

# CIC NUMBER 171 COTTAGES AT CLUB WEST A CONDOMINIUM THIRTEENTH SUPPLEMENTAL CIC PLAT

**OFFICIAL PLAT**

3K9 CIC Pg 10

This THIRTEENTH SUPPLEMENTAL CIC plat is part of the Declaration recorded as Document No. 486659.002 on this 28 day of FEB, 2006.

CITY OF BLAINE  
COUNTY OF ANOKA  
SEC. 17, TWP. 31, RGE. 23

I, Terrence E. Rothenbacher, hereby certify that the work was undertaken by or reviewed and approved by me for this THIRTEENTH SUPPLEMENTAL CIC PLAT of CIC Number 171, COTTAGES AT CLUB WEST, A CONDOMINIUM, being located upon:

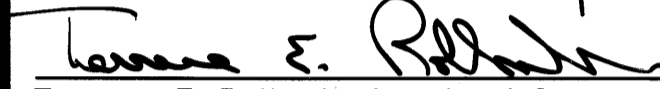
Lots 21 and 22, Block 1, CLUB WEST TWELFTH ADDITION, Anoka County, Minnesota,

and the additional real estate is located upon the following described property designated as:

Lots 5 through 9, inclusive, Block 1; CLUB WEST TWELFTH ADDITION, Anoka County, Minnesota,

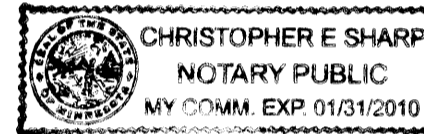
and that this CIC plat fully and accurately depicts all information required by Minnesota Statutes, Section 515B.2-110.

Dated this 26<sup>th</sup> day of January, 2006.

  
Terrence E. Rothenbacher, Land Surveyor  
Minnesota License No. 20595

STATE OF MINNESOTA  
COUNTY OF ANOKA

The foregoing certificate was acknowledged before me this 26<sup>th</sup> day of January, 2006, by Terrence E. Rothenbacher, a Licensed Professional Land Surveyor.



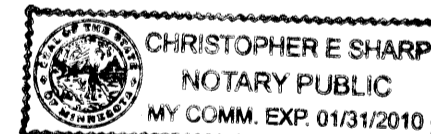
  
Notary Public, Anoka County, Minnesota  
My Commission Expires January 31, 2010

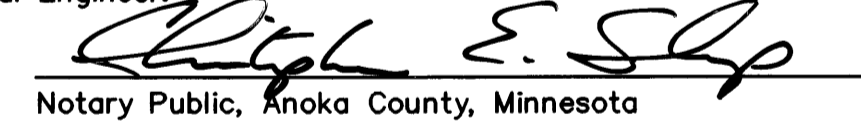
I, CHRISTOPHER J HUNTLEY pursuant to Minnesota Statutes, Section 515B.2-101(c), do hereby certify that the units and the structural components of the structures containing the units and the mechanical systems serving more than one unit are substantially completed.

Dated this 26<sup>th</sup> day of January, 2006.

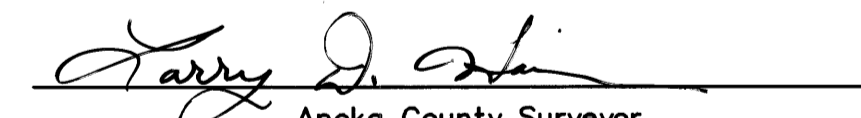
STATE OF MINNESOTA  
COUNTY OF ANOKA

The foregoing certificate was acknowledged before me this 26<sup>th</sup> day of January, 2006, by CHRISTOPHER J HUNTLEY, a Licensed Professional Engineer.



  
Notary Public, Anoka County, Minnesota  
My Commission Expires January 31, 2010

Checked and approved this 3<sup>rd</sup> day of FEBRUARY, 2006.

  
Anoka County Surveyor

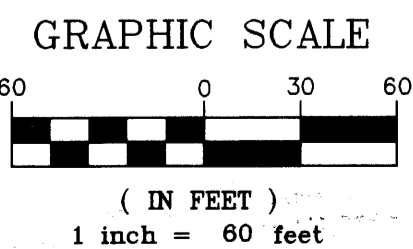
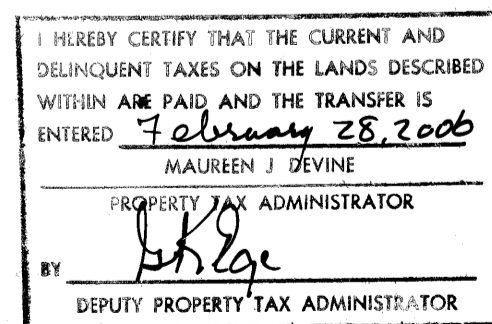
**BENCH MARKS**

Cast Iron Monument at the Southeast Corner of Section 9, Township 31, Range 23.  
Elevation= 904.86 (NGVD 1929)

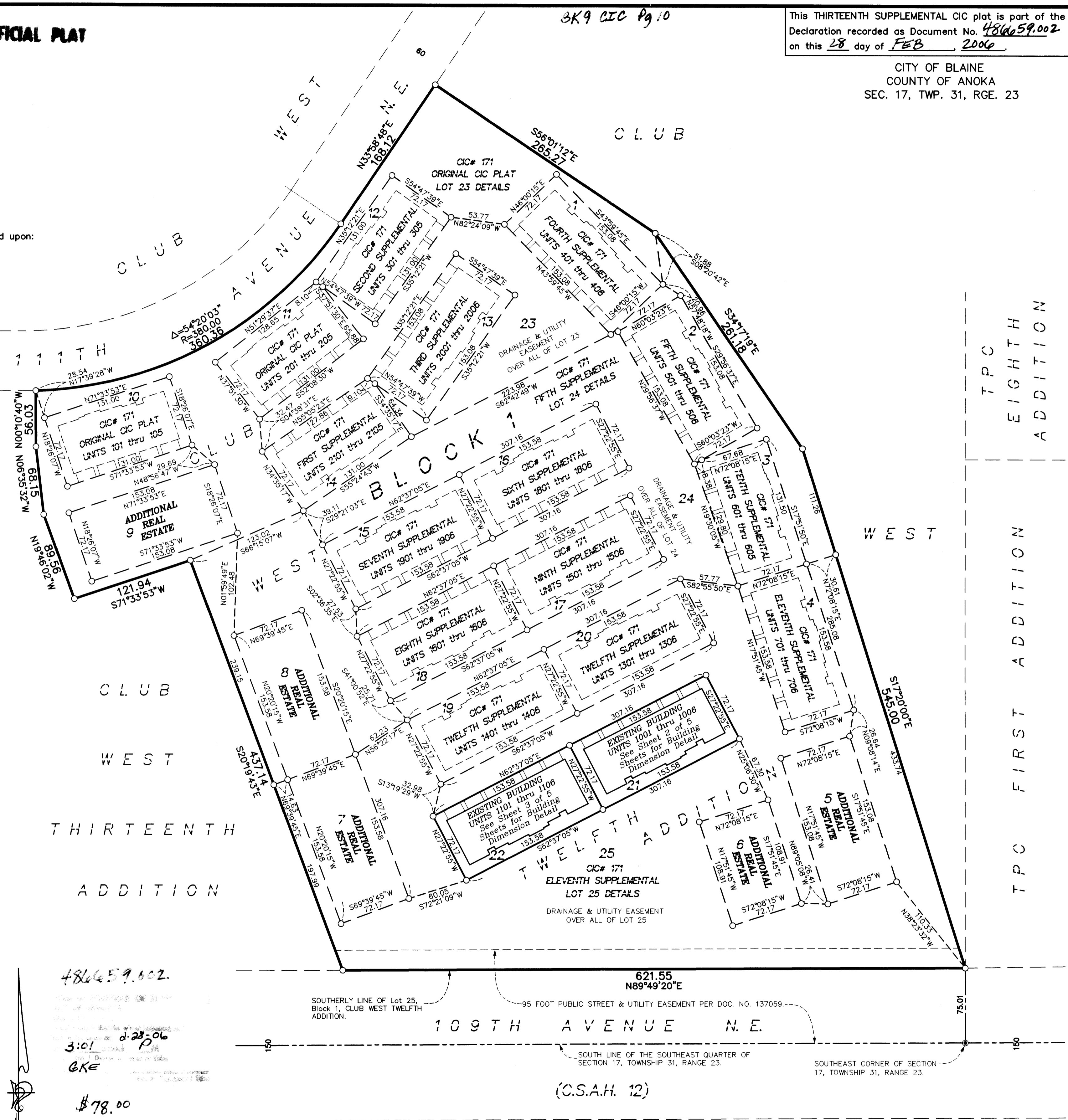
Cast Iron Monument at the North Quarter Corner of Section 9, Township 31, Range 23.  
Elevation= 903.09 (NGVD 1929)

○ Denotes 1/2 inch by 14 inch iron monument set and marked with license number 20595.

For the purposes of this CIC the southerly line of Lot 25, Block 1, CLUB WEST TWELFTH ADDITION, is assumed to have a bearing of North 89 degrees 19 minutes 20 seconds East.



**PIONEER**engineering  
CIVIL ENGINEERS LAND PLANNERS LAND SURVEYORS LANDSCAPE ARCHITECTS



486659.002.  
3:01  
2:28  
GKE  
\$78.00

TPC EIGHTH ADDITION  
TPC FIRST ADDITION

SITE PLAN (AS-BUILT)

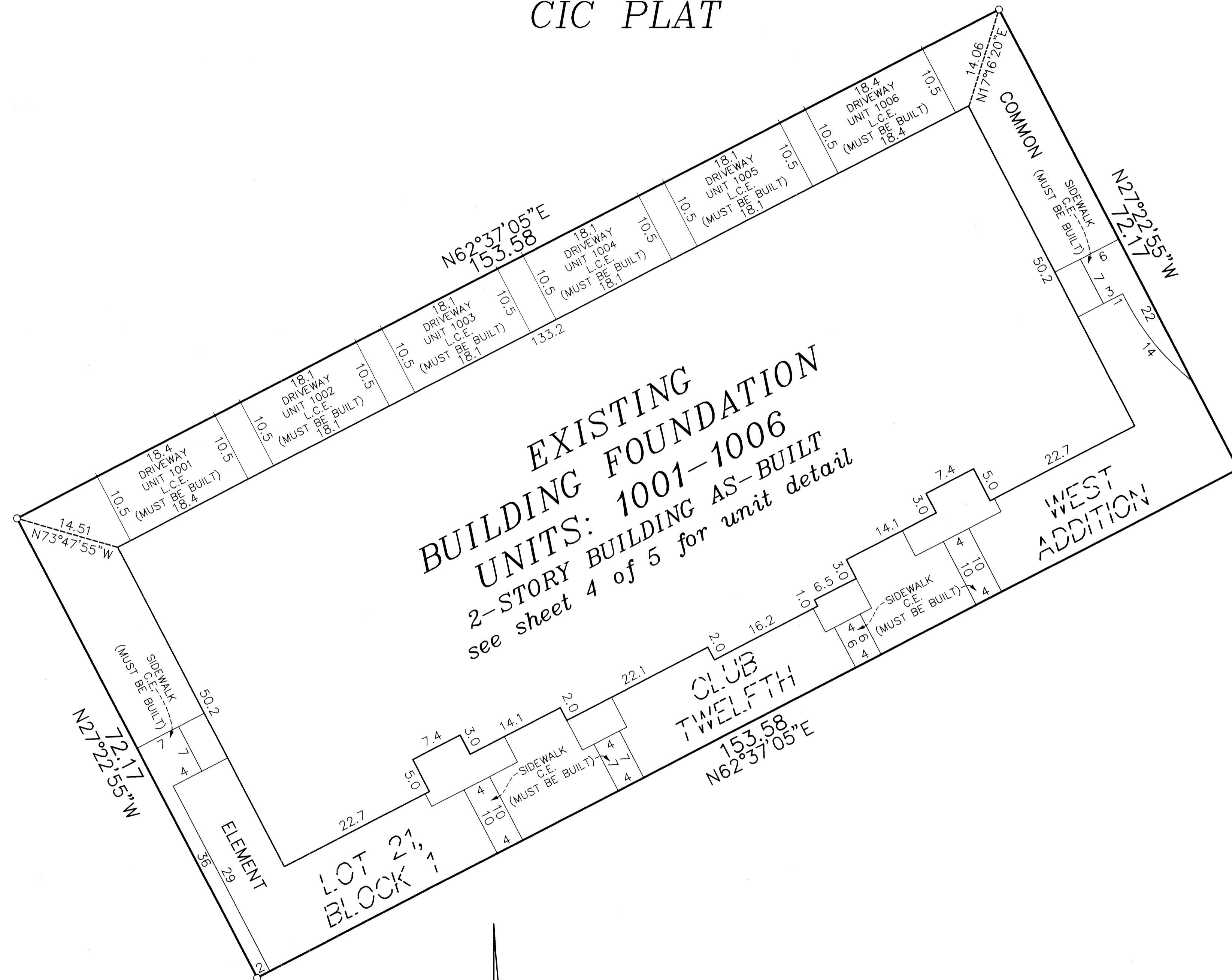
OFFICIAL PLAT

BK9 C1C Pg 10

# CIC NUMBER 171 COTTAGES AT CLUB WEST, A CONDOMINIUM THIRTEENTH SUPPLEMENTAL CIC PLAT

C.R. DOC. NO. \_\_\_\_\_

CITY OF BLAINE  
COUNTY OF ANOKA  
SEC. 17, TWP. 31, RGE. 23

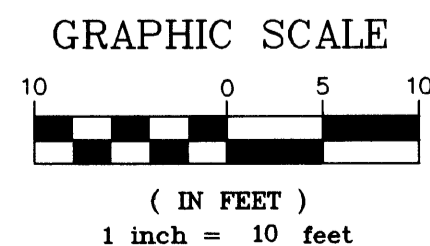


EXISTING  
BUILDING FOUNDATION  
UNITS: 1001-1006  
2-STORY BUILDING AS-BUILT  
see sheet 4 of 5 for unit detail

C.E. = Common Element  
L.C.E. = Limited Common Element

○ Denotes 1/2 inch by 14 inch iron monument set and marked with license number 20595.

For the purposes of this CIC the southerly line of Lot 25, Block 1, CLUB WEST TWELFTH ADDITION, is assumed to have a bearing of North 89 degrees 49 minutes 20 seconds East.



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CIVIL ENGINEERS LAND PLANNERS LAND SURVEYORS LANDSCAPE ARCHITECTS

SITE PLAN (AS-BUILT)

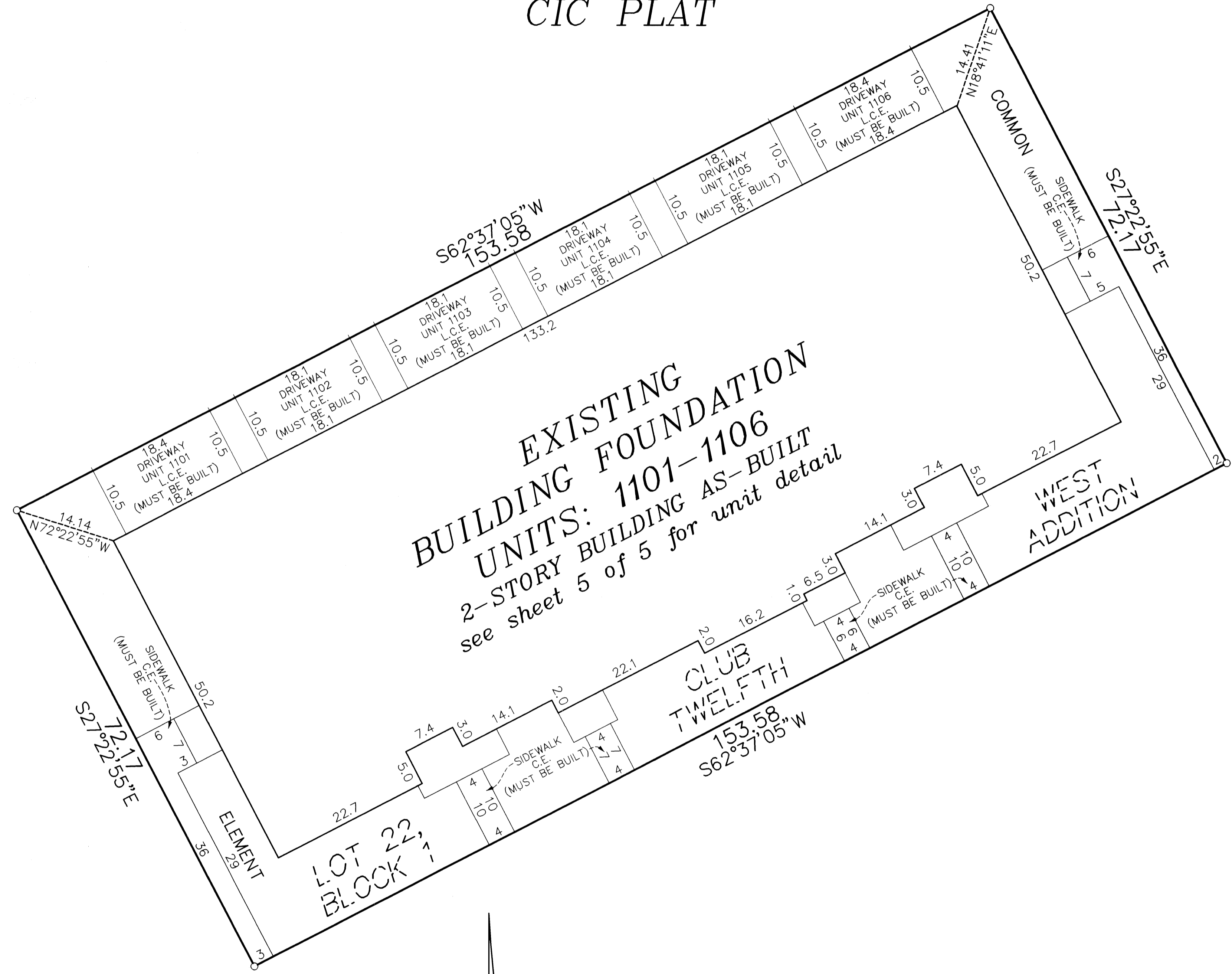
SPECIAL PLAT

3K9 CIC Pg 10

# CIC NUMBER 171 COTTAGES AT CLUB WEST, A CONDOMINIUM THIRTEENTH SUPPLEMENTAL CIC PLAT

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CITY OF BLAINE  
COUNTY OF ANOKA  
SEC. 17, TWP. 31, RGE. 23

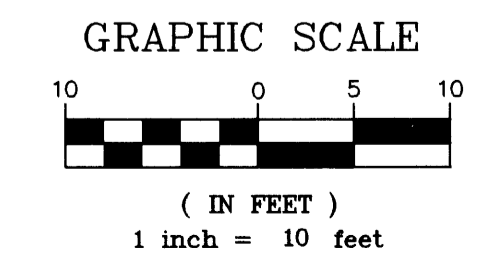


EXISTING  
BUILDING FOUNDATION  
UNITS: 1101-1106  
2-STORY BUILDING AS-BUILT  
see sheet 5 of 5 for unit detail

C.E. = Common Element  
L.C.E. = Limited Common Element

○ Denotes 1/2 inch by 14 inch iron monument set and marked with license number 20595.

For the purposes of this CIC the southerly line of Lot 25, Block 1, CLUB WEST TWELFTH ADDITION, is assumed to have a bearing of North 89 degrees 49 minutes 20 seconds East.



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CIVIL ENGINEERS LAND PLANNERS LAND SURVEYORS LANDSCAPE ARCHITECTS

UNIT DETAIL  
(AS-BUILT)

# CIC NUMBER 171

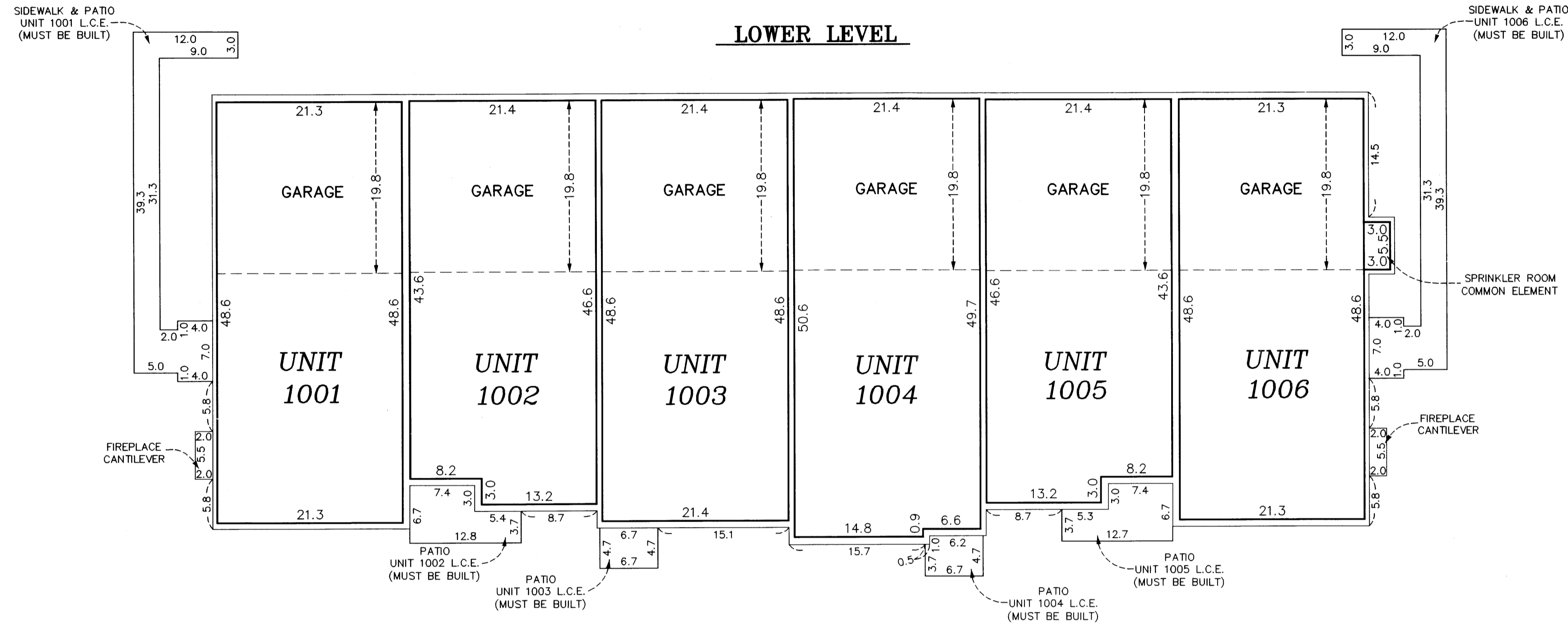
## COTTAGES AT CLUB WEST, A CONDOMINIUM

### THIRTEENTH SUPPLEMENTAL

### CIC PLAT

C.R. DOC. NO. \_\_\_\_\_

CITY OF BLAINE  
COUNTY OF ANOKA  
SEC. 17, TWP. 31, RGE. 23



All units garage floor elevation at the garage door = 899.8 feet  
All units garage floor elevation at back of garage = 900.1 feet  
All units garage ceiling elevations = 909.4 feet

All units lower level floor elevations = 900.3 feet  
All units lower level ceiling elevation = 909.4 feet

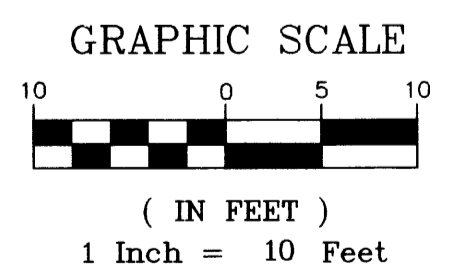
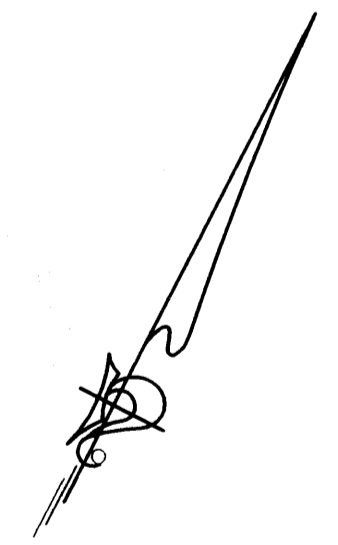
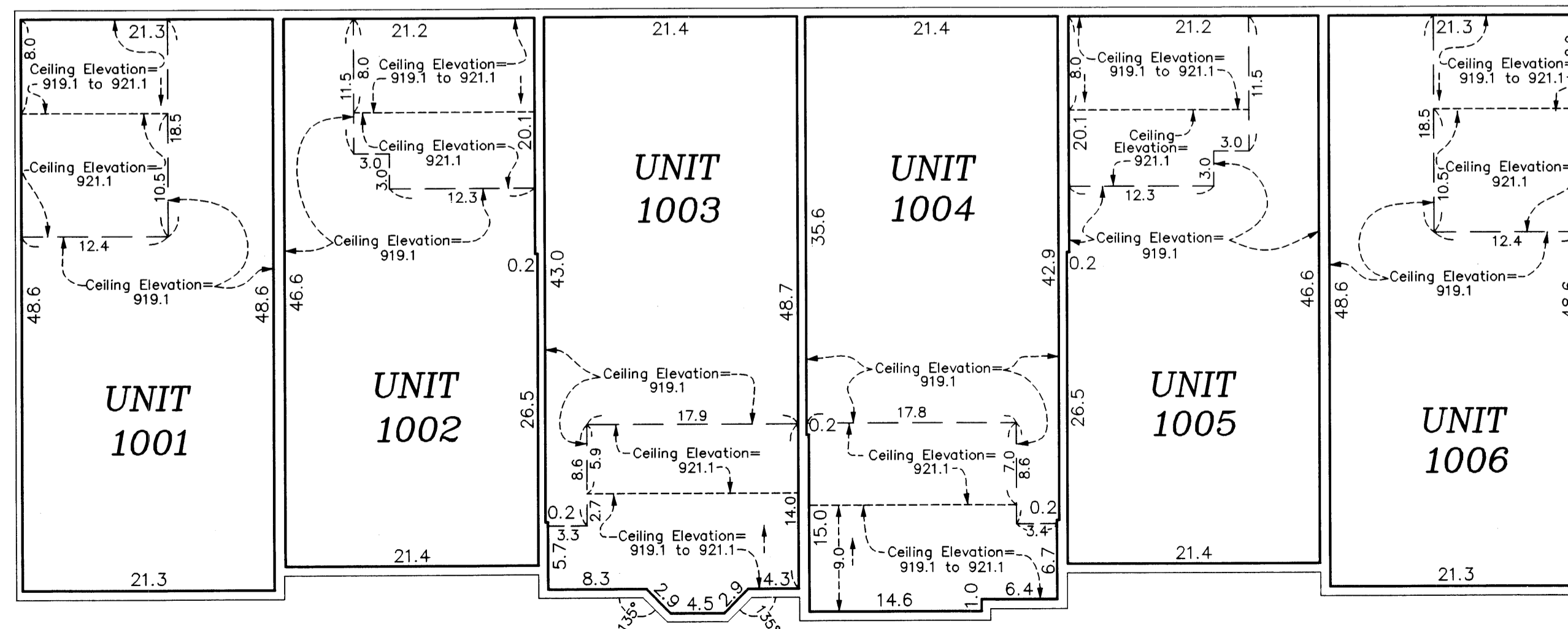
All units upper level floor elevation = 911.0 feet  
All units upper level ceiling elevation varies from 919.1 feet to 921.1 feet

Interior Dimensions shown are measured to the unfinished surface of the walls, floors and ceilings.

L.C.E. Denotes Limited Common Element

Elevations are referenced to Benchmark as noted on sheet 1 of 5 sheets and are shown in feet and tenths of a foot.

### UPPER LEVEL



UNIT DETAIL  
(AS-BUILT)

OFFICIAL PLAT

BK9 CIC Pg 10

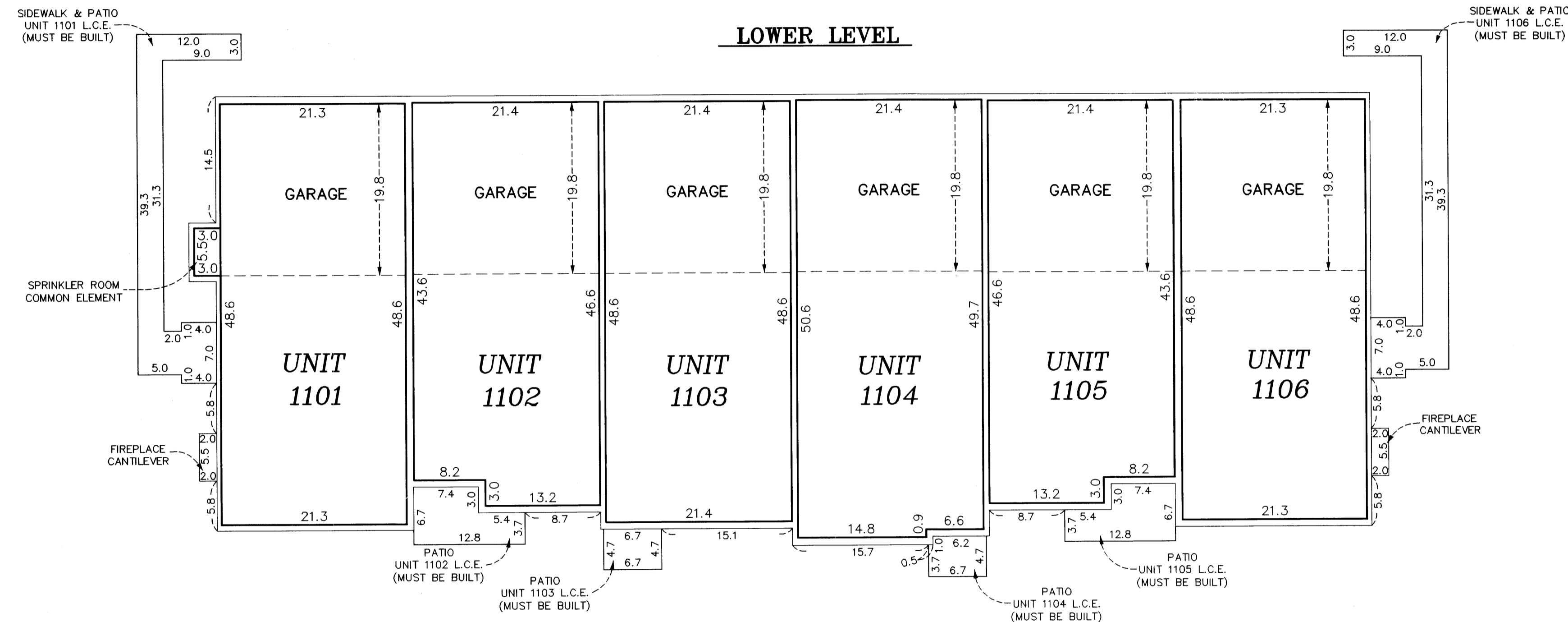
# CIC NUMBER 171

## COTTAGES AT CLUB WEST, A CONDOMINIUM

### THIRTEENTH SUPPLEMENTAL CIC PLAT

C.R. DOC. NO. \_\_\_\_\_

CITY OF BLAINE  
COUNTY OF ANOKA  
SEC. 17, TWP. 31, RGE. 23



All units garage floor elevation at the garage door = 899.7 feet  
 All units garage floor elevation at back of garage = 900.0 feet  
 All units garage ceiling elevations = 909.3 feet

All units lower level floor elevations = 900.2 feet  
 All units lower level ceiling elevation = 909.3 feet

All units upper level floor elevation = 910.9 feet  
 All units upper level ceiling elevation varies from 919.0 feet to 921.0 feet

Interior Dimensions shown are measured to the unfinished surface of the walls, floors and ceilings.

L.C.E. Denotes Limited Common Element

Elevations are referenced to Benchmark as noted on sheet 1 of 5 sheets and are shown in feet and tenths of a foot.

**UPPER LEVEL**

