

# CIC NUMBER 247

## A CONDOMINIUM PARKSIDE VILLAGE AT RAMSEY TOWN CENTER TENTH SUPPLEMENTAL CIC PLAT

This TENTH SUPPLEMENTAL CIC plat is part of the Declaration recorded as Document No. 621076.003 on this 7 day of November 2024.

CITY OF RAMSEY  
COUNTY OF ANOKA  
SEC. 28, T. 32, R. 25

I, Peter J. Hawkinson, do hereby certify that the work was undertaken by, or reviewed and approved by, me for this TENTH SUPPLEMENTAL CIC Plat of Common Interest Community Number 247, A CONDOMINIUM, PARKSIDE VILLAGE AT RAMSEY TOWN CENTER, being located upon:

Lot 5, Block 2, RAMSEY TOWN CENTER 9TH ADDITION, according to the recorded plat thereof, Anoka County, Minnesota,

And the Additional Real Estate described as:

- Lot 4, Block 2, said RAMSEY TOWN CENTER 9TH ADDITION
- Lots 5, 5A, 6 and 6A, Block 4, said RAMSEY TOWN CENTER 9TH ADDITION
- Outlot A, said RAMSEY TOWN CENTER 9TH ADDITION
- Outlot C, said RAMSEY TOWN CENTER 9TH ADDITION

And fully and accurately depicts all information required by Minnesota Statutes, Section 515B.2-1101 (c). Dated this 22<sup>nd</sup> day of October, 2024.

[Signature]  
 Peter J. Hawkinson, Land Surveyor  
 Minnesota License No. 42299

STATE OF MINNESOTA  
COUNTY OF Dakota

The foregoing instrument was acknowledged before me this 22<sup>nd</sup> day of October, 2024 by Peter J. Hawkinson.

[Signature]  
 Signature  
Nicholas J. Kolsrud  
 Printed Name  
 Notary Public, Dakota County Minnesota  
 My Commission Expires 1-31-2025

I, Brian Molinaro, pursuant to Minnesota Statutes, Section 515B.2-101(c), do hereby certify that the structural components of the structures containing the units and the mechanical systems serving more than one unit, are substantially completed. Dated this 22<sup>nd</sup> day of October, 2024.

[Signature]  
 Signature  
Brian Molinaro  
 Printed Name  
 Licensed Engineer  
 Minnesota License No. 47504

STATE OF MINNESOTA  
COUNTY OF Dakota

The foregoing instrument was acknowledged before me this 22<sup>nd</sup> day of October, 2024 by Brian Molinaro.

[Signature]  
 Signature  
Nicholas J. Kolsrud  
 Printed Name  
 Notary Public, Dakota County Minnesota  
 My Commission Expires 1-31-2025

### COUNTY SURVEYOR

Pursuant to Minnesota Statutes, Section 389.09, Subd. 1, this CIC Plat has been reviewed and approved this 29<sup>th</sup> day of October, 2024.

By: [Signature]  
 David M. Ziegler, Anoka County Surveyor

### COUNTY AUDITOR/TREASURER

Pursuant to Minnesota Statutes, Section 515B.1-116, taxes payable in the year 2024 on the land hereinbefore described have been paid. Also, pursuant to Minnesota Statutes, Section 272.12, there are no delinquent taxes and transfer entered this 29 day of October, 2024.

[Signature]  
 Property Tax Administrator  
 By: [Signature], Deputy

### COUNTY RECORDER/REGISTRAR OF TITLES, County of Anoka, State of Minnesota

I hereby certify that this plat of TENTH SUPPLEMENTAL COMMON INTEREST COMMUNITY NO. 247 was filed in the office of the County Recorder/Registrar of Titles for public record on this 7 day of November, 2024, at 2:41 o'clock P.M. and was duly recorded as Document Number 621076.003.

[Signature]  
 County Recorder/Registrar of Titles  
 By: [Signature], Deputy

\$56.00

SITE PLAN

# CIC NUMBER 247

## A CONDOMINIUM PARKSIDE VILLAGE AT RAMSEY TOWN CENTER TENTH SUPPLEMENTAL CIC PLAT

C.R. DOC. NO. 621676.003

CITY OF RAMSEY  
COUNTY OF ANOKA  
SEC. 28, T. 32, R. 25

PINEVIEW ESTATES

149TH AVE. NW

PINEVIEW ESTATES 2ND ADDITION GARDEN VIEW

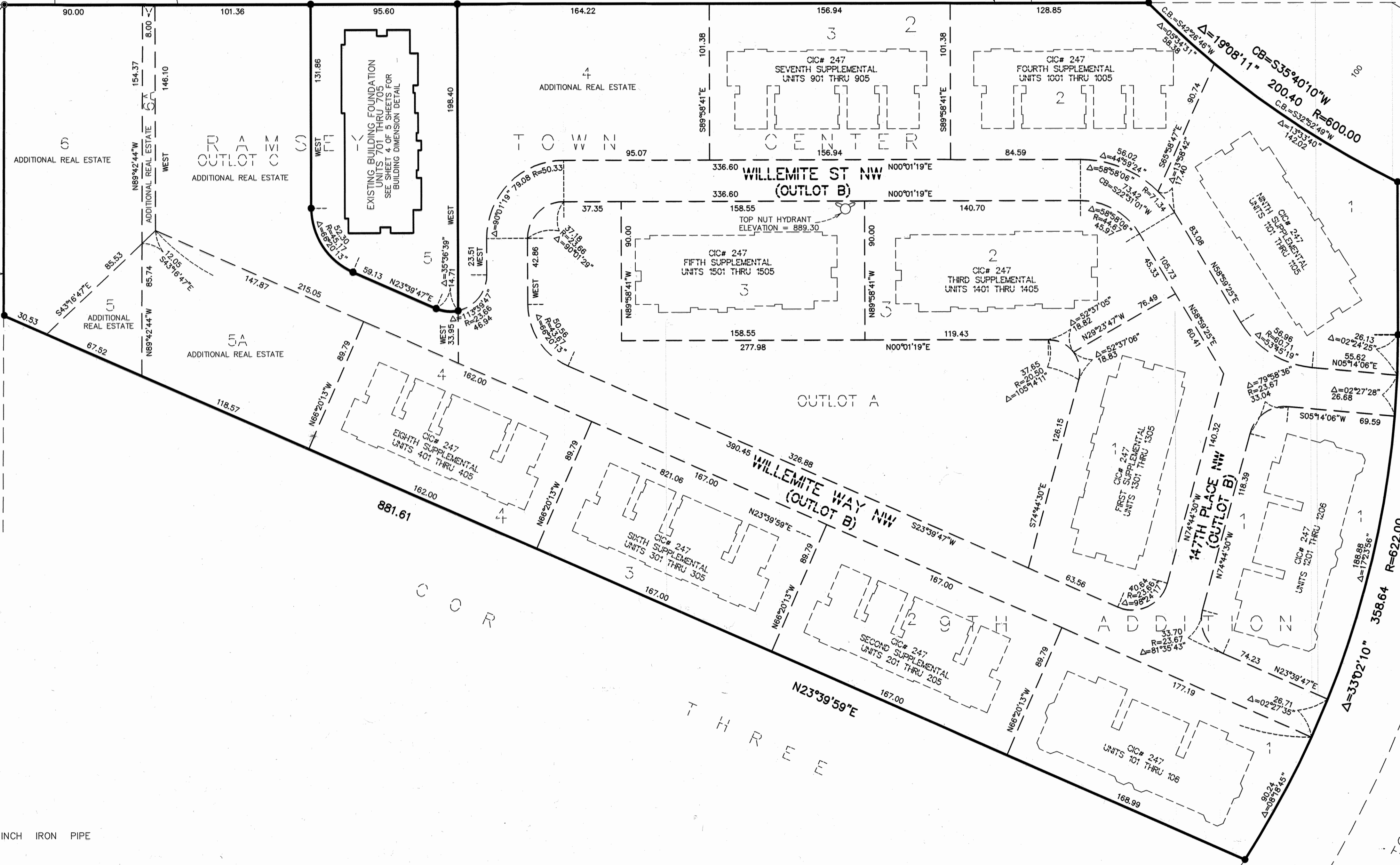
NE CORNER OF THE  
NW 1/4 OF SEC. 28,  
TWP. 32, RGE 25  
(NORTH QUARTER CORNER)

GREENLAND HILLS

N LINE OF THE NW 1/4 OF  
SEC. 28, TWP. 32, RGE 25

S89°42'44"E

200.78



TOWN CENTER DRIVE

VISTAS  
AT NORTH  
COMMONS

WILLEMITTE  
ST NW

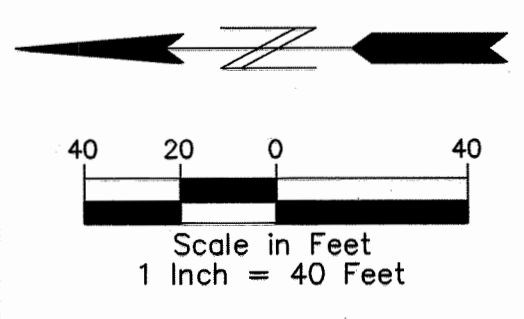
CORNER  
THREE  
RAMSEY TOWN  
CENTER 8TH  
ADDITION

● DENOTES FOUND 1/2 INCH IRON PIPE MONUMENT

**BENCH MARK**

TOP NUT HYDRANT AT THE SOUTHEAST CORNER OF LOT 3, BLOCK 3, RAMSEY TOWN CENTER 9TH ADDITION, WITH AN ELEVATION OF 889.30 FEET (NAVD 88)

THE ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE EAST LINE OF THE NW QUARTER, SECTION 28, TOWNSHIP 32, RANGE 25, WHICH IS ASSUMED TO HAVE A BEARING OF SOUTH 00°01'19" WEST.



\$56.00

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

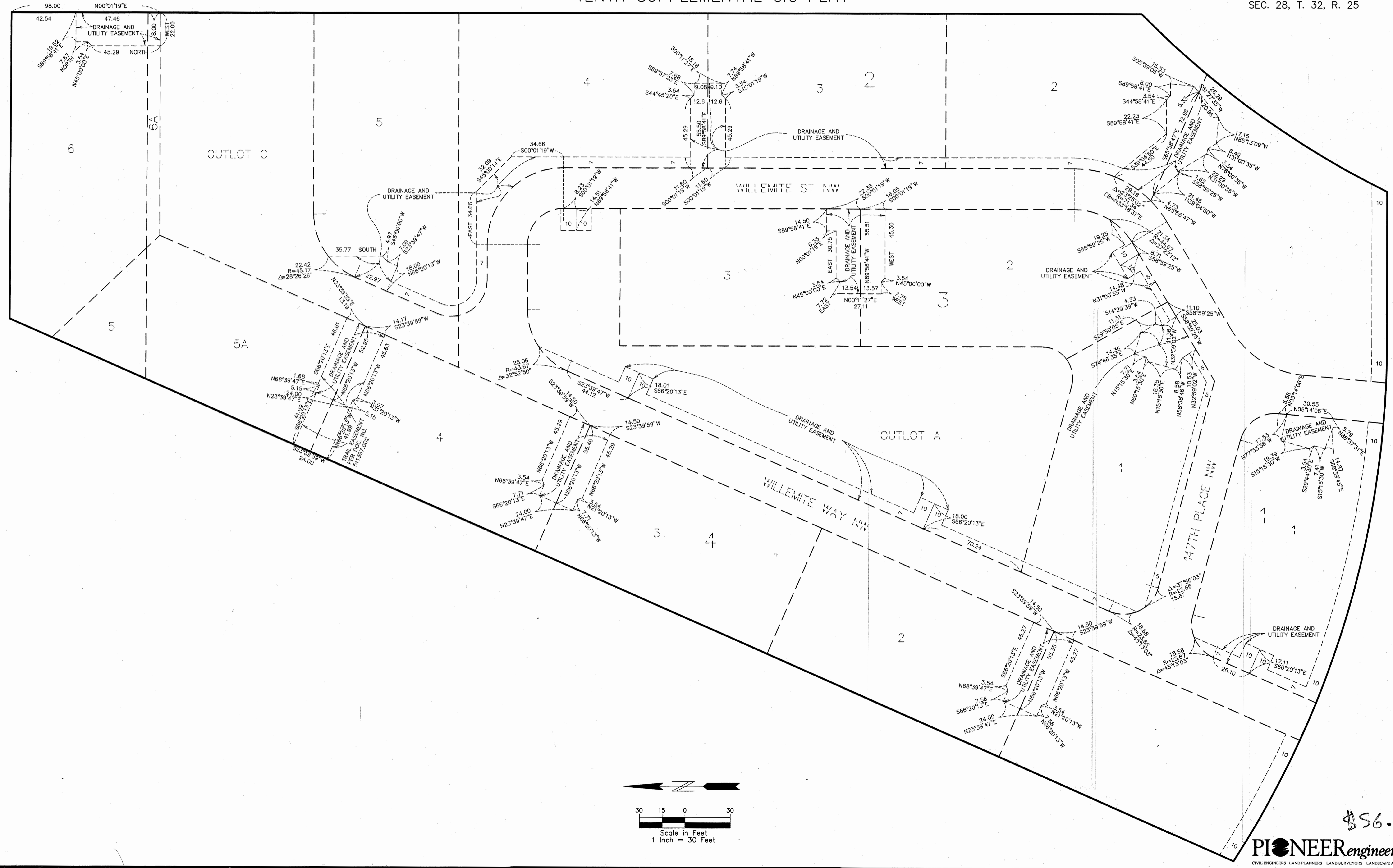
EASEMENT DETAIL  
(EASEMENTS PER THE PLAT OF  
RAMSEY TOWN CENTER 9TH ADDITION)

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\$56.00

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CIVIL ENGINEERS LAND PLANNERS LAND SURVEYORS LANDSCAPE ARCHITECTS

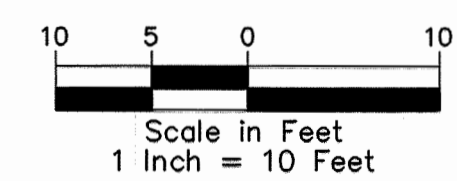
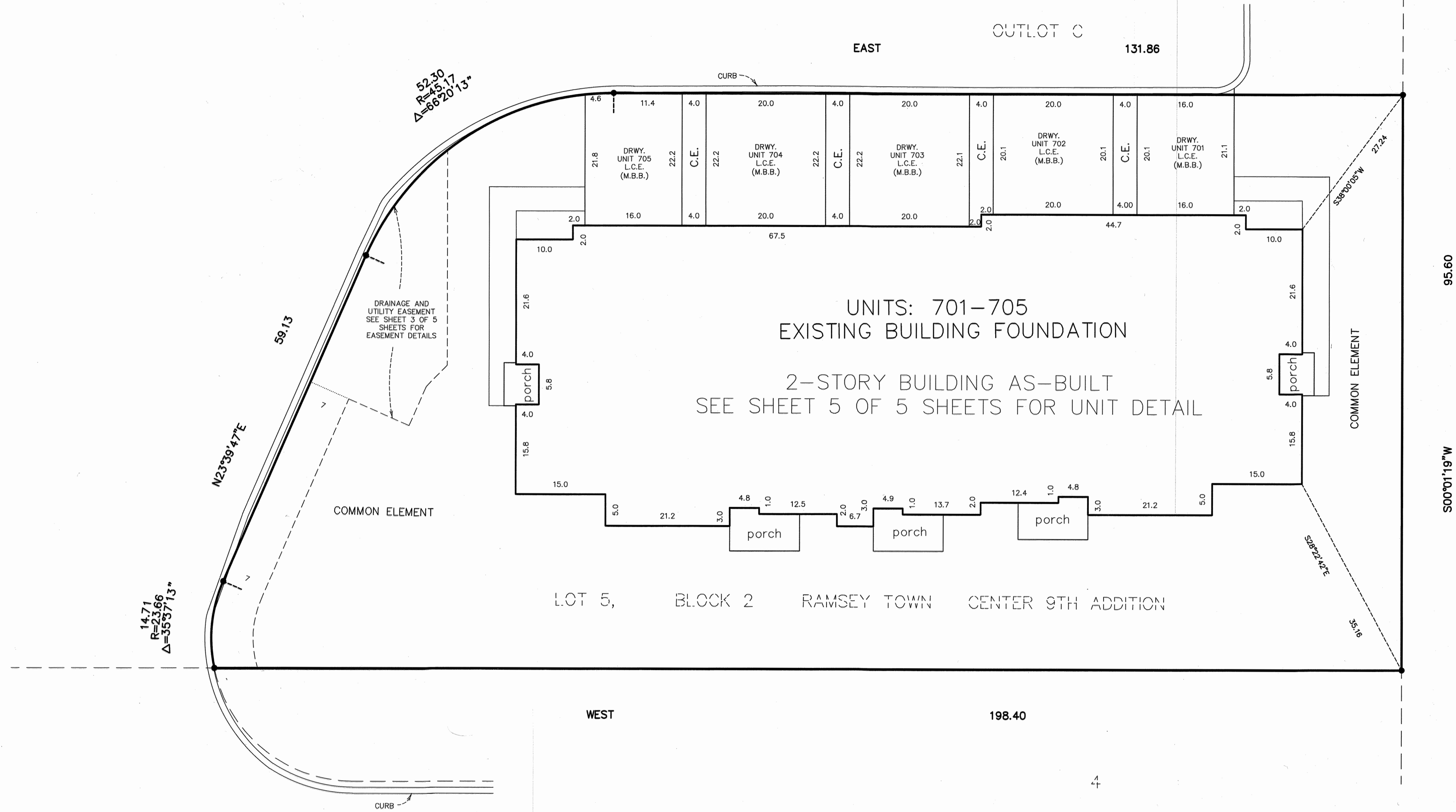
BUILDING DIMENSION DETAIL  
(AS-BUILT)

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- DENOTES FOUND 1/2 INCH IRON PIPE MONUMENT
- C.E. = Common Element
- L.C.E. = Limited Common Element
- DRWY. = Driveway
- M.B.B. = Must Be Built

THE ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE EAST LINE OF THE NW QUARTER, SECTION 28, TOWNSHIP 32, RANGE 25, WHICH IS ASSUMED TO HAVE A BEARING OF SOUTH 00°01'19" WEST.

UNIT DETAIL  
(AS-BUILT)

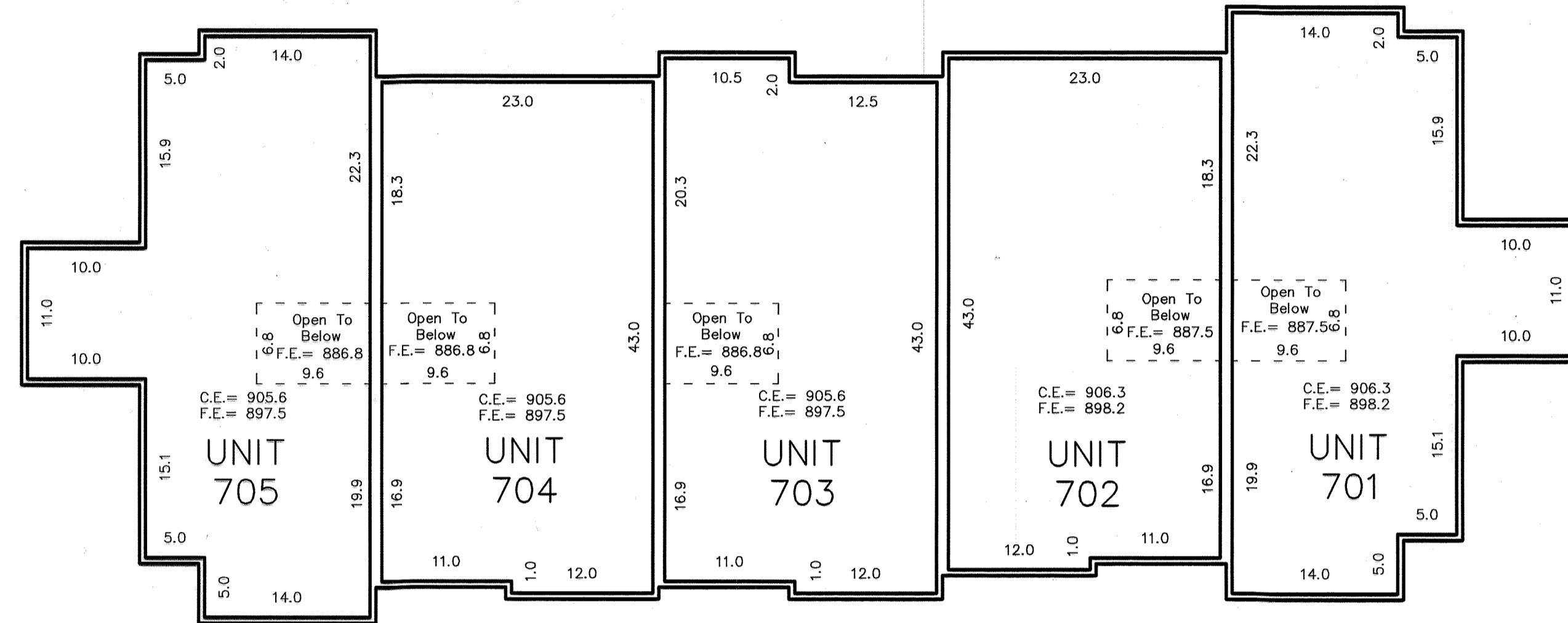
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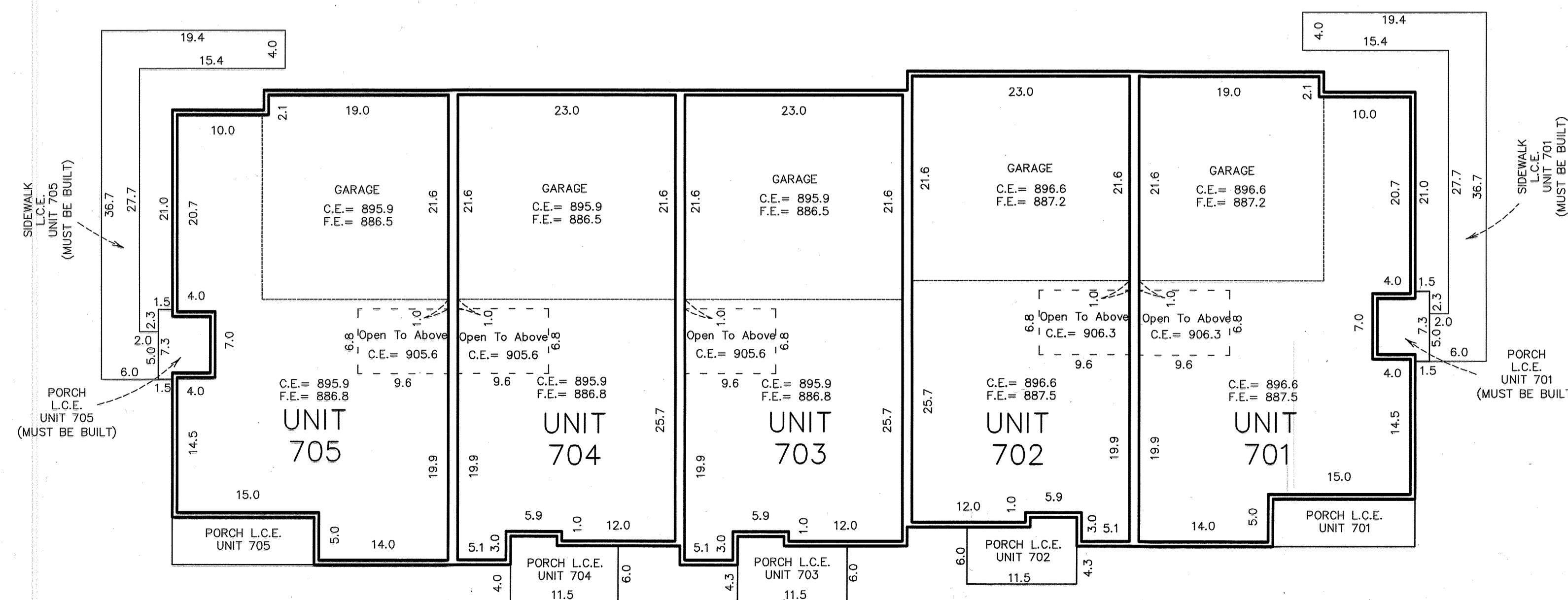
C.R. DOC. NO. 621076.003

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COUNTY OF ANOKA  
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## UPPER LEVEL



## MAIN LEVEL



Elevations are referenced to a benchmark as noted on the site plan on Sheet 2 of 5 Sheets and are shown in feet and tenths of a foot.

F.E. = Floor elevation  
C.E. = Ceiling elevation  
L.C.E. = Limited Common Element

Interior dimensions shown are measured to the unfinished surface of the walls, floors and ceiling.



Scale in Feet  
1 Inch = 10 Feet

\$56.00