

May 23, 2005

RE: Subdivision Plats adjoining Pine County Roads

Surveyors;

Procedure for Subdivision Plats adjoining Pine County Roads:

As per Pine County Subdivision and Platting Ordinance, Section 603, subd. F., "All plats adjoining a County road shall provide a **MINIMUM** right-of-way of fifty (50) feet from the centerline of the County Road to the right-of-way line of the property being subdivided, so as to allow a **MINIMUM** total right-of-way of one hundred (100) feet for the County Road."

In order for Pine County to determine if the centerline of an unrecorded existing as built County road and the section line or aliquot part of a section line are physically one and the same then it shall be shown on the preliminary plat BOTH the section line or aliquot part of a section line AND the edges of the driving surface of the unrecorded existing as built County road BOTH as mapped by the surveyor. Mapping shall be to the extent of the as built County road that adjoins the land to be subdivided.

With this information Pine County will determine the extent of the ROW that will be required within the final subdivision plat.

Pine County thanks you for your efforts in this matter.

Robin T. Mathews
Pine County Surveyor
MN LS #41038