UNOFFICIAL COPY

PLAT/CONDO RECORDING INFO

DOC. # 1745567

PLAT NAME:
R. J. Vander Kelen's Shorewood Heights Fifth Addition

DATE: 2-7-00

OWNER NAME(S):
Robert J. Vander Kelen

REGISTER'S OFFICE)
BROWN CO., WI)

Received for record the 27th **day of**
March **A.D.** 2000
At 4:06 **o'clock** P **M. and recorded in**
Vol. 21 **of** Plats
On page 116

CATHY WILLIQUETTE
Register of Deeds

UNOFFICIAL COPY

R.J. VANDER KELEN'S SHOREWOOD HEIGHTS FIFTH ADDITION

Part of the SE 1/4-SE 1/4, Section 14, T24N-R21E, City of Green Bay, Brown County, Wisconsin.

There are no objections to this plat with respect to Secs. 236.15, 236.16, 236.20 and 236.21 (1) and (2), Wis. Stats., or by the County Planning Agency.

Certified March 7th, 20 00

Renee M. Powers
Department of Administration

SURVEYOR'S CERTIFICATE

I, David W. Mau, Registered Land Surveyor, hereby certify:

That in full compliance with the provisions of Chapter 236, Wisconsin Statutes, and the subdivision regulations of the City of Green Bay, and under the direction of the owner listed hereon, I have surveyed, divided and mapped "R.J. VANDER KELEN'S SHOREWOOD HEIGHTS FIFTH ADDITION", and that such plat correctly represents exterior boundaries and the subdivision of the land surveyed and is located in part of the Southeast 1/4–Southeast 1/4, Section 14, T24N–R21E, City of Green Bay, Brown County, Wisconsin, more fully described as follows:

Commencing at the Southeast corner, Section 14, T24N–R21E; thence S88°42'13"W, 1135.56 feet along the south line of the Southeast 1/4, said Section to the point of beginning; thence continuing S88°42'13"W, 191.21 feet along said south line; thence N00°00'16"W, 215.05 feet along the west line of the Southeast 1/4–Southeast 1/4, said Section; thence N88°42'13"E, 78.68 feet; thence N28°37'09"E, 746.84 feet; thence S61°22'51"E, 185.00 feet; thence S28°37'09"W, 732.73 feet along the centerline of Durham Road; thence 147.86 feet along said centerline, being the arc of a 700.00 foot radius curve to the left whose long chord bears S22°34'05"W, 147.58 feet to the point of beginning.

Parcel contains 179,175 square feet/4.11 acres, more or less.
Road dedication contains 46,371 square feet/1.06 acres, more or less, excepting therefrom any land previously conveyed for road purposes.

David W. Mau S–1030

Dated this 7 day of Feb., 2000.
Revised this 15 day of March, 2000.

WISCONSIN DAVID W. MAU No. S-1030 Green Bay, WI LAND SURVEYOR

CURVE DATA

Curve	Radius	Arc	Chord	Chord Bearing	Central Angle	Tangent Bearing
1–2	135.00'	66.35'	65.69'	S77°12'58"E	28°09'38"	
3–4	65.00'	31.95'	31.63'	N77°12'58"W	28°09'38"	
5–6	12.00'	18.09'	16.43'	N19°56'22"W	86°23'34"	S23°15'25"W
6–7	735.00'	97.68'	97.61'	N19°26'59"E	7°36'52"	S15°38'33"W (Rec. S17°32'19"W)
8–9	700.00'	147.86'	147.58'	S22°34'05"W	12°06'08"	S16°31'01"W

TREASURER'S CERTIFICATE

As duly appointed/elected Green Bay City Treasurer and Brown County Treasurer, We hereby certify that the records in our offices show no unpaid taxes, no unredeemed tax sales and no unpaid special assessments affecting any of the lands included in "R.J. VANDER KELEN'S SHOREWOOD HEIGHTS FIFTH ADDITION".

Douglas Daul 3/29/00 Date
Green Bay City Treasurer

Kerry Blaney 3.27.00 Date
Brown County Treasurer

COMMON COUNCIL RESOLUTION

Resolved that a plat known as "R.J. VANDER KELEN'S SHOREWOOD HEIGHTS FIFTH ADDITION", which has been duly filed for approval of the Common Council of the City of Green Bay, be and is hereby approved, as required by Chapter 236, Wisconsin Statutes, and is subject to the conditions set forth in the Plan Commission report of March 21, 2000.

I, Douglas Daul, being duly elected, qualified and acting clerk of the City of Green Bay, Brown County, Wisconsin, do hereby certify that the Common Council of the City of Green Bay passed Resolution Number 34 on March 21, 2000, authorizing me to issue a certificate of approval of the final plat of "R.J. VANDER KELEN'S SHOREWOOD HEIGHTS FIFTH ADDITION", upon satisfaction of certain conditions, and I do also hereby certify that all conditions were satisfied and the approval was granted and effective on the 27 day of March, 2000.

Douglas Daul 3/27/00 Date
Green Bay City Clerk

100 0 100 200 300
Graphic Scale

OWNER'S CERTIFICATE

As Owner, I hereby certify that I caused the land described on this plat to be surveyed, divided, mapped and dedicated as represented hereon. I understand that the City will discontinue any public improvements upon discovery or notice of any other condition requiring abnormal public improvement costs. I further acknowledge that the City's action or inaction in this regard shall not be construed as an admission of liability for hazardous waste clean–up or burial site preservation costs. I also certify that this plat is required in accordance s.236.10 or 236.12 to be submitted to the following for approval or objection:

City of Green Bay
Department of Administration
Brown County Planning Commission

Robert J. Vander Kelen

Personally came before me this 23 day of March, 2000, the above named Owner; to me known to be the person who executed the foregoing instrument and acknowledged the same.

Teresa M. Augustian
Notary Public
Brown County, Wisconsin My Commission Expires 9.30.2001

NOTARY PUBLIC TERESA M. AUGUSTIAN STATE OF WISCONSIN

STATE OF WISCONSIN]
] SS
COUNTY OF BROWN]

NOTES:

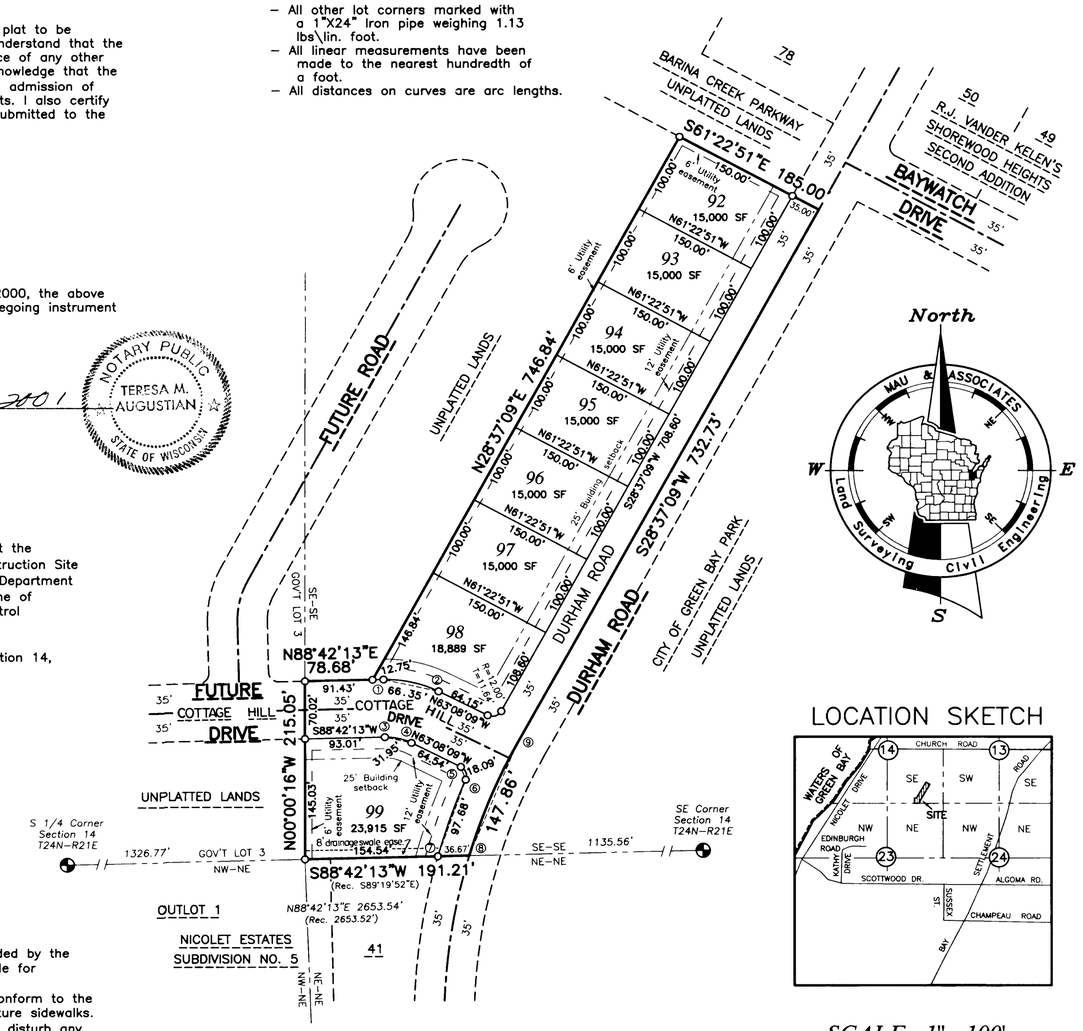
1) The property owners, at the time of construction, shall implement the appropriate soil erosion control methods outlined in "Wisconsin Construction Site Best Management Practice Handbook" (available from the Wisconsin Department of Natural Resources) to prevent soil erosion. However, if at the time of construction the City of Green Bay has an adopted soil erosion control ordinance, it shall govern over this requirement.
2) All streets within the plat boundary are dedicated to the public.
3) Bearings referenced to the south line of the Southeast 1/4, Section 14, T24N–R21E, assumed to be N88°42'13"E.

RESTRICTIVE COVENANTS:

1) The land on all side and rear lot lines of all lots shall be graded by the subdivider and maintained by the abutting property owners to provide for adequate drainage of surface water.
2) Each lot owner shall grade the property abutting a street to conform to the adopted sidewalk grade elevation and maintain said elevation for future sidewalks.
3) No poles, pedestals or buried cable are to be placed so as to disturb any survey stake or obstruct vision along any lot lines or street line, a disturbance of a survey stake by anyone is a violation of section 236.32 of the Wisconsin Statutes.

LEGEND

- ○ 2" X 30" Iron pipe weighing 3.65 lbs/lin. foot set.
- ◐ Brown County Monument 2" iron pipe found
- All other lot corners marked with a 1"X24" Iron pipe weighing 1.13 lbs\lin. foot.
- All linear measurements have been made to the nearest hundredth of a foot.
- All distances on curves are arc lengths.



LOCATION SKETCH

SCALE: 1"=100'

REGISTER'S OFFICE
Brown Co., Wis.
Received for record the 27th day of March A.D. 2000 at 4:06 o'clock P M. and recorded in Vol 21 of Plats on page 116
Register of Deeds

Client: Robert J. Vander Kelen
P.O. Box 1533
Green Bay, Wi 54305

Mau & Associates
LAND SURVEYING * CIVIL ENGINEERING
507 Greene Avenue
Green Bay, Wisconsin 54301
(920) 433-9980
(Fax) 433-9899
E-mail mau@netnet.net

DATE DRAFTED: 1/27/00
PROJECT NO. V-592
AUTOCAD DRAWING NO. V-592GG
DRAFTED BY: STD

SHEET NO. 1 OF 1
DRAWING NO.