

**ENGINEER'S REPORT
 PRELIMINARY PLAT REVIEW**

Subdivision Name: Channel Parkway Addition

Quarter NE $\frac{1}{4}$ NW $\frac{1}{4}$ Section 5 Township 111N Range 41W

Owner's Name: City of Marshall, MN

Surveyor: Ben Madsen-Madsen Land Surveying, Inc. Reg. No. 50875

Sec. 66-54. Information required. (1) Preliminary subdivision plat.		Yes	No	N/A	Comments
a.	Scale 1" = 100' or larger	X			
b.	Subdivision and owner names	X			
c.	Legal description and location sketch	X			
d.	Date, scale and north arrow	X			
e.	Acreage	X			
f.	Zoning classification	X			
g.	Contours	X			
h.	Boundary line bearings and distances	X			
i.	Easement	X			
j.	Street names, elevations and grades	X			

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SUBDIVISION NAME: CHANNEL PARKWAY ADDITION

PAGE 2 of 3

	Sec. 66-54. Information required. (1) Preliminary subdivision plat.	Yes	No	N/A	Comments
k.	Utilities	X			
l.	Lot lines, numbers and dimensions	X			
m.	Park land		X		No park land; assess fee
n.	Setbacks	X			
o.	Natural drainageways	X			
p.	Other related information			X	
q.	Covenants and restrictions			X	
r.	Improvement plans and financing			X	
s.	Future platting			X	
t.	Variance request			X	
u.	Floodway and flood zone designations			X	
v.	Certificates of approval		X		To be included in Final Plat

Sec. 66-54. Information required. (2) Other preliminary plans.		Yes	No	N/A	Comments
a.	Drainage and grading plans 1. Existing and proposed drainage.			X	Submitted with final building plans through building permit process
	2. Drainage flow facility.			X	
b.	Utility plans			X	

CITY ENGINEER'S RECOMMENDATIONS:

DATE RECEIVED: 02/06/2024

DATE REVIEWED: 02/06/2024

PLANNING COMMISSION REVIEW DATE: 02/14/2024



 Jason R. Anderson, P.E.
 Director of Public Works/Planning & Zoning Administrator

Copies to: City Administrator
 Building Official
 Senior Engineering Specialist