

No delinquent taxes & transfer entered



Jun 10, 2020 10:29 AM

Doc No **A04815498**

Certified, filed and/or recorded on  
Jun 10, 2020 10:29 AM

Ramsey County, Minnesota  
Christopher A. Samuel  
County Auditor and Treasurer

Office of the County Recorder  
Ramsey County, Minnesota  
Tara J Bach, County Recorder  
Christopher A. Samuel, County Auditor and Treasurer

Deputy 303

Pkg ID 1364640M

Document Recording Fee Abstract	\$46.00
<b><i>Document Total</i></b>	<b>\$46.00</b>

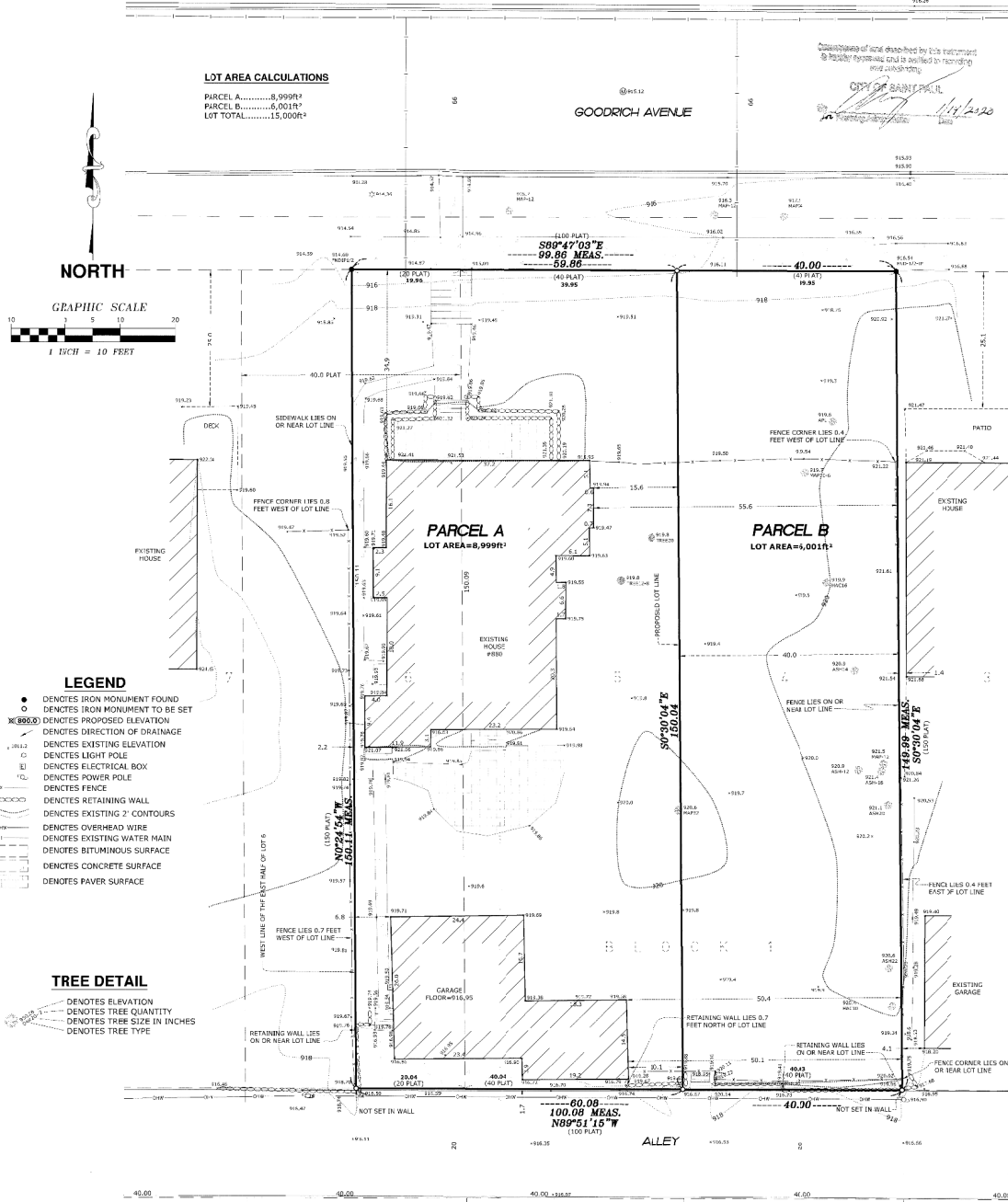
# LOT SPLIT SURVEY

~for~ ROBERT P. MAIRS  
 ~of~ 880 GOODRICH AVENUE  
 ST. PAUL, MN

**EXISTING LEGAL DESCRIPTION:**  
 Lots 4, 5, & the East half of Lot 6, Block 1, HALDEMAN'S ADDITION, Ramsey County, Minnesota.

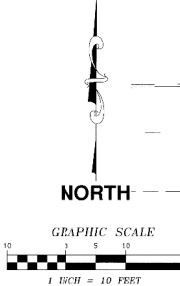
**PROPOSED PARCEL A DESCRIPTION:**  
 The following described property excepting therefrom the East 40 feet:  
 Lots 4, 5, & the East half of Lot 6, Block 1, HALDEMAN'S ADDITION, Ramsey County, Minnesota.

**PROPOSED PARCEL B DESCRIPTION:**  
 The East 40 feet of the following described property:  
 Lots 4, 5, & the East half of Lot 6, Block 1, HALDEMAN'S ADDITION, Ramsey County, Minnesota.



**LOT AREA CALCULATIONS**

PARCEL A.....8,999ft<sup>2</sup>  
 PARCEL B.....5,001ft<sup>2</sup>  
 LOT TOTAL.....15,000ft<sup>2</sup>



- LEGEND**
- DENOTES IRON MONUMENT FOUND
  - DENOTES IRON MONUMENT TO BE SET
  - ▭ DENOTES PROPOSED ELEVATION
  - DENOTES DIRECTION OF DRAINAGE
  - DENOTES EXISTING ELEVATION
  - DENOTES LIGHT POLE
  - DENOTES ELECTRICAL BOX
  - DENOTES POWER POLE
  - DENOTES FENCE
  - DENOTES RETAINING WALL
  - DENOTES EXISTING 2' CONTOURS
  - DENOTES OVERHEAD WIRE
  - DENOTES EXISTING WATER MAIN
  - DENOTES BITUMINOUS SURFACE
  - DENOTES CONCRETE SURFACE
  - DENOTES PAVEMENT SURFACE

- TREE DETAIL**
- DENOTES ELEVATION
  - DENOTES TREE QUANTITY
  - DENOTES TREE SIZE IN INCHES
  - DENOTES TREE TYPE

**NOTES**

- Field survey was completed by E.G. Rud and Sons, Inc. on 06/19/19.
- Bearings shown are on Ramsey County datum.

*Approval of lot split not for building placement. This lot split proposal has not received approval of building or use of this site.*



I hereby certify that this survey, plan or report was prepared by me or under my direct supervision and that I am a duly Registered Land Surveyor under the laws of the State of Minnesota.

Daniel W. Obermiller  
 Date: 01/07/20 License No. 25341

**E.G. RUD & SONS, INC.**  
 Professional Land Surveyors  
 6776 Lake Drive NE, Suite 110  
 Lino Lakes, MN 55014  
 Tel. (651) 361-8200 Fax (651) 361-8701

DRAWN BY: BCD	JOB NO: 19461LS	DATE: 06/26/19
CHECK BY: DWG	SCANNED	
1	08/30/19	CREATED LOT SPLIT
2	09/16/19	CLIENTS COMMENTS
3	10/09/19	CITY COMMENTS
4	01/07/20	CITY COMMENTS
NO.	DATE	DESCRIPTION



**CITY OF SAINT PAUL**  
*Melvin Carter, Mayor*

*25 West Fourth Street, Ste. 1400  
Saint Paul, MN 55102*

*Telephone: 651-266-6700  
Facsimile: 651-266-6549*

January 14, 2020

Rob Mairs  
5611 Brookview Avenue  
Edina, MN 55424

RE: 880 Goodrich Avenue Lot Split – Final Approval  
Zoning File #19-085-926

Dear Mr. Mairs:

The proposed lot split for 880 Goodrich Avenue (PIN 02-28-23-34-0004) is hereby approved for compliance with the City of Saint Paul's subdivision regulations.

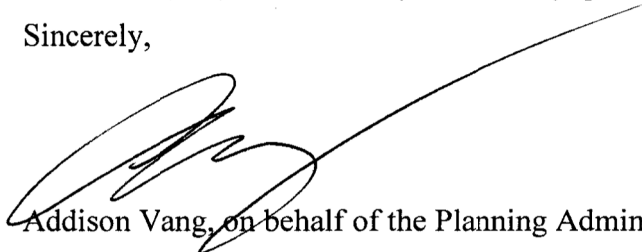
The Department of Public Works noted that the existing house on Parcel A will retain the existing address of 880 Goodrich Avenue. The new vacant Parcel B will be issued the assigned address of 876 Goodrich Avenue.

The enclosed stamped and signed survey as approved by the Planning Administrator is your record of lot split approval by the City of Saint Paul, which is required in order to record a lot split. It is the responsibility of the property owner to record the lot split with Ramsey County.

This approval by the Planning Administrator will expire two years from the date of this letter if you have not yet recorded the proposed lot split, unless the Planning Administrator (at your request) has granted an extension not to exceed one year as provided in Legislative Code § 61.105. Any interested party may appeal this decision by the Planning Administrator to the Planning Commission within ten days as provided in Legislative Code § 61.701.

Call me at (651) 266-6646 if you have any questions.

Sincerely,



Addison Vang, on behalf of the Planning Administrator

cc: Summit Hill Association  
Ashley Skarda, Department of Safety and Inspections  
Jim Brown, Department of Public Works  
Daniel Obermiller, E. G. Rud & Sons Land Surveyors