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Office of the County Recorder
Ramsey County, Minnesota
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Pkg ID 1441265D

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

LOT SPLIT FOR
David Schell

PROPERTY ADDRESS

1194 Beech Street
Saint Paul, MN 55106

City of Saint Paul
 3/24/21
 for Planning Department
 City of Saint Paul
 3/24/21

EXISTING LEGAL DESCRIPTION

Lot 12 and 13, Block 31, A.GOTZIAN'S REARRANGEMENT
OF SIGEL'S ADDITION, Ramsey County, Minnesota.

EX. PARCEL CALCS

Lot Dimensions
Area: 9,840 s.f.
Width: 80 ft.
Depth: 123.5 ft.

PROPOSED LEGAL DESCRIPTIONS

PARCEL A

Lot 12, Block 31, A.GOTZIAN'S REARRANGEMENT
OF SIGEL'S ADDITION, Ramsey County, Minnesota.

PARCEL A CALCS

Lot Dimensions
Area: 4,942 s.f.
Width: 40 ft.
Depth: 123.5 ft.

PARCEL B

Lot 13, Block 31, A.GOTZIAN'S REARRANGEMENT
OF SIGEL'S ADDITION, Ramsey County, Minnesota.

PARCEL B CALCS

Lot Dimensions
Area: 4,943 s.f.
Width: 40 ft.
Depth: 123.5 ft.

ZONING

Zoning District: R-4 One Family Residential

Lot Dimensions

Area: 5,000 s.f. min.
Width: 40 ft. min.

Setbacks (Principle Bldg)

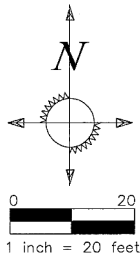
Front: 25 ft.(f)
Side: 4 ft.(g)
Rear: 25 ft.

Setbacks (Access. Bldg)

Separation: 6 ft. min. from principle bldg
Side: 3 ft.
Rear: 3 ft.

Coverage

Bldg Cover: 35% maximum

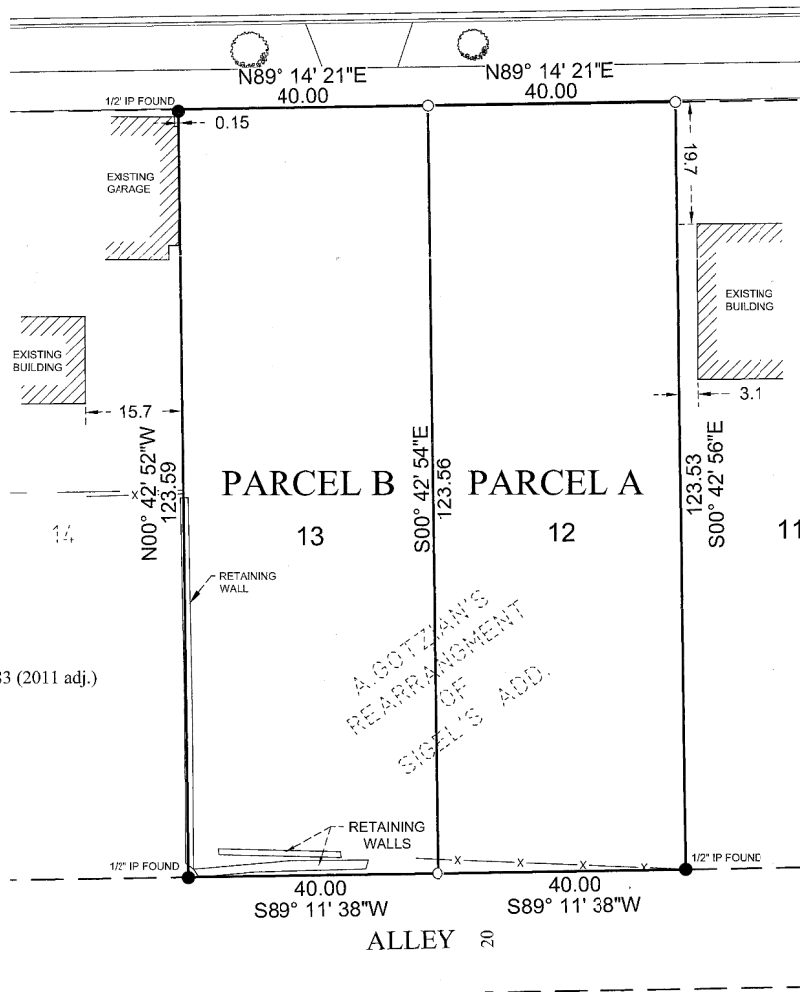


Horiz. Datum: Ramsey Co. Coord. System NAD83 (2011 adj.)
Vert. Datum: None

LEGEND

- Mon. Found
- 14" x 1/2" IP RLS#21292

BEECH STREET 60



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.

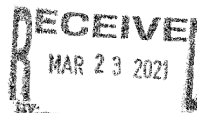
Allen C. Schlipp
Allen C. Schlipp
DATE 1/13/21 LIC. NO. MN 21292

REVISIONS

- 2/8/21: City Comments
- 2/9/21: City Comments

SURVEYOR'S NOTE

Garage at NE cor. of L14 encroaches into L13 by 0.15 feet per found monuments.



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