

CITY OF CHANHASSEN OFFICIAL MAP No. 1

C.R. DOC. NO. A1620657

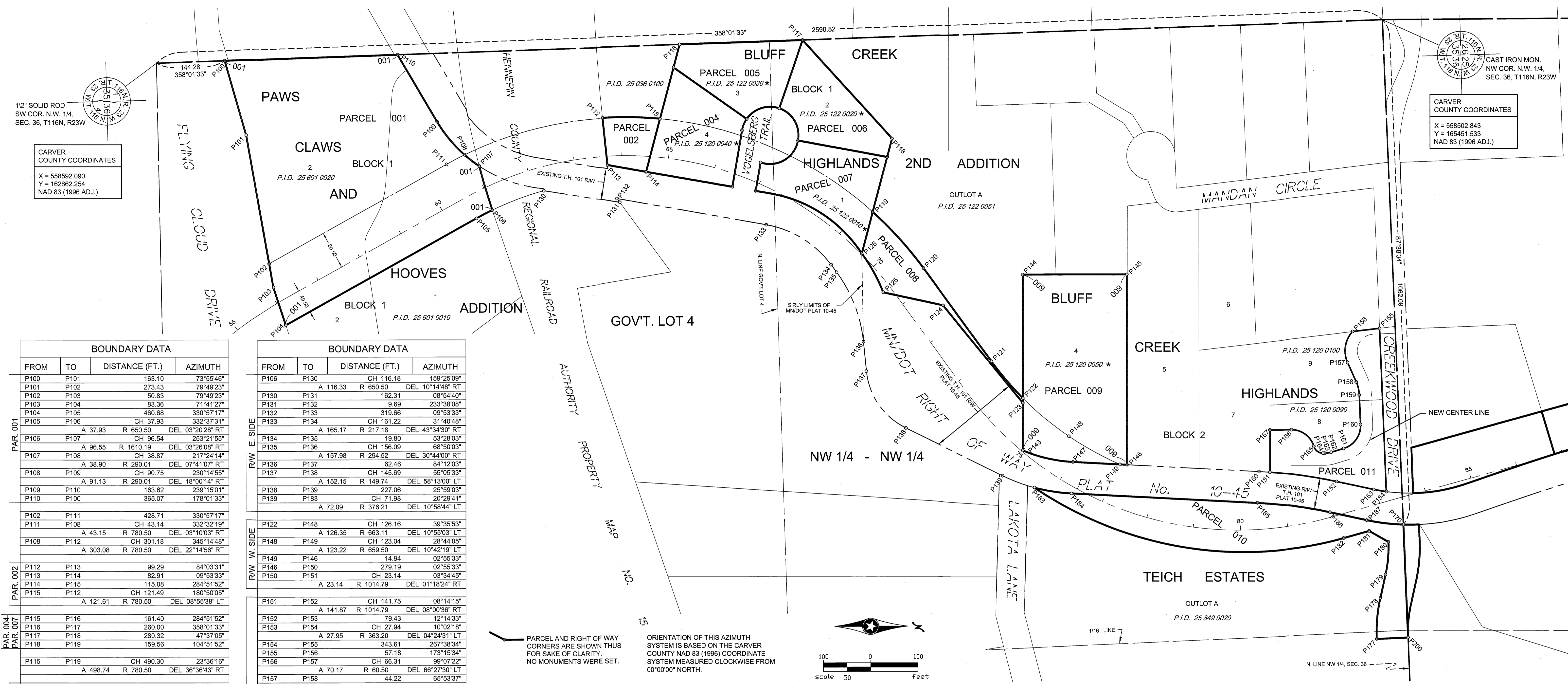
PLAT FILE NO. 1676

OFFICIAL PLAT

1/2" SOLID ROD
SW COR. N.W. 1/4,
SEC. 36, T116N, R23W

CARVER COUNTY COORDINATES
X = 558592.090
Y = 162862.254
NAD 83 (1996 ADJ.)

CARVER COUNTY COORDINATES
X = 558502.843
Y = 165451.533
NAD 83 (1996 ADJ.)



FROM	TO	DISTANCE (FT.)	AZIMUTH
P100	P101	163.10	73°55'46"
P101	P102	273.43	79°49'23"
P102	P103	50.83	79°49'23"
P103	P104	83.36	71°41'27"
P104	P105	460.68	330°57'17"
P105	P106	CH 37.93	332°37'31"
A 37.93 R 650.50 DEL 03°20'28" RT			
P106	P107	CH 96.54	253°2'155"
A 96.55 R 1610.19 DEL 03°26'08" RT			
P107	P108	CH 38.87	217°24'14"
A 38.90 R 290.01 DEL 07°41'07" RT			
P108	P109	CH 90.75	230°14'55"
A 91.13 R 290.01 DEL 18°00'14" RT			
P109	P110	163.62	239°15'01"
P110	P100	365.07	178°01'33"

FROM	TO	DISTANCE (FT.)	AZIMUTH
P106	P130	CH 116.18	159°25'09"
A 116.33 R 650.50 DEL 10°14'48" RT			
P130	P131	162.31	08°54'40"
P131	P132	9.69	233°38'08"
P132	P133	319.66	09°53'33"
P133	P134	CH 161.22	31°40'48"
A 165.17 R 217.18 DEL 43°34'30" RT			
P134	P135	19.80	53°28'03"
P135	P136	CH 156.09	58°50'03"
A 157.98 R 294.52 DEL 30°44'00" RT			
P136	P137	62.46	84°12'03"
P137	P138	CH 145.69	55°05'33"
A 152.15 R 149.74 DEL 58°13'00" LT			
P138	P139	227.06	25°59'03"
P139	P183	CH 71.98	20°29'41"
A 72.09 R 376.21 DEL 10°58'44" LT			

P112	P113	99.29	84°03'31"
P113	P114	82.91	09°53'33"
P114	P115	115.08	284°51'52"
P115	P112	CH 121.49	180°50'05"
A 121.61 R 780.50 DEL 08°55'38" LT			
P115	P116	161.40	284°51'52"
P116	P117	260.00	358°01'33"
P117	P118	280.32	47°37'05"
P118	P119	159.56	104°51'52"
A 490.30 CH 490.30 23°36'16"			
A 498.74 R 780.50 DEL 36°36'43" RT			
P119	P120	CH 159.34	47°46'09"
A 159.62 R 780.50 DEL 11°43'04" RT			
P120	P121	241.99	53°37'41"
P121	P122	CH 102.16	49°28'30"
A 102.27 R 663.11 DEL 08°50'10" LT			
P122	P123	10.02	89°59'23"
P123	P124	264.94	230°32'13"
P124	P125	129.36	192°06'21"
P125	P126	CH 93.15	240°53'08"
A 93.41 R 360.52 DEL 14°50'43" LT			
P126	P119	90.48	284°51'52"

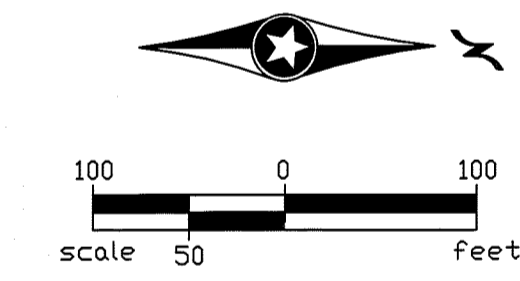
P151	P152	CH 141.75	08°14'15"
A 141.87 R 1014.79 DEL 08°00'36" RT			
P152	P153	79.43	12°14'33"
P153	P154	CH 27.94	10°02'18"
A 27.95 R 363.20 DEL 04°24'31" LT			
P154	P155	343.61	287°38'34"
P155	P156	57.18	173°15'34"
P156	P157	CH 66.31	99°07'22"
A 70.17 R 60.50 DEL 66°27'30" LT			
P157	P158	44.22	65°53'37"
P158	P159	CH 28.11	76°46'05"
A 28.28 R 74.50 DEL 21°44'57" RT			
P159	P160	62.73	87°38'34"
P160	P161	CH 60.99	125°40'21"
A 65.71 R 49.50 DEL 76°03'35" RT			
P161	P162	27.34	163°42'09"
P162	P163	CH 14.03	171°51'04"
A 14.08 R 49.50 DEL 16°17'51" RT			
P163	P164	3.74	180°00'00"
P164	P165	CH 23.66	216°16'16"
A 25.32 R 20.00 DEL 72°32'33" RT			
P165	P166	CH 58.95	216°25'18"
A 63.04 R 50.00 DEL 72°14'30" LT			
P166	P167	45.14	180°18'03"
P167	P151	88.74	89°59'23"

P143	P122	110.02	269°59'23"
P122	P144	259.66	269°59'23"
P144	P145	220.00	359°59'23"
P145	P146	400.03	89°59'23"
P146	P147	114.26	182°55'33"
P147	P143	CH 108.68	193°00'57"
A 109.25 R 310.18 DEL 20°1049" RT			

P170	P200	237.44	87°38'34"
P200	P177	65.02	177°34'39"
P177	P178	CH 86.30	275°05'17"
A 86.55 R 333.00 DEL 14°53'28" RT			
P178	P179	50.00	282°32'02"
P179	P180	CH 69.20	275°05'17"
A 69.39 R 267.00 DEL 14°53'28" LT			
P180	P181	46.79	209°50'04"
P181	P182	55.90	164°32'39"
P182	P183	CH 661.60	189°18'57"
A 682.67 R 789.50 DEL 49°32'36" RT			
P183	P184	CH 79.16	08°57'55"
A 79.30 R 376.18 DEL 12°04'44" LT			
P184	P185	393.45	02°55'33"
P185	P186	CH 154.11	07°35'03"
A 154.28 R 948.79 DEL 09°19'00" RT			
P186	P187	79.43	12°14'33"
P187	P170	CH 77.97	07°01'51"
A 78.08 R 429.20 DEL 10°25'22" LT			

PARCEL AND RIGHT OF WAY CORNERS ARE SHOWN THUS FOR SAKE OF CLARITY. NO MONUMENTS WERE SET.

ORIENTATION OF THIS AZIMUTH SYSTEM IS BASED ON THE CARVER COUNTY NAD 83 (1996) COORDINATE SYSTEM MEASURED CLOCKWISE FROM 00°00'00" NORTH.



COUNTY PIN No.	OWNER	LOCATION	GROSS AREA WITHIN OFFICIAL STREET MAP	PARCEL No.
25 601 0020	PCH DEVELOPMENT LLC	LOT 2, BLK. 1 PAWS CLAWS AND HOOVES ADDITION	4.55 Ac.	001
25 601 0100	PCH DEVELOPMENT LLC	LOT 1, BLK. 1 PAWS CLAWS AND HOOVES ADDITION	0.25 Ac.	002
25 036 0100	RILEY PURGATORY BLUFF CREEK PARK	GOV'T LOT 4, SEC. 36	0.25 Ac.	002
25 120 0040 *	ALLEN R. ROTHE LIVING TRUST	LOT 4, BLK. 1 BLUFF CREEK HIGHLANDS 2ND ADD.	0.76 Ac.	004
25 122 0030 *	KEVIN NIELSON	LOT 3, BLK. 1 BLUFF CREEK HIGHLANDS 2ND ADD.	0.67 Ac.	005
25 122 0020 *	JAMES M. AND CHERYL A. SULERUD	LOT 2, BLK. 1 BLUFF CREEK HIGHLANDS 2ND ADD.	0.65 Ac.	006
25 122 0010 *	LOIS A. REISGRAF	LOT 1, BLK. 1 BLUFF CREEK HIGHLANDS 2ND ADD.	0.77 Ac.	007
25 122 0051	CITY OF CHANHASSEN	PART OF OUTLOT A BLUFF CREEK HIGHLANDS 2ND ADD.	0.40 Ac.	008
25 120 0050 *	JOHN AND ELAINE MALAKOWSKY	LOT 4, BLK. 2 BLUFF CREEK HIGHLANDS	1.98 Ac.	009
25 849 0020	HELEN C. LINK REV. TRUST	OUTLOT A TEICH ESTATES	1.48 Ac.	010
25 120 0100	HENRY E. NIEMELA	LOT 9, BLK. 2 BLUFF CREEK HIGHLANDS	0.78 Ac.	011
25 120 0090	HENRY E. NIEMELA	LOT 8, BLK. 2 BLUFF CREEK HIGHLANDS		

* DENOTES ENTIRE PARCEL TO BE ACQUIRED

I, MARK J. HASELIUS, PROFESSIONAL LAND SURVEYOR, HEREBY CERTIFY THAT THIS OFFICIAL MAP WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MINNESOTA. THIS OFFICIAL MAP IS PREPARED IN ACCORDANCE WITH AND FOR THE PURPOSES DESCRIBED IN MINNESOTA STATUTE 462.359.

DATED THIS 07 DAY OF DECEMBER, 2015.

Mark J. Haselius
MARK J. HASELIUS
MINNESOTA LICENSE No. 47034

APPROVED BY THE CITY COUNCIL FOR THE CITY OF CHANHASSEN, MINNESOTA, AT THE MEETING OF November 23, 2015.

Denny Laufenburger
DENNY LAUFENBURGER, MAYOR
Todd Gerhardt
TODD GERHARDT, CITY MANAGER

THIS OFFICIAL MAP HAS BEEN APPROVED PURSUANT TO MINNESOTA STATUTE 462.359.

DATED THIS 14 DAY OF December, 2015.

John E. Freemyer
JOHN E. FREEMYER,
CARVER COUNTY SURVEYOR

OFFICE OF THE COUNTY RECORDER
CARVER COUNTY, MINNESOTA

I HEREBY CERTIFY THAT THE WITHIN INSTRUMENT WAS FILED IN THE OFFICE FOR RECORD THIS 14 DAY OF December, 2015 AT 9:01 AM AND WAS DULY RECORDED AS DOCUMENT NUMBER A1620657.

John E. Freemyer
JOHN E. FREEMYER, COUNTY RECORDER

DRAWN BY: MJH
SURVEYED BY: SEH
CHECKED BY: DGR

NO.	BY	DATE

REVISIONS

SEH
PHONE: 507.288.6464
717 THIRD AVENUE SE
ROCHESTER, MN 55904
www.sehinc.com

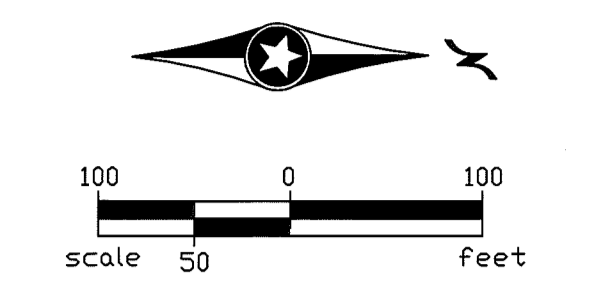
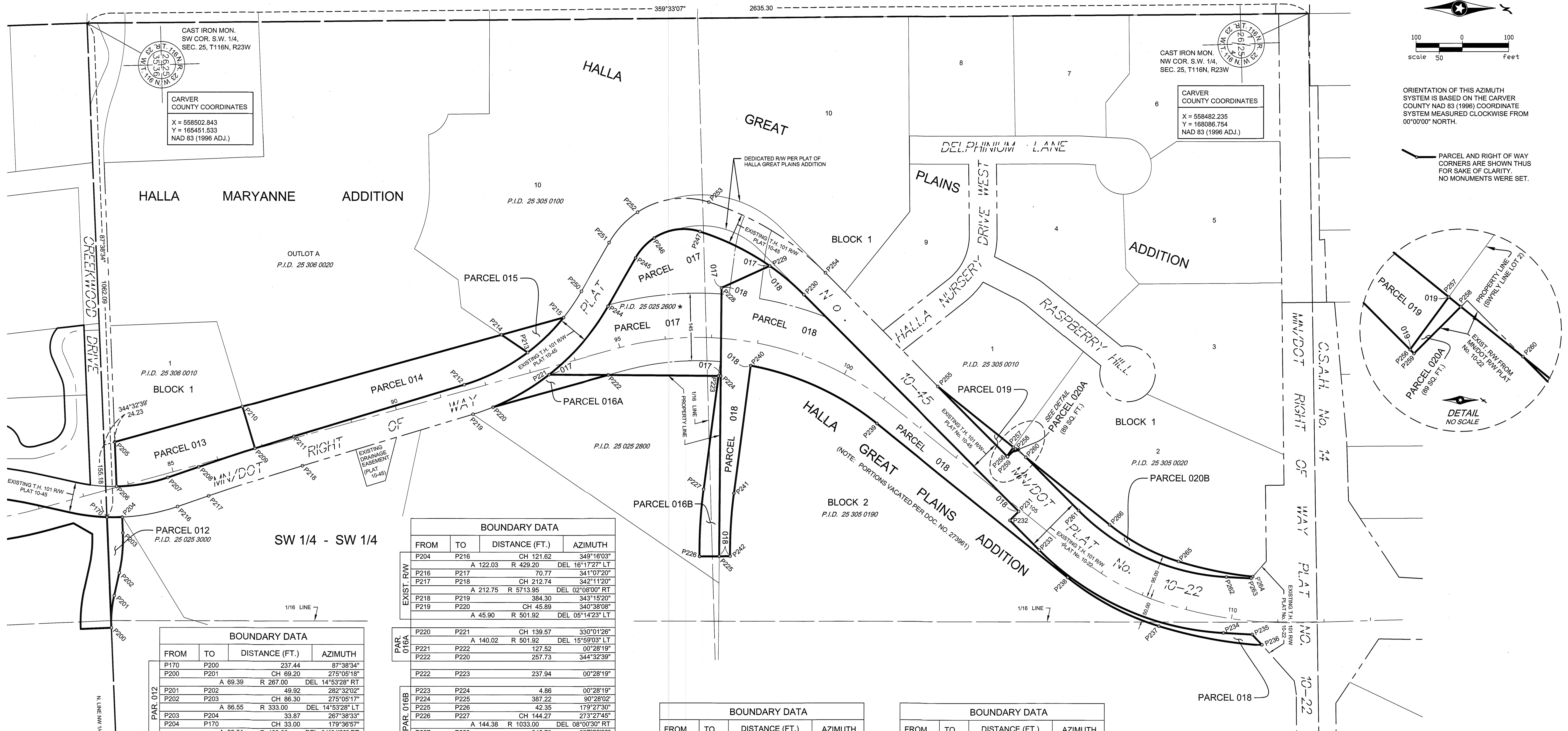
CHANHASSEN,
MINNESOTA

OFFICIAL MAP No. 1
T.H. No. 101
C.S.A.H. No. 61 TO C.S.A.H. No. 14

FILE NO.
Chanh130454

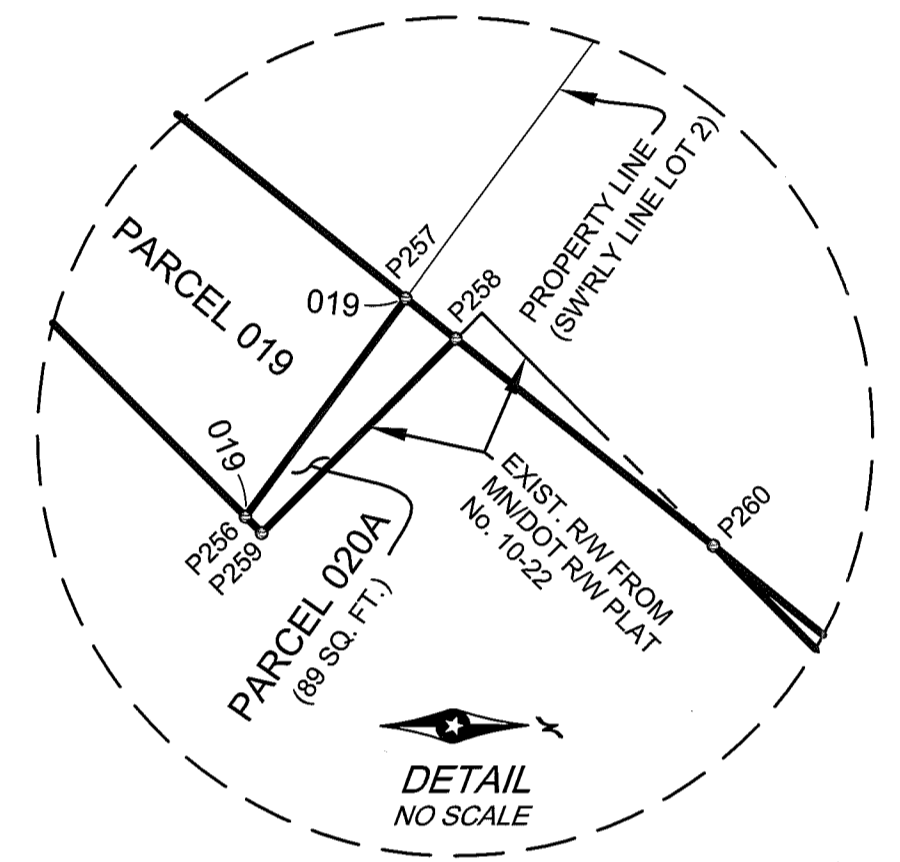
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ORIENTATION OF THIS AZIMUTH SYSTEM IS BASED ON THE CARVER COUNTY NAD 83 (1996) COORDINATE SYSTEM MEASURED CLOCKWISE FROM 00°00'00" NORTH.

PARCEL AND RIGHT OF WAY CORNERS ARE SHOWN THUS FOR SAKE OF CLARITY. NO MONUMENTS WERE SET.



DETAIL NO SCALE

BOUNDARY DATA				
FROM	TO	DISTANCE (FT.)	AZIMUTH	
P170	P200	237.44	87°38'34"	
P200	P201	CH 69.20	275°05'18"	
		A 69.39	R 267.00	DEL 14°53'28" RT
P201	P202	49.92	282°32'02"	
P202	P203	CH 66.30	275°05'17"	
		A 86.55	R 333.00	DEL 14°53'28" LT
P203	P204	33.87	267°38'33"	
P204	P170	CH 33.00	179°38'57"	
		A 33.01	R 429.20	DEL 04°24'23" RT
P205	P206	95.73	87°45'20"	
P206	P207	CH 112.12	350°00'04"	
		A 112.57	R 363.20	DEL 17°45'28" LT
P207	P208	70.77	341°07'20"	
P208	P209	CH 127.59	341°45'17"	
		A 127.87	R 5779.95	DEL 01°15'56" RT
P209	P210	93.45	253°08'24"	
P210	P205	285.53	164°32'39"	
P209	P211	CH 87.62	342°49'17"	
		A 87.62	R 5779.95	DEL 00°52'07" RT
P211	P212	384.30	343°15'20"	
P212	P213	CH 153.37	333°07'26"	
		A 154.17	R 435.92	DEL 20°15'49" LT
P213	P214	68.25	213°53'24"	
P214	P210	579.94	164°32'39"	
P210	P209	93.45	73°08'24"	
P213	P215	CH 107.94	315°52'48"	
		A 108.22	R 435.92	DEL 14°13'26" LT
P215	P214	139.18	164°32'39"	
P214	P213	68.25	33°53'24"	

BOUNDARY DATA				
FROM	TO	DISTANCE (FT.)	AZIMUTH	
P204	P216	CH 121.62	349°16'03"	
		A 122.03	R 429.20	DEL 16°17'27" LT
P216	P217	70.77	341°07'20"	
P217	P218	CH 212.74	342°11'20"	
		A 212.75	R 5713.95	DEL 02°08'00" RT
P218	P219	384.30	343°15'20"	
P219	P220	CH 45.89	340°38'08"	
		A 45.90	R 501.92	DEL 05°14'23" LT
P220	P221	CH 139.57	330°01'26"	
		A 140.02	R 501.92	DEL 15°59'03" LT
P221	P222	127.52	00°28'19"	
P222	P220	257.73	344°32'39"	
P222	P223	237.94	00°28'19"	
P223	P224	4.86	00°28'19"	
P224	P225	387.22	90°28'02"	
P225	P226	42.35	179°27'30"	
P226	P227	CH 144.27	273°27'45"	
		A 144.38	R 1033.00	DEL 08°00'30" RT
P227	P223	245.73	277°28'00"	
P225	P228	576.49	270°28'02"	
P228	P229	114.17	335°45'02"	
P229	P230	CH 96.10	39°58'42"	
		A 96.23	R 1000.00	DEL 10°07'15" RT
P230	P231	656.72	45°02'20"	
P231	P232	27.00	135°02'20"	
P232	P233	90.00	45°02'20"	
P233	P234	CH 435.11	24°01'50"	
		A 445.01	R 606.84	DEL 42°01'00" LT
P234	P235	62.19	03°01'20"	
P235	P236	31.34	47°55'08"	
P236	P237	CH 226.09	190°25'51"	
		A 226.58	R 1000.00	DEL 12°58'55" RT
P237	P238	CH 1222.56	207°47'35"	
		A 223.90	R 590.00	DEL 21°44'35" RT
P238	P239	527.38	218°39'53"	
P239	P240	CH 299.91	204°35'55"	
		A 302.95	R 617.00	DEL 28°07'56" LT
P240	P241	276.80	97°28'00"	
P241	P242	CH 135.05	93°27'45"	
		A 135.16	R 967.00	DEL 08°00'30" LT
P242	P225	23.65	179°27'30"	

BOUNDARY DATA				
FROM	TO	DISTANCE (FT.)	AZIMUTH	
P221	P244	CH 193.77	310°54'07"	
		A 195.00	R 501.92	DEL 22°15'34" LT
P244	P245	119.78	299°46'20"	
P245	P246	CH 58.68	313°20'35"	
		A 59.24	R 125.05	DEL 27°08'30" RT
P246	P247	CH 99.39	352°02'57"	
		A 102.65	R 117.00	DEL 50°16'12" RT
P247	P229	CH 167.94	26°03'04"	
		A 168.61	R 544.76	DEL 10°07'15" RT
P229	P228	114.17	155°45'02"	
P228	P224	189.27	90°28'02"	
P224	P221	370.32	180°28'19"	
P215	P250	CH 68.37	304°16'13"	
		A 68.44	R 435.92	DEL 08°59'45" LT
P250	P251	119.78	299°46'20"	
P251	P252	CH 89.66	313°20'35"	
		A 90.50	R 191.05	DEL 27°08'30" RT
P252	P253	CH 155.46	352°02'57"	
		A 160.56	R 183.00	DEL 50°16'13" RT
P253	P254	CH 294.01	31°06'42"	
		A 296.93	R 610.76	DEL 27°51'17" RT
P254	P255	343.47	45°02'20"	

BOUNDARY DATA				
FROM	TO	DISTANCE (FT.)	AZIMUTH	
P255	P256	211.25	45°02'20"	
P256	P257	23.47	306°18'17"	
P257	P255	208.98	218°39'53"	
P256	P257	23.47	306°18'17"	
P257	P258	5.80	38°39'53"	
P258	P256	23.82	135°02'20"	
P259	P256	2.00	225°02'20"	
P258	P260	28.62	38°39'53"	
P260	P261	161.56	45°02'20"	
P261	P262	CH 349.06	24°01'50"	
		A 357.01	R 486.84	DEL 42°01'00" LT
P262	P263	53.55	03°01'20"	
P263	P264	4.99	312°16'15"	
P264	P265	CH 163.45	191°26'12"	
		A 163.70	R 855.00	DEL 10°58'12" RT
P265	P266	CH 167.86	207°47'35"	
		A 168.87	R 445.00	DEL 21°44'35" RT
P266	P260	231.95	218°39'53"	

PARCEL TABLE					
COUNTY PIN No.	OWNER	LOCATION	GROSS AREA WITHIN OFFICIAL STREET MAP	PARCEL No.	
25 025 3000	JEFFREY AND KATHLEEN DYPWICK	S HALF - SW QTR SEC. 25	0.11 AC.	012	
25 306 0010	MARYANNE M. WHITE	HALLA MARYANNE ADDITION	0.68 AC.	013	
25 306 0020	HALLA FAMILY LP	OUTLOT A HALLA MARYANNE ADDITION	1.17 AC.	014	
25 305 0100	MARK D. HALLA	LOT 10, BLK. 1 HALLA GREAT PLAINS ADDITION	0.09 AC.	015	
25 025 2800	THOMAS & KATHLEEN GERTZ	W HALF - SW QTR SEC. 25	0.34 AC.	016A & 016B	
25 025 2600 *	THOMAS & KATHLEEN GERTZ	W HALF - SW QTR SEC. 25	1.87 AC.	017	
25 305 0190	HALLA FAMILY LP	BLK 2 HALLA GREAT PLAINS ADDITION	2.46 AC.	018	
25 305 0010	NANCY J. ROSSBERG REV. TRUST	LOT 1, BLK. 1 HALLA GREAT PLAINS ADDITION	0.06 AC.	019	
25 305 0020	HALLA FAMILY LP	LOT 2, BLK. 1 HALLA GREAT PLAINS ADDITION	0.18 AC.	020A & 020B	

* DENOTES ENTIRE PARCEL TO BE ACQUIRED

DRAWN BY: MJH
SURVEYED BY: SEH
CHECKED BY: DGR
SURVEY TEAM

NO.	BY	DATE

REVISIONS

PHONE: 507.288.6464
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ROCHESTER, MN 55904
www.sehinc.com

CHANHASSEN,
MINNESOTA

OFFICIAL MAP No. 1
T.H. No. 101
C.S.A.H. No. 61 TO C.S.A.H. No. 14

FILE NO.
Chanh130454
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