SHEEDYS SECOND SUBDIVISION

UNPLATTED

C.S.A.H. NO. 27 (18TH AVE.)

OAK PARK MALL THIRD SUBDIVISION

18TH AVENUE NW

SHEEDYS SUBDIVISION

BLOCK 1

BLOCK 2

17TH ST. N.W.

C/L S.B. LANE HWY 218

C/L N.B. LANE HWY 218

OAK PARK MALL SUBD

89°29'25" 814.67

134°05'13" 71.21

178°41'01" 413.03

359°27'40" 1053.97

89°27'40" 33.00

179°27'40" 207.34

244°33'12" 658.17

184°23'40" 502.49

L = 159.32
Δ = 02°58'49"
R = 3062.89
CHAZ = 264°10'00"

Ls 105.30
Os 01°40'04"
CHAZ = 266°32'32"

16TH AVE. N.W.

OUTLOT A

WEST LINE NE1/4 SEC. 33-T103N-R18W

SW CORNER NE1/4 SEC. 33-T103N-R18W

SOUTH LINE NE1/4 SEC. 33-T103N-R18W

NORTHWESTERLY R/W LINE INTERSTATE HWY. NO. 90

WESTERLY R/W LINE I-90/USH 218

ENTRANCE RAMP TO I-90

CL EXIT RAMP FROM I-90

CONTROLLED ACCESS

5/8" PIPE

CS

FOUND BRASS PLUG
E.B.ST 156+59.29
E.B.POT 156+44.63

C/L WEST BOUND LANE

C/L EAST BOUND LANE

INTERSTATE HIGHWAY NO. 90

C/L OLD T.H. NO. 252

T.H. # 90 STA 161+88.5
T.H. # 218 STA 109+77.7

NEW CL DATA
PI E.B. 145+15.56
Δ 42° 43' 39"
D 07° 02' 00"
TS 1247.9
Os 03° 00' 45"
Δ 36° 45' 39"
Ls 296.75
Lc 1797.73
R 2802.89

STA 150+00

STA 153+50

E.B.CS 153+82.54

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ROCHESTER, MINNESOTA 55904
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NORTH

0 50 100 200
SCALE IN FEET

MONUMENTS

- ○ 1/2" Rebars
- ○ 3/4" Iron Pipes
- ● Found Monuments (3/4" Iron Pipes unless otherwise noted)

All monuments set have a plastic cap stamped L.S. 22422.

BEARINGS

Plat bearings are Minnesota State Plane Grid Azimuths measured to the right from Grid North.

UTILITY EASEMENT DEFINED

An unobstructed easement for the construction and maintenance of all necessary overhead, underground or surface public utilities, including rights to conduct drainage and trimming on said easement.

DRAINAGE EASEMENT DEFINED

An unobstructed easement for the construction and maintenance of underground and surface drainage facilities and utility easement.

CONTROLLED ACCESS DEFINED

Ingress and egress to, from or across the abutting roadway is restricted by the road authority pursuant to Minnesota State Statute 160.08.

U.E. = UTILITY EASEMENT

D.E. = DRAINAGE EASEMENT

CONTROLLED ACCESS

T. 103 N. R. 18 W.
N.W. 1/4 N.E. 1/4
33
S.W. 1/4 S.E. 1/4
No Scale
LOCATION MAP

SHEEDYS SECOND SUBDIVSION

SHEET NO. 2 OF 2