blue Spruce	Picea pungens	15				X
171	Colorado Blue Spruce	Picea pungens	15				X
172	Colorado Blue Spruce	Picea pungens	23		X		
173	Colorado Blue Spruce	Picea pungens	13		X		
174	Colorado Blue Spruce	Picea pungens	20		X		
175	Colorado Blue Spruce	Picea pungens	14		X		
176	Colorado Blue Spruce	Picea pungens	13		X		
177	Colorado Blue Spruce	Picea pungens	3		X		
178	Colorado Blue Spruce	Picea pungens	25		X		
179	Colorado Blue Spruce	Picea pungens	24		X		
180	Boxelder	Acer negundo	25				X
181	Colorado Blue Spruce	Picea pungens	14		X		
182	Colorado Blue Spruce	Picea pungens	31		X		
183	Colorado Blue Spruce	Picea pungens	17		X		
184	Colorado Blue Spruce	Picea pungens	3		X		
185	Colorado Blue Spruce	Picea pungens	14		X		
186	Colorado Blue Spruce	Picea pungens	5		X		
187	Colorado Blue Spruce	Picea pungens	6		X		
188	Norway Spruce	Picea abies	13			X	
189	Colorado Blue Spruce	Picea pungens	23		X		
190	Colorado Blue Spruce	Picea pungens	3		X		
191	Colorado Blue Spruce	Picea pungens	13		X		
192	Colorado Blue Spruce	Picea pungens	30		X		
193	Colorado Blue Spruce	Picea pungens	12		X		
194	Colorado Blue Spruce	Picea pungens	13		X		
195	Colorado Blue Spruce	Picea pungens	10		X		
196	Colorado Blue Spruce	Picea pungens	12		X		
197	Colorado Blue Spruce	Picea pungens	12		X		
198	Colorado Blue Spruce	Picea pungens	11		X		
199	Colorado Blue Spruce	Picea pungens	6		X		
200	Colorado Blue Spruce	Picea pungens	13		X		

TAG #	COMMON NAME	LATIN NAME	DBH	CONDITION	SAVED	OFFSITE	REMOVED
301	Colorado Blue Spruce	Picea pungens	8		X		
302	Colorado Blue Spruce	Picea pungens	10		X		
303	Colorado Blue Spruce	Picea pungens	12		X		
304	Colorado Blue Spruce	Picea pungens	8		X		
305	Colorado Blue Spruce	Picea pungens	13		X		
306	Colorado Blue Spruce	Picea pungens	9		X		
307	Colorado Blue Spruce	Picea pungens	13		X		
308	Colorado Blue Spruce	Picea pungens	10		X		
309	Colorado Blue Spruce	Picea pungens	11		X		
310	Colorado Blue Spruce	Picea pungens	12		X		
311	Colorado Blue Spruce	Picea pungens	9		X		
312	Colorado Blue Spruce	Picea pungens	13		X		
313	Colorado Blue Spruce	Picea pungens	8		X		
314	Colorado Blue Spruce	Picea pungens	12		X		
315	Colorado Blue Spruce	Picea pungens	7		X		
316	Colorado Blue Spruce	Picea pungens	14		X		
317	Colorado Blue Spruce	Picea pungens	11		X		
318	Colorado Blue Spruce	Picea pungens	10		X		
319	Colorado Blue Spruce	Picea pungens	11		X		
320	Colorado Blue Spruce	Picea pungens	11		X		
321	Colorado Blue Spruce	Picea pungens	8		X		
322	Colorado Blue Spruce	Picea pungens	8		X		
323	Colorado Blue Spruce	Picea pungens	12		X		
324	Colorado Blue Spruce	Picea pungens	8		X		
325	Colorado Blue Spruce	Picea pungens	9		X		
326	Colorado Blue Spruce	Picea pungens	8		X		
327	Colorado Blue Spruce	Picea pungens	11		X		
328	Colorado Blue Spruce	Picea pungens	9		X		
329	Colorado Blue Spruce	Picea pungens	9		X		
330	Colorado Blue Spruce	Picea pungens	10		X		
331	Colorado Blue Spruce	Picea pungens	8		X		
332	Colorado Blue Spruce	Picea pungens	11		X		
333	Colorado Blue Spruce	Picea pungens	9		X		
334	Colorado Blue Spruce	Picea pungens	10		X		
335	Colorado Blue Spruce	Picea pungens	7		X		
336	Colorado Blue Spruce	Picea pungens	11		X		
337	Colorado Blue Spruce	Picea pungens	7		X		
338	Colorado Blue Spruce	Picea pungens	12		X		
339	Colorado Blue Spruce	Picea pungens	10		X		
340	Colorado Blue Spruce	Picea pungens	10		X		
341	Colorado Blue Spruce	Picea pungens	10		X		
342	Colorado Blue Spruce	Picea pungens	8		X		
343	Colorado Blue Spruce	Picea pungens	7		X		
344	Colorado Blue Spruce	Picea pungens	8		X		
345	Colorado Blue Spruce	Picea pungens	7		X		
346	Colorado Blue Spruce	Picea pungens	8		X		
347	Colorado Blue Spruce	Picea pungens	10		X		
348	Colorado Blue Spruce	Picea pungens	6		X		
349	Colorado Blue Spruce	Picea pungens	11		X		
350	Colorado Blue Spruce	Picea pungens	8		X		
351	Colorado Blue Spruce	Picea pungens	13		X		
352	Colorado Blue Spruce	Picea pungens	7		X		
353	Colorado Blue Spruce	Picea pungens	10		X		
354	Colorado Blue Spruce	Picea pungens	12		X		
355	Colorado Blue Spruce	Picea pungens	12		X		
356	Colorado Blue Spruce	Picea pungens	8		X		
357	Colorado Blue Spruce	Picea pungens	11		X		
358	Eastern Red Cedar	Juniperus virginiana	6		X		
359	Colorado Blue Spruce	Picea pungens	6		X		
360	Colorado Blue Spruce	Picea pungens	12		X		
361	Colorado Blue Spruce	Picea pungens	6		X		
362	Colorado Blue Spruce	Picea pungens	9		X		
363	Colorado Blue Spruce	Picea pungens	8		X		
364	Colorado Blue Spruce	Picea pungens	7		X		
365	Colorado Blue Spruce	Picea pungens	7		X		
366	Colorado Blue Spruce	Picea pungens	10		X		
367	Colorado Blue Spruce	Picea pungens	12		X		
368	Colorado Blue Spruce	Picea pungens	5		X		
369	Colorado Blue Spruce	Picea pungens	6		X		
370	Colorado Blue Spruce	Picea pungens	5		X		
371	Colorado Blue Spruce	Picea pungens	8		X		
372	Colorado Blue Spruce	Picea pungens	7		X		
373	Colorado Blue Spruce	Picea pungens	5		X		
374	Colorado Blue Spruce	Picea pungens	7		X		
375	Colorado Blue Spruce	Picea pungens	6		X		
376	Colorado Blue Spruce	Picea pungens	4		X		
377	Colorado Blue Spruce	Picea pungens	8		X		
378	Colorado Blue Spruce	Picea pungens	5		X		
379	Colorado Blue Spruce	Picea pungens	7		X		
380	Colorado Blue Spruce	Picea pungens	5		X		
381	Colorado Blue Spruce	Picea pungens	8		X		
382	Colorado Blue Spruce	Picea pungens	5		X		
383	Colorado Blue Spruce	Picea pungens	8		X		
384	Colorado Blue Spruce	Picea pungens	6		X		
385	Colorado Blue Spruce	Picea pungens	6		X		
386	Colorado Blue Spruce	Picea pungens	8		X		
387	Colorado Blue Spruce	Picea pungens	6		X		
388	Colorado Blue Spruce	Picea pungens	5		X		
389	Colorado Blue Spruce	Picea pungens	5		X		
390	Colorado Blue Spruce	Picea pungens	8		X		
391	Colorado Blue Spruce	Picea pungens	6		X		
392	Colorado Blue Spruce	Picea pungens	5		X		
393	Colorado Blue Spruce	Picea pungens	4		X		
394	Colorado Blue Spruce	Picea pungens	5		X		
395	Colorado Blue Spruce	Picea pungens	5		X		
396	Colorado Blue Spruce	Picea pungens	7		X		
397	Colorado Blue Spruce	Picea pungens	7		X		
398	Colorado Blue Spruce	Picea pungens	6		X		
399	Colorado Blue Spruce	Picea pungens	7		X		
400	Colorado Blue Spruce	Picea pungens	6		X		

TAG #	COMMON NAME	LATIN NAME	DBH	CONDITION	SAVED	OFFSITE	REMOVED
401	Colorado Blue Spruce	Picea pungens	10		X		
402	Colorado Blue Spruce	Picea pungens	7		X		
403	Colorado Blue Spruce	Picea pungens	11		X		
404	Colorado Blue Spruce	Picea pungens	9		X		
405	Colorado Blue Spruce	Picea pungens	10		X		
406	Colorado Blue Spruce	Picea pungens	13		X		
407	Colorado Blue Spruce	Picea pungens	11		X		
408	Colorado Blue Spruce	Picea pungens	14				X
409	Colorado Blue Spruce	Picea pungens	13				X
410	Colorado Blue Spruce	Picea pungens	12				X
411	Colorado Blue Spruce	Picea pungens	13				X
412	Colorado Blue Spruce	Picea pungens	14				X
413	Colorado Blue Spruce	Picea pungens	9				X
414	Colorado Blue Spruce	Picea pungens	13				X
415	Colorado Blue Spruce	Picea pungens	12				X
416	Colorado Blue Spruce	Picea pungens	13				X
417	Colorado Blue Spruce	Picea pungens	10				X
418	Colorado Blue Spruce	Picea pungens	10				X
419	Colorado Blue Spruce	Picea pungens	9				X
420	Colorado Blue Spruce	Picea pungens	8				X
421	Colorado Blue Spruce	Picea pungens	7				X
422	Colorado Blue Spruce	Picea pungens	8				X
423	Colorado Blue Spruce	Picea pungens	11				X
424	Colorado Blue Spruce	Picea pungens	12				X
425	Colorado Blue Spruce	Picea pungens	7				X
426	Colorado Blue Spruce	Picea pungens	9				X
427	Colorado Blue Spruce	Picea pungens	8				X
428	Colorado Blue Spruce	Picea pungens	6				X
429	Colorado Blue Spruce	Picea pungens	5				X
430	Colorado Blue Spruce	Picea pungens	10				X
431	Colorado Blue Spruce	Picea pungens	8				X
432	Colorado Blue Spruce	Picea pungens	10				X
433	Colorado Blue Spruce	Picea pungens	10				X
434	Colorado Blue Spruce	Picea pungens	6				X
435	Colorado Blue Spruce	Picea pungens	10				X
436	Colorado Blue Spruce	Picea pungens	10				X
437	Colorado Blue Spruce	Picea pungens	8				X
438	Colorado Blue Spruce	Picea pungens	6				X
439	Green Ash	Fraxinus pennsylvanica	13				X
440	Black Willow	Salix nigra	42				X
441	Green Ash	Fraxinus pennsylvanica	14				X
442	Black Willow	Salix nigra	46				X
443	White Pine	Pinus strobus	11				X
444	White Pine	Pinus strobus	12				X
445	White Pine	Pinus strobus	12				X
446	Black Willow	Salix nigra	38				X
447	Black Willow	Salix nigra	13				X
448	Black Willow	Salix nigra	48				X
449	Black Willow	Salix nigra	49				X
450	Black Willow	Salix nigra	103				X
451	White Pine	Pinus strobus	6				X
452	White Pine	Pinus strobus	10				X
453	Scotch Pine	Pinus sylvestris	12		X		
454	Scotch Pine	Pinus sylvestris	9		X		
455	White Pine	Pinus strobus	10		X		
456	Scotch Pine	Pinus sylvestris	13		X		
457	Scotch Pine	Pinus sylvestris	12		X		
458	Red Pine	Pinus resinosa	9				X
459	Black Willow	Salix nigra	37		X		
460	Black Willow	Salix nigra	19				X
461	Eastern Red Cedar	Juniperus virginiana	10				X
462	Boxelder	Acer negundo	29				X
969	Colorado Blue Spruce	Picea pungens	13				X
970	Colorado Blue Spruce	Picea pungens	12				X
1588	White Pine	Pinus strobus	5				X
1589	White Pine	Pinus strobus	27				X
1590	White Pine	Pinus strobus	14				X
1591	White Pine	Pinus strobus	9				X
1592	White Pine	Pinus strobus	10				X
1593	White Pine	Pinus strobus	3				X
1594	White Pine	Pinus strobus	17				X
1595	Black Pine	Pinus nigra	9				X
1596	Black Pine	Pinus nigra	10				X
1597	Black Pine	Pinus nigra	12				X
1598	White Pine	Pinus strobus	19				X
1599	White Pine	Pinus strobus	18				X



ALLIANT

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Pleasant View Pointe

Chanhassen, Minnesota

Construction Documents Tree Inventory Schedule

[illegible]

CERTIFICATION

I hereby certify that this plan, specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Professional Civil Engineer under the laws of the State of _____.

FOR REVIEW
PRELIMINARY
NOT FOR CONSTRUCTION

State of Minnesota
Tyler Snider
Date _____ License no. _____

QA/QC CHECK

By _____ Date _____

PROJECT TEAM DATA

Designed By: TAS, MPR
Drafted By: TLM
Project No.: 4000320-00

LEGEND
SAVED
REMOVED
EXEMPT

TAG #	COMMON NAME	LATIN NAME	DBH	CONDITION	SAVED	OFFSITE	REMOVED
1624	Scotch Pine	Pinus sylvestris	12				X
1625	Scotch Pine	Pinus sylvestris	10				X
1626	Scotch Pine	Pinus sylvestris	6				X
1627	Scotch Pine	Pinus sylvestris	14				X
1628	Scotch Pine	Pinus sylvestris	12		X		
1629	Scotch Pine	Pinus sylvestris	12		X		
1630	White Pine	Pinus strobus	6				X
1631	Green Ash	Fraxinus pennsylvanica	14				X
1632	Green Ash	Fraxinus pennsylvanica	14				X
1633	Scotch Pine	Pinus sylvestris	10		X		
1634	White Pine	Pinus strobus	9		X		
1635	Scotch Pine	Pinus sylvestris	13		X		
1636	Scotch Pine	Pinus sylvestris	10		X		
1637	Scotch Pine	Pinus sylvestris	12		X		
1638	Scotch Pine	Pinus sylvestris	7				X
1639	Scotch Pine	Pinus sylvestris	10				X
1640	Scotch Pine	Pinus sylvestris	10				X
1641	Red Pine	Pinus resinosa	10		X		
1642	Red Pine	Pinus resinosa	9		X		
1643	Red Pine	Pinus resinosa	10		X		
1644	Red Pine	Pinus resinosa	11		X		
1645	Red Pine	Pinus resinosa	10		X		
1646	Red Pine	Pinus resinosa	12		X		
1647	Red Pine	Pinus resinosa	14		X		
1648	Colorado Blue Spruce	Picea pungens	12		X		
1649	Red Pine	Pinus resinosa	12		X		
1650	Black Willow	Salix nigra	16		X		
1651	Black Willow	Salix nigra	13		X		
1652	Black Willow	Salix nigra	16		X		
1653	Black Willow	Salix nigra	16		X		
1654	Norway Maple	Acer platanoides	14		X		
1655	Colorado Blue Spruce	Picea pungens	15			X	
1656	Colorado Blue Spruce	Picea pungens	14			X	
1657	Colorado Blue Spruce	Picea pungens	9			X	
1658	White Pine	Pinus strobus	18		X		
1659	Boxelder	Acer negundo	12		X		
1660	Green Ash	Fraxinus pennsylvanica	12		X		
1661	Green Ash	Fraxinus pennsylvanica	13				X
1662	Green Ash	Fraxinus pennsylvanica	22				X
1663	Boxelder	Acer negundo	14				X
1664	Colorado Blue Spruce	Picea pungens	15			X	
1665	Colorado Blue Spruce	Picea pungens	17		X		
1666	Colorado Blue Spruce	Picea pungens	18		X		
1667	Colorado Blue Spruce	Picea pungens	9		X		
1668	Colorado Blue Spruce	Picea pungens	19		X		
1669	Colorado Blue Spruce	Picea pungens	18		X		
1670	White Pine	Pinus strobus	6		X		
1671	White Pine	Pinus strobus	15		X		
1672	White Mulberry	Morus alba	13	poor			X
1673	Red Pine	Pinus resinosa	15			X	
1674	Red Pine	Pinus resinosa	9	fair		X	
1675	Red Pine	Pinus resinosa	9	fair		X	
1676	Red Pine	Pinus resinosa	10			X	
1677	Red Pine	Pinus resinosa	17	fair	X		
1678	Jack Pine	Pinus banksiana	16		X		
1679	White Pine	Pinus strobus	14		X		
1680	White Pine	Pinus strobus	15		X		
1681	White Pine	Pinus strobus	12		X		
1682	Black Pine	Pinus nigra	18			X	
1683	Black Walnut	Juglans nigra	12			X	
1684	White Pine	Pinus strobus	12		X		
1685	Green Ash	Fraxinus pennsylvanica	14			X	
1686	White Walnut	Juglans cinerea	14		X		
1687	White Mulberry	Morus alba	28		X		
1688	Scotch Pine	Pinus sylvestris	12		X		
1689	Scotch Pine	Pinus sylvestris	14		X		
1690	Scotch Pine	Pinus sylvestris	12		X		
1691	Green Ash	Fraxinus pennsylvanica	15		X		
1692	Scotch Pine	Pinus sylvestris	13		X		
1693	Scotch Pine	Pinus sylvestris	11		X		
1694	White Pine	Pinus strobus	9		X		
1695	Green Ash	Fraxinus pennsylvanica	17		X		
1696	White Pine	Pinus strobus	6		X		
1697	White Pine	Pinus strobus	12		X		
1698	Colorado Blue Spruce	Picea pungens	13		X		
1699	White Mulberry	Morus alba	17		X		
1700	Colorado Blue Spruce	Picea pungens	9		X		
1701	White Pine	Pinus strobus	12		X		
1702	Red Pine	Pinus resinosa	11		X		
1703	Colorado Blue Spruce	Picea pungens	10		X		
1704	Scotch Pine	Picea pungens	13		X		
1705	White Pine	Pinus strobus	9		X		
1706	Silver Maple	Acer saccharinum	35		X		
1707	Red Pine	Pinus resinosa	10		X		
1708	Red Pine	Pinus resinosa	10		X		
1709	Colorado Blue Spruce	Picea pungens	10		X		
1710	Colorado Blue Spruce	Picea pungens	8		X		
1711	Colorado Blue Spruce	Picea pungens	11		X		
1712	Red Pine	Pinus resinosa	13		X		
1713	White Mulberry	Morus alba	12			X	
1714	Boxelder	Acer negundo	13		X		
1715	Colorado Blue Spruce	Picea pungens	10		X		
1716	Black Willow	Salix nigra	20		X		
1717	White Pine	Pinus strobus	13		X		
1718	White Pine	Pinus strobus	7		X		
1719	Green Ash	Fraxinus pennsylvanica	16		X		
1720	Colorado Blue Spruce	Picea pungens	5		X		
1721	Colorado Blue Spruce	Picea pungens	8				X
1722	Colorado Blue Spruce	Picea pungens	13				X
1723	Colorado Blue Spruce	Picea pungens	12		X		

TAG #	COMMON NAME	LATIN NAME	DBH	CONDITION	SAVED	OFFSITE	REMOVED
1724	Colorado Blue Spruce	Picea pungens	11		X		
1725	Colorado Blue Spruce	Picea pungens	9		X		
1726	Colorado Blue Spruce	Picea pungens	8		X		
1727	Colorado Blue Spruce	Picea pungens	8		X		
1728	Colorado Blue Spruce	Picea pungens	9		X		
1729	Green Ash	Fraxinus pennsylvanica	13		X		
1730	Colorado Blue Spruce	Picea pungens	6		X		
1731	Colorado Blue Spruce	Picea pungens	11		X		
1732	Colorado Blue Spruce	Picea pungens	10		X		
1733	Colorado Blue Spruce	Picea pungens	12		X		
1734	Colorado Blue Spruce	Picea pungens	11		X		
1735	Scotch Pine	Pinus sylvestris	15		X		
1736	Colorado Blue Spruce	Picea pungens	12		X		
1737	Green Ash	Fraxinus pennsylvanica	14				X
1738	White Walnut	Juglans cinerea	10		X		
1739	Red Elm	Ulmus rubra	18		X		
1740	Red Pine	Pinus resinosa	13		X		
1741	Colorado Blue Spruce	Picea pungens	5				X
1742	Colorado Blue Spruce	Picea pungens	16				X
1743	American Elm	Ulmus americana	15		X		
1744	Red Pine	Pinus resinosa	10		X		
1745	Colorado Blue Spruce	Picea pungens	6		X		
1746	Red Pine	Pinus resinosa	11		X		
1747	White Pine	Pinus strobus	10		X		
1748	Red Pine	Pinus resinosa	10				X
1749	Red Pine	Pinus resinosa	8				X
1750	Colorado Blue Spruce	Picea pungens	11				X
1751	Green Ash	Fraxinus pennsylvanica	15				X
1752	White Pine	Pinus strobus	9				X
1753	White Pine	Pinus strobus	12				X
1754	Green Ash	Fraxinus pennsylvanica	13				X
1755	Green Ash	Fraxinus pennsylvanica	16				X
1756	White Pine	Pinus strobus	15				X
1757	Colorado Blue Spruce	Picea pungens	12				X
1758	Colorado Blue Spruce	Picea pungens	7				X
1759	Colorado Blue Spruce	Picea pungens	10		X		
1760	Colorado Blue Spruce	Picea pungens	6		X		
1761	Colorado Blue Spruce	Picea pungens	12		X		
1762	Colorado Blue Spruce	Picea pungens	8		X		
1763	Colorado Blue Spruce	Picea pungens	12		X		
1764	Colorado Blue Spruce	Picea pungens	18		X		
1765	Colorado Blue Spruce	Picea pungens	8		X		
1766	Green Ash	Fraxinus pennsylvanica	22		X		
1767	Colorado Blue Spruce	Picea pungens	15		X		
1768	Colorado Blue Spruce	Picea pungens	13		X		
1769	Colorado Blue Spruce	Picea pungens	9		X		
1770	Colorado Blue Spruce	Picea pungens	10		X		
1771	Colorado Blue Spruce	Picea pungens	12		X		
1772	Scotch Pine	Pinus sylvestris	13		X		
1773	Colorado Blue Spruce	Picea pungens	13		X		
1774	Green Ash	Fraxinus pennsylvanica	15		X		
1775	White Walnut	Juglans spp.	18		X		
1776	Red Elm	Ulmus rubra	16		X		
1777	Red Pine	Pinus resinosa	19		X		
1778	Colorado Blue Spruce	Picea pungens	11				X
1779	Colorado Blue Spruce	Picea pungens	8				X
1780	American Elm	Ulmus americana	17		X		
1781	Red Pine	Pinus resinosa	11		X		
1782	Colorado Blue Spruce	Picea pungens	13		X		
1783	Red Pine	Pinus resinosa	6		X		
1784	White Pine	Pinus strobus	17		X		
1785	Red Pine	Pinus resinosa	18		X		
1786	Red Pine	Pinus resinosa	10		X		
1787	Colorado Blue Spruce	Picea pungens	7				X
1788	Green Ash	Fraxinus pennsylvanica	9				X
1789	White Pine	Pinus strobus	7		X		
1790	White Pine	Pinus strobus	10		X		
1791	Green Ash	Fraxinus pennsylvanica	13		X		
1792	Green Ash	Fraxinus pennsylvanica	24		X		
1793	White Pine	Pinus strobus	9		X		
1794	Colorado Blue Spruce	Picea pungens	7		X		
1795	Colorado Blue Spruce	Picea pungens	23		X		
1796	Colorado Blue Spruce	Picea pungens	11		X		
1797	Colorado Blue Spruce	Picea pungens	9		X		
1798	Colorado Blue Spruce	Picea pungens	9		X		
1799	Colorado Blue Spruce	Picea pungens	10		X		
1800	Colorado Blue Spruce	Picea pungens	4		X		
1801	Colorado Blue Spruce	Picea pungens	10		X		
1802	Colorado Blue Spruce	Picea pungens	9		X		
1803	Green Ash	Fraxinus pennsylvanica	27		X		
1804	Colorado Blue Spruce	Picea pungens	30		X		
1805	Colorado Blue Spruce	Picea pungens	30				X
1806	Colorado Blue Spruce	Picea pungens	24				X
1807	Colorado Blue Spruce	Picea pungens	53				X
1808	Colorado Blue Spruce	Picea pungens	12				X
1809	Scotch Pine	Pinus sylvestris	15				X
1810	Colorado Blue Spruce	Picea pungens	13				X
1811	Green Ash	Fraxinus pennsylvanica	18		X		
1812	White Walnut	Juglans spp.	7		X		
1813	Red Elm	Ulmus rubra	12		X		
1814	Red Pine	Pinus resinosa	9		X		
1815	Colorado Blue Spruce	Picea pungens	6				X
1816	Colorado Blue Spruce	Picea pungens	5				X
1817	American Elm	Ulmus americana	7		X		
1818	Red Pine	Pinus resinosa	10		X		
1819	Colorado Blue Spruce	Picea pungens	12		X		
1820	Red Pine	Pinus resinosa	10		X		
1821	White Pine	Pinus strobus	9		X		
1822	Red Pine	Pinus resinosa	7		X		
1823	Red Pine	Pinus resinosa	11		X		

TAG #	COMMON NAME	LATIN NAME	DBH	CONDITION	SAVED	OFFSITE	REMOVED
1824	Scotch Pine	Pinus sylvestris	12		X		
1825	Scotch Pine	Pinus sylvestris	10			X	
1826	Scotch Pine	Pinus sylvestris	11		X		
1827	American Elm	Ulmus americana	20			X	
1828	American Elm	Ulmus americana	18			X	
1829	American Elm	Ulmus americana	13		X		
1830	White Spruce	Picea glauca	8		X		
1831	White Spruce	Picea glauca	8		X		
1832	White Spruce	Picea glauca	10		X		
1833	Eastern Red Cedar	Juniperus virginiana	15			X	
1834	Eastern Red Cedar	Juniperus virginiana	4			X	
1835	Eastern Red Cedar	Juniperus virginiana	4			X	
1836	Eastern Red Cedar	Juniperus virginiana	5			X	
1837	Eastern Red Cedar	Juniperus virginiana	4			X	
1838	Eastern Red Cedar	Juniperus virginiana	5			X	
1839	White Spruce	Picea glauca	7			X	
1840	White Spruce	Picea glauca	12			X	
1841	White Spruce	Picea glauca	8			X	
1842	Green Ash	Fraxinus pennsylvanica	24			X	
1843	Colorado Blue Spruce	Picea pungens	27			X	
1844	Scotch Pine	Pinus sylvestris	9				X
1845	Scotch Pine	Pinus sylvestris	12				X
1846	Colorado Blue Spruce	Picea pungens	20				X
1847	American Elm	Ulmus americana	21			X	
1848	American Elm	Ulmus americana	24				
1849	Scotch Pine	Pinus sylvestris	12	Top removed, underneath over			X
1850	Scotch Pine	Pinus sylvestris	13				X
1851	Scotch Pine	Pinus sylvestris	9	Top removed, under		X	
1852	Scotch Pine	Pinus sylvestris	13			X	
1853	Scotch Pine	Pinus sylvestris	25			X	
1854	Scotch Pine	Pinus sylvestris	11	poor		X	
1855	Black Walnut	Juglans nigra	15			X	
1856	Green Ash	Fraxinus pennsylvanica	12		X		
1857	Scotch Pine	Pinus sylvestris	12		X		
1858	Scotch Pine	Pinus sylvestris	9			X	
1859	Scotch Pine	Pinus sylvestris	13			X	
1860	Scotch Pine	Pinus sylvestris	11		X		
1861	Boxelder	Acer negundo	22		X		
1862	Red Pine	Pinus resinosa	10		X		
1863	Norway Maple	Acer platanoides	19				X
1864	Scotch Pine	Pinus sylvestris	13				X
1865	Scotch Pine	Pinus sylvestris	11				X
1866	Scotch Pine	Pinus sylvestris	12				X
1867	Scotch Pine	Pinus sylvestris	12				X
1868	Scotch Pine	Pinus sylvestris	8				X
1869	Scotch Pine	Pinus sylvestris	9				X
1870	Green Ash	Fraxinus pennsylvanica	15				X
1871	Green Ash	Fraxinus pennsylvanica	13				X
1872	Green Ash	Fraxinus pennsylvanica	14				X
1873	Green Ash	Fraxinus pennsylvanica	12		X		
1874	White Pine	Pinus strobus	11		X		
1875	White Pine	Pinus strobus	7		X		
1876	White Pine	Pinus strobus	7		X		
1877	White Pine	Pinus strobus	7		X		
1878	Green Ash	Fraxinus pennsylvanica	13		X		
1879	Sugar Maple	Acer saccharum	15		X		
1880	Northern Red Oak	Quercus rubra	36		X		
1881	Northern Red Oak	Quercus rubra	32		X		
1882	Northern Red Oak	Quercus rubra	35				X
1883	Northern Red Oak	Quercus rubra	32				X
1884	Basswood	Tilia americana	22				X
1885	Northern Red Oak	Quercus rubra	29				X
1886	Northern Red Oak	Quercus rubra	24				X
1887	Northern Red Oak	Quercus rubra	22				X
1888	Sugar Maple	Acer saccharum	22				X
1889	White Pine	Pinus strobus	8				X
1890	White Pine	Pinus strobus	9				X
1891	White Pine	Pinus strobus	14				X
1892	White Pine	Pinus strobus	10				X
1893	White Pine	Pinus strobus	6				X
1894	White Pine	Pinus strobus	12				X
1895	Sugar Maple	Acer saccharum	26				X
1896	Basswood	Tilia americana	35				X
1897	Basswood	Tilia americana	20				X
1898	Northern Red Oak	Quercus rubra	28				X
1899	Basswood	Tilia americana	16				X
1900	Northern Red Oak	Quercus rubra	25				X
1901	Northern Red Oak	Quercus rubra	23				X
1902	Northern Red Oak	Quercus rubra	47				X
1903	Green Ash	Fraxinus pennsylvanica	12				X
1904	Green Ash	Fraxinus pennsylvanica	14				X
1905	Basswood	Tilia americana	15				X
1906	Northern Red Oak	Quercus rubra	22				X
1907	Jack Pine	Pinus banksiana	14				X
1908	White Pine	Pinus strobus	27				X
1909	White Birch	Betula papyrifera	20				X
1910	White Birch	Betula papyrifera	36				X
1911	Black Walnut	Juglans nigra	21				X
1912	Black Walnut	Juglans nigra	24				X
1913	Black Walnut	Juglans nigra	31				X
1914	Northern Red Oak	Quercus rubra	23				X
1915	Northern Red Oak	Quercus rubra	30				X
1916	Northern Red Oak	Quercus rubra	42				X
1917	Sugar Maple	Acer saccharum	27				X
1918	Northern Red Oak	Quercus rubra	31				X
1919	Green Ash	Fraxinus pennsylvanica	17	poor			X
1920	White Pine	Pinus strobus	8				X
1921	White Pine	Pinus strobus	6			X	
1922	Colorado Blue Spruce	Picea pungens	11		X		
1923	Sugar Maple	Acer saccharum	16	poor	X		



LANDSCAPE SCHEDULE:

#	KEY	COMMON NAME / SCIENTIFIC NAME	SIZE	NOTES
OVERSTORY TREES				
9	AB	Autumn Blaze Maple Acer x freemanii 'Jeffersred'	2.5" Cal. B&B	Straight Trunk, No V-Crotch
8	AE	Accolade Elm Ulmus japonica x wilsoniana 'Morton'	2.5" Cal. B&B	Straight Trunk, No V-Crotch
9	CH	Common Hackberry Celtis occidentalis	2.5" Cal. B&B	Straight Trunk, No V-Crotch
8	NF	Northern Flare Sugar Maple Acer Saccharum 'Sisseton'	2.5" Cal. B&B	Straight Trunk, No V-Crotch
9	RB	River Birch Betula nigra	12" Ht. B&B	Clump Form
9	RO	Red Oak Quercus rubra	2.5" Cal. B&B	Straight Trunk, No V-Crotch
8	SL	Sentry Linden Tilia americana 'McKsentry'	2.5" Cal. B&B	Straight Trunk, No V-Crotch
9	SW	Swamp White Oak Quercus bicolor	2.5" Cal. B&B	Straight Trunk, No V-Crotch
CONIFER TREES				
13	BF	Balsam Fir Abies balsamea	6" Ht. B&B	Straight Trunk, No V-Crotch
11	NS	Norway Spruce Picea abies	6" Ht. B&B	Straight Trunk, No V-Crotch
10	WP	White Pine Pinus strobus	6" Ht. B&B	Straight Trunk, No V-Crotch

Note: Quantities on plan supercedes schedule in event of discrepancy

LANDSCAPE REQUIREMENTS:

1. RESIDENTIAL SUBDIVISION LANDSCAPE REQUIRED: 1 TREE / LOT, 20 LOTS X 1 TREES =20 TREES REQUIRED
2. REFORESTATION REQUIREMENT REQUIRED: 223,499 SF REQUIRED MINIMUM CANOPY – 129,960 SF PROPOSED CANOPY X 1.2 = 112,247 SF 112,247 SF / 1,089 SF = 103 TREES REQUIRED
- TOTAL REQUIRED: 103 TREES
TOTAL PROPOSED: 103 TREES

PLANTING NOTES:

- INSTALL 4" MIN. TOP SOIL TO ALL SOD AND SEED AREAS. FINE GRADE ALL SOD AND SEED AREAS.
- STAKE OR MARK ALL PLANT MATERIAL LOCATIONS PRIOR TO INSTALLATION.
- INSTALL 4-6" DEPTH SHREDDED HARDWOOD MULCH AROUND ROOT SAUCER OF ALL TREES ISOLATED FROM PLANT BEDS.
- PLANTING SOIL SHALL CONSIST OF 1:1:1 SELECT LOAMY TOPSOIL, PEAT MOSS, PIT RUN SAND.
- COMPLETELY GUARANTEE ALL WORK FOR A PERIOD OF ONE YEAR BEGINNING AT THE DATE OF ACCEPTANCE. MAKE ALL REPLACEMENTS PROMPTLY (AS PER DIRECTION OF OWNER).
- ALL MATERIAL SHALL COMPLY WITH THE LATEST EDITION OF THE AMERICAN STANDARD FOR NURSERY STOCK, AMERICAN ASSOCIATION OF NURSERYMEN.
- ALL TREE TRUNKS SHALL BE WRAPPED WITH BROWN CREPE TREE WRAP. APPLY WRAP IN NOVEMBER AND REMOVE IN APRIL.
- CALL GOPHER STATE ONE CALL AT 651-454-0002 FOR LOCATING ALL UNDERGROUND UTILITIES AND AVOID DAMAGE TO UTILITIES DURING THE COURSE OF THE WORK.
- MAINTAIN ALL PLANT MATERIALS, INCLUDING WATERING, UNTIL THE TIME OF ACCEPTANCE.
- COORDINATE INSTALLATION WITH GENERAL CONTRACTOR.
- STAKING AND GUYING OF TREES OPTIONAL; MAINTAIN PLUMBNESS OF TREES FOR DURATION OF WARRANTY PERIOD.
- BLEND AREAS OF CONSTRUCTION LIMITS AT PROPERTY LINES.
- CONTRACTOR TO SUPPLY DESIGN AND INSTALLATION OF AN IRRIGATION PLAN WITH 100% COVERAGE FOR DESIGNED SOD AND SHRUB AREAS. SOD AND SHRUB AREAS TO BE ON SEPARATE ZONES. USE RAIN BIRD OR APPROVED EQUAL.
- INSTALL SEPARATE METER FOR IRRIGATION SYSTEM. COORDINATE WITH GENERAL CONTRACTOR. NATIVE SEED AREAS SHALL BE ON SEPARATE ZONES. IRRIGATION RUN TIMES IN SEEDED AREAS SHOULD BE REDUCED FOR THE ZONE SHUTS DOWN AFTER THE FIRST 2 YEARS OF ESTABLISHMENT.
- SWEEP AND WASH ALL PAVED SURFACES AND REMOVE ALL DEBRIS RESULTING FROM LANDSCAPE OPERATIONS.
- GENERAL CONTRACTOR SHALL FOLLOW THE COUNTY/STATE SOIL & EROSION CONTROL SPECIFICATION FOR DISTURBED AREA STABILIZATION.

SEEDING NOTES:

EMERGENT WETLAND SEED MIX: MN STATE SEED MIX 34-181I. SEEDING RATE TO BE 5 LBS/ACRE (PURE LIVE SEED).

FILTRATION BASIN/WET PRAIRIE SEED MIX: MN STATE SEED MIX 34-262. SEEDING RATE TO BE 14.5 LBS/ACRE (PURE LIVE SEED).

POND SIDE SLOPE SEED MIX: MN STATE SEED MIX 33-261. SEEDING RATE TO BE 14.5 LBS/ACRE (PURE LIVE SEED).

APPLY SEED PER THE FOLLOWING. MULCH SEEDED AREAS WITH MH/DOT TYPE 3 (MOA CERTIFIED WEED FREE) MULCH AT A RATE OF 1 TON PER ACRE WITHIN 48 HOURS OF SEEDING. MULCH SHOULD THEN BE DISC ANCHORED TO KEEP IT FROM BLOWING AWAY.

SEEDING SHALL BE APPLIED FROM APRIL 15 – JULY 20 OR SEPTEMBER 20 – FREEZE UP. IF HYDROSEEDING UTILIZE APPROXIMATELY 500 GALLONS OF WATER PER ACRE. REFER TO MN/DOT SPEC 3884 FOR PROPER INSTALLATION OF HYDRO-SEED. ALL NATIVE SEEDS USED ON THIS PROJECT SHALL BE CERTIFIED TO BE OF MINNESOTA ORIGIN BY THE MINNESOTA CROP IMPROVEMENT ASSOCIATION (MCA). SITE TO BE PREPARED BY LOOSENING TOPSOIL TO A MINIMUM DEPTH OF 3 INCHES. THE SITE TO BE HARROWED OR RAKED FOLLOWING SEEDING, AND THEN PACKED USING A CULTI-PACKER OR EQUIVALENT. SEE MNDOT SEEDING MANUAL FOR REFERENCE.

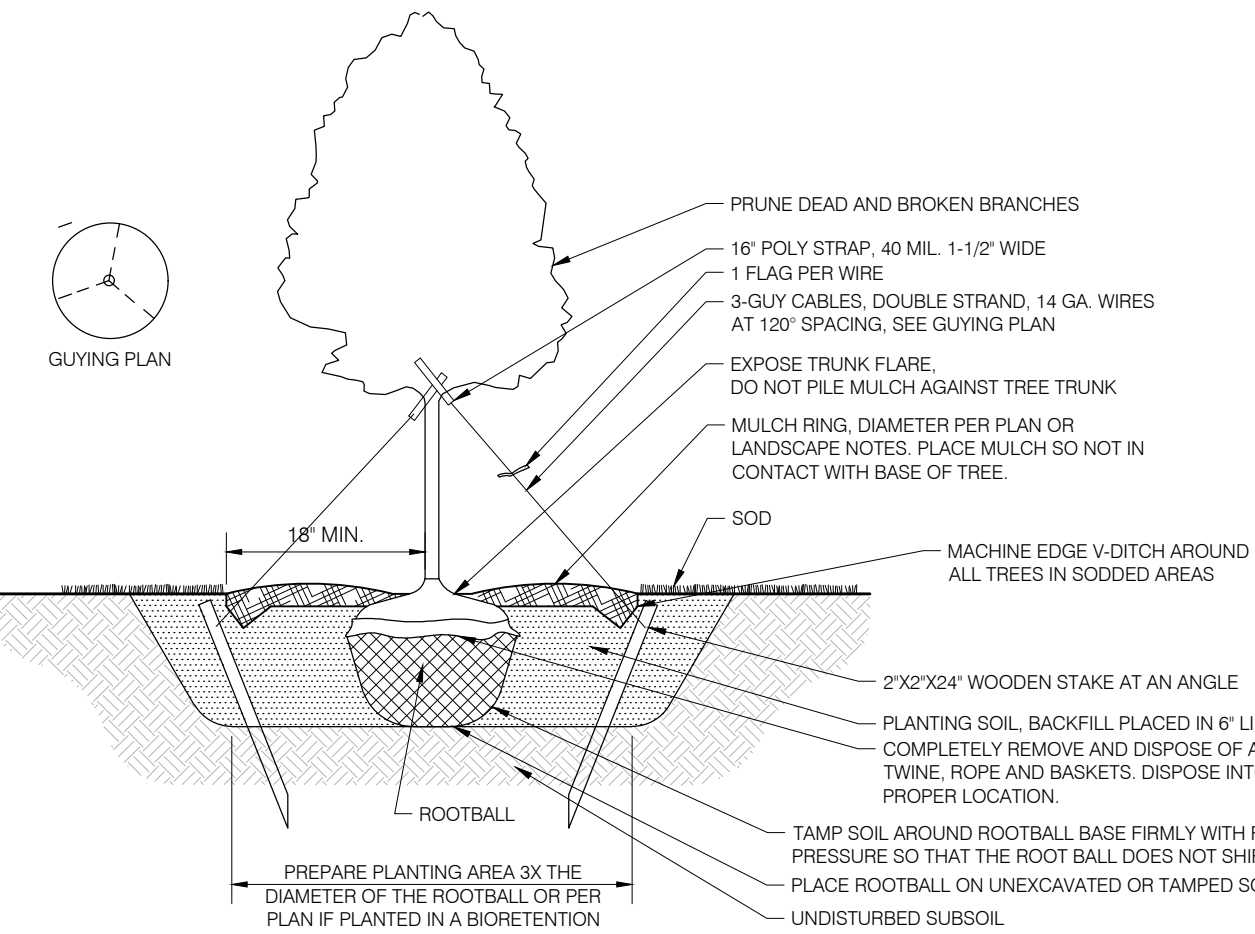
MAINTAIN SEEDED AREAS BY WATERING, REMULCHING AND REPLANTING AS NECESSARY TO ESTABLISH A UNIFORMLY DENSE STAND OF THE SPECIFIED GRASSES UNTIL ACCEPTED. ANY AREAS FAILING TO ESTABLISH A STAND SHALL BE RESEDED, REFERTILIZED AND REMULCHED WHENEVER 70% VEGETATIVE COVER IS NOT ACHIEVED. RESEEDING SHALL CONFORM IN ALL RESPECTS TO THESE SPECIFICATIONS. THE CONTRACTOR SHALL REPAIR ANY DAMAGE TO THE WORK AREAS RESULTING FROM EROSION AND/OR EQUIPMENT. THE CONTRACTOR SHALL REPAIR DAMAGE, INCLUDING REGRADING, RESEEDING, ETC. AS NECESSARY, BEFORE SIGNIFICANT DAMAGE OCCURS.

REFER TO MN STATE SEED MIX MANUAL. REFER TO O&M DOCUMENT FOR FURTHER DETAILS REGARDING INSPECTION AND MAINTENANCE PRACTICES.

*FILTRATION AREA NOT TO BE SEEDED UNTIL AFTER DRAIN TILE AND FILTRATION MEDIA ARE INSTALLED AT 80% COMPLETION. SEED PLUG MAY BE ADDED IN THE FUTURE IF NEEDED

LEGEND:

- OVERSTORY DECIDUOUS TREES
- CONIFEROUS TREES
- WETLAND EMERGENT SEED MIX (MN STATE MIX 34-181)
- FILTRATION BASIN SEED MIX (MN STATE MIX 34-262)
- POND SIDE SLOPE SEED MIX (MN STATE MIX 33-261)
- MASS GRADING TREE REMOVAL LIMITS/FENCE
- EXISTING CANOPY TO REMAIN

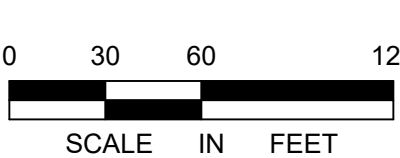


- NOTES:
- TREE STAKING IS OPTIONAL.
 - DO NOT PRUNE THE TREES AT PLANTING. PRUNE ONLY CROSSOVER LIMBS, CO-DOMINANT LEADERS AND BROKEN OR DEAD BRANCHES.
 - FOR TREES IN CONTAINERS, REMOVE CONTAINER PRIOR TO PLANTING. FOR BARE ROOT TREES, PLACE TREE IN MIDDLE OF PLANTING HOLE, SPREAD ROOTS OUT RADIIALLY FROM THE TRUNK AROUND THE PREPARED HOLE.

TREE PLANTING
NOT TO SCALE



Know what's below.
Call before you dig.
Dial 811



DATE	DESCRIPTION
4-18-2025	City Submittal
6-4-2025	City Submittal

CERTIFICATION

I hereby certify that this plan, specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Professional Landscape Architect in the State of Minnesota.

Signature: _____ Date: _____ License no. 59233

FOR REVIEW ONLY
PRELIMINARY
NOT FOR CONSTRUCTION

QA/QC CHECK

By: _____ Date: _____

PROJECT TEAM DATA

Designed By: JG
Drafted By: TLM
Project No.: 4000320-00