

**CITY OF LINDSTROM
ZONING AND LAND USE REQUEST**

MODIFIED OCT 5 2021

Date of Application: SEPT 7 2021 Fee Amount: \$200.00

GARY M LEDFORD TRUST DATED 1/28/08
(Please Print)
& MARLENE B LEDFORD TRUST DATED 1/28/08
Owner's Name:

Phone #: 417 425 7275

Email Address: GL2THDOC@SBEGLDSTL.NET NET GMAIL.COM

Address: 28118 LAKE LAWN DR

Location of the Property: CORNER OF 282 & LAKE LAWN, LINDSTROM MN

Legal Description of the Property: LOT 4, Block 3, Lake Lawn Estates, PLAT 2

Reason for Request: GARAGE SIZE VARIANCE, PLEASE SEE ATTACHMENTS GARAGE SIZE VARIANCE WITHDRAWN - ASKING INSTEAD FOR A SECOND DRIVEWAY ONTO 282ND. DRAWING TO BE PROVIDED AS SOON AS AVAILABLE FROM SURVEYOR.

Sketch of Property and Structure to be drawn on the back of this form or attached. Please indicate the following:

- Location of proposed building
- Existing location of existing buildings
- Setbacks and distances from buildings and property lines
- Distances from neighboring property and buildings
- Additional helpful information

Per M.S. 71.462, an applicant may request that the City provide a written, nonbinding estimate of the anticipated consulting fees to be charged to the applicant based on information available at the time of application. If an estimate is requested, the application shall not be deemed complete until the City has:

1. Provided an estimate to the applicant;
2. Received the required application fees as specified by the City;
3. Received a signed acceptance of the fee estimate from the applicant; and

4. Received a signed statement that the applicant has not relied on the estimate of fees in its decision to proceed with the final application from the applicant.

I do not wish to receive an estimate of the anticipated consulting fees to be charged for this application. MBL GUL

I request that the City provide an estimate of the anticipated consulting fees to be charged for this application.

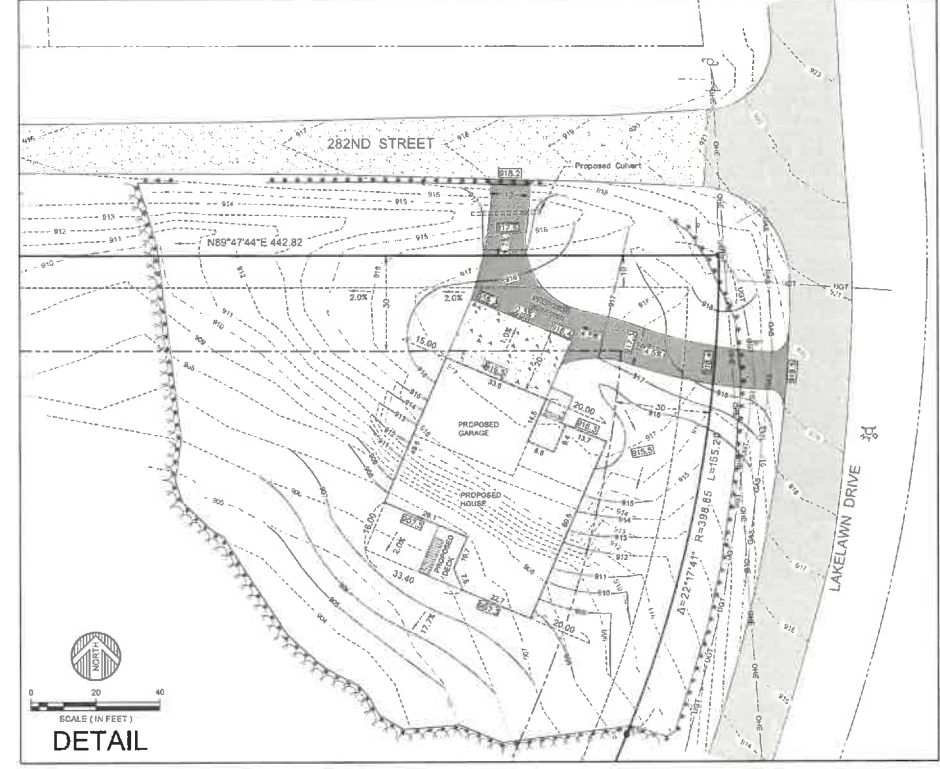
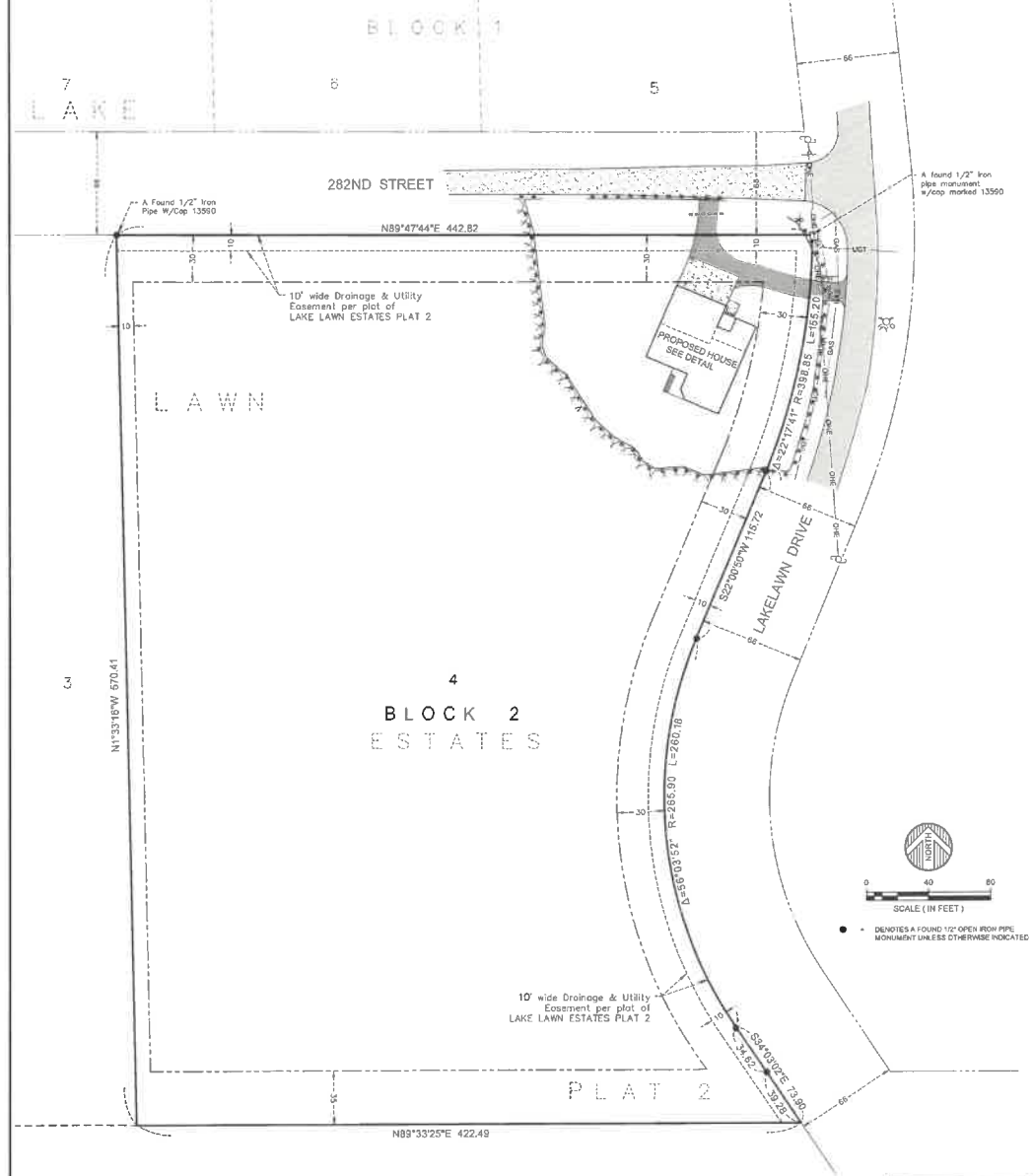
Marlene B Bedford, Trustee

Signature of Applicant: JM MMS Trustee Date: ~~9/7/21~~ 10/5/21

Amount Paid: transfer from previous Receipt: _____



CERTIFICATE OF SURVEY



LEGEND

- TELE PEDESTAL
- SIGN SINGLE POST
- ELEC. POLE
- WATER HYDRANT
- RIGHT OF WAY EXISTING
- BOUNDARY LINE
- BUILDING SETBACK LINE
- EASEMENT LINE
- SILT FENCE
- OVERHEAD ELECTRIC
- UNDERGROUND TELE
- UNDERGROUND GAS LINE
- EDGE OF WOODS
- PROPOSED CONTOUR
- DRAINAGE ARROW
- PROPOSED ELEVATION
- EXISTING GRAVEL SURFACE
- EXISTING BITUMINOUS SURFACE
- PROPOSED DRIVEWAY
- PROPOSED CONCRETE SURFACE

PROPOSED ELEVATIONS - Full Basement - Walkout House Plans From Client
NOTE: Final grades are subject to soil borings and approval by owner, builder and local governing body.

Walkout Floor Elevation:	907.5
Top of Foundation Elevation:	915.5
First Floor Elevation:	918.2
Garage Floor Elevation at Overhead Door:	918.5

- PROPERTY DESCRIPTION:**
 Lot 4, Block 2, LAKE LAWN ESTATES PLAT 2, Chisago County, Minnesota
- SURVEY NOTES:**
- Operation of this bearing system is based on the Chisago County Coordinate System NAD83 (1996 adj.)
 - No address has been assigned to this property. PID No. 02.01020.13
 - Total Acreage: _____
 - The property is zoned R1-A Single Family Residential (per City of Lindstrom City Code) Building Setbacks (per City of Lindstrom City Code)

Front Yard/ROW	: 30 feet
Side Yard	: 10 feet
Rear Yard	: 35 feet
 - Benchmark: Top Nail of Hydrant directly across property on Lakelawn Drive = 520.99 NAVD83
 - The field work was performed on October 8, 2021.

DATE	October 15, 2021	DATE	AMENDMENTS
SCALE	AS SHOWN	BY	PREPARED FOR: GARY LEDFORD
DRAWN BY	SMH	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. Shawn M. Kuehler L.S.	
CHECKED BY	SMH		
FILE NUMBER	2021-11762	DATE	10/15/21

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