



City of West Allis

7525 W. Greenfield Ave.
West Allis, WI 53214

Resolution

File Number: R-2014-0149

Final Action:

Sponsor(s): Safety & Development Committee

JUN 17 2014

Resolution approving a Certified Survey Map for a lot split to divide an existing parcel and subdivide into two new lots located at 11100 W. Cleveland Ave., submitted by James B. O'Malley of WI Self Storage West Allis, LLC. (Tax Key No. 484-9986-007).

WHEREAS, James B. O'Malley of WI Self Storage West Allis, LLC, submitted a Certified Survey Map toward the land division of existing commercial and industrial property for a commercial redevelopment project at 11100 W. Cleveland Ave.

NOW, THEREFORE, BE IT RESOLVED by the Common Council of the City of West Allis, Wisconsin, that the Certified Survey Map of a parcel of land being a part of the Southeast 1/4 of the Northeast 1/4 of Section 7, Township 6 North, Range 21 East, in the City of West Allis, Milwaukee County, Wisconsin, be and the same is hereby adopted.

ADOPTED JUN 17 2014

 Monica Schultz
Monica Schultz, City Clerk

APPROVED 6/19/14

 Dan Devine
Dan Devine, Mayor



OFFICE OF THE CITY CLERK

Monica Schultz
City Clerk

July 30, 2014

Mr. James B. O'Malley
WI Self Storage West Allis LLC
5715 S. 108 Street
Hales Corners WI 53130

Dear Mr. O'Malley:

Enclosed is a copy of Certified Survey Map No. 8616, for a lot split to divide an existing parcel and subdivide into two new lots located at 11100 W. Cleveland Ave., submitted by James B. O'Malley of WI Self Storage West Allis, LLC. (Tax Key No. 484-9986-007), which was recorded on July 15, 2014.

Sincerely,

Monica Schultz
City Clerk

/jl

enclosure

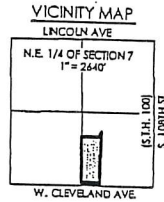
cc: Planning & Zoning Department
City Engineer
City Assessor
Director of Building Inspections and Neighborhood Services
Special Assessment Clerk
Pat Walker
Joseph K. Tew, Land Surveyor
JDN West Allis Associates LP, Property Owner



Stock No. 26273

MILWAUKEE COUNTY CERTIFIED SURVEY MAP NO. 8616

BEING A REDIVISION OF A PART OF PARCEL 1 OF CERTIFIED SURVEY MAP NO. 4282, RECORDED JANUARY 28, 1983 IN REEL 1502 AS IMAGES 421 TO 424 AS DOC. No. 5592583 IN THE MILWAUKEE COUNTY REGISTER OF DEEDS, EXCLUDING CERTIFIED SURVEY MAPS 4770, 4840, 8321, BEING A PART OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 7, TOWNSHIP 6 NORTH, RANGE 21 EAST, IN THE CITY OF WEST ALLIS, MILWAUKEE COUNTY, STATE OF WISCONSIN.

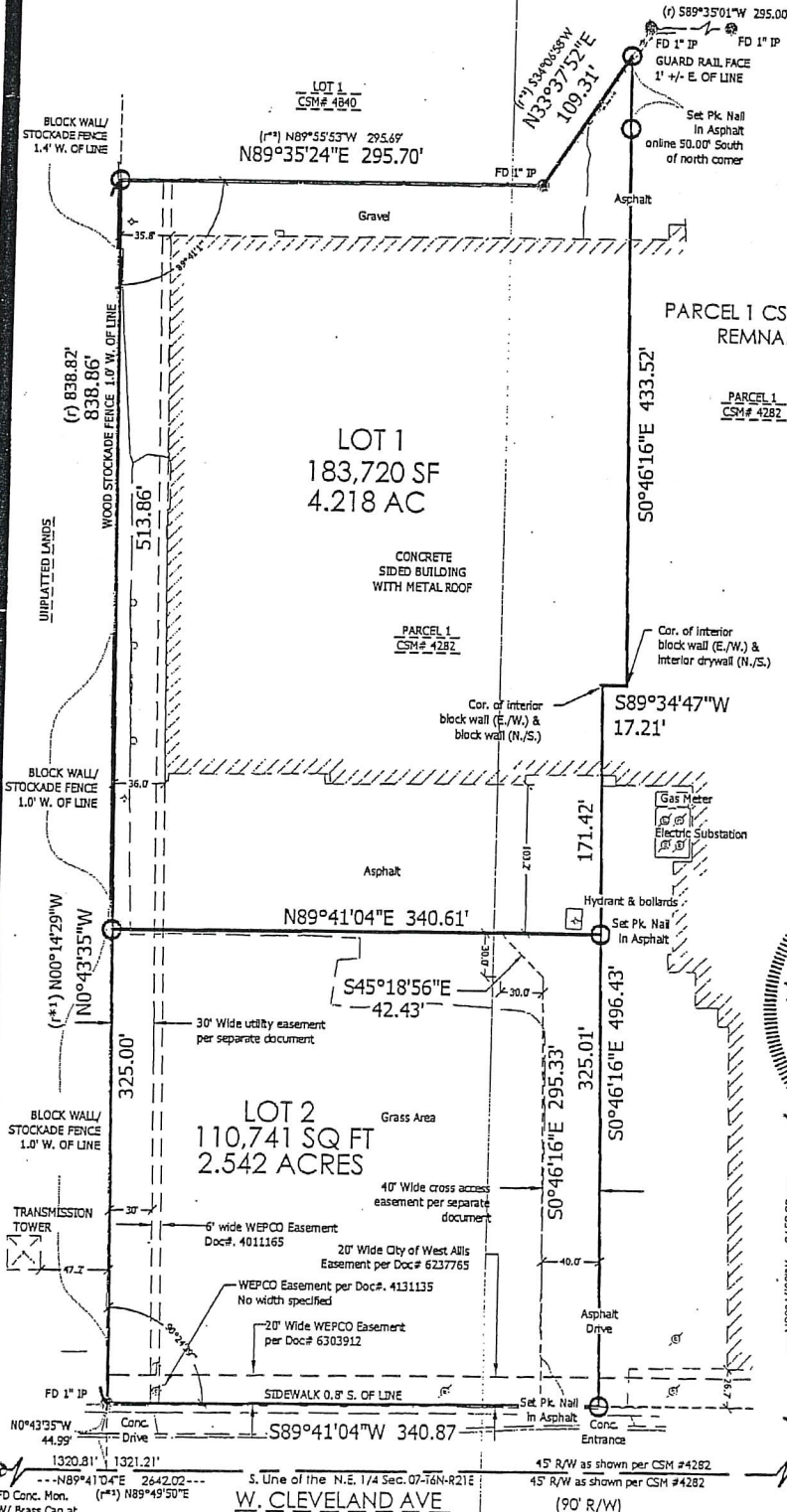


Legend

- Cor. Corner
- Sec. Section
- Conc. Concrete
- Rec. Record
- FD. Found
- E. East
- N. North
- S. South
- IP Iron Pipe
- (*) Record dimension CSM#4282
- (**) Record dimension CSM#4840
- (E) Power Pole
- Found 1" iron pipe monument or as noted
- Set 3/4" iron rod 18" in length or as noted
- ⊕ U.S. P.L.S.S. Monument

Notes

1. Owner of record of Lot 1 of CSM No. 4282 is JDN WEST ALLIS ASSOCIATES, LP
2. Lot 1 is M-1 zoning, Lot 2 is C-4 Zoning
3. Bearings are based upon Wisconsin State Plane South Zone Grid North with a reference bearing based on the south line of the Northeast 1/4 of Section 7-T6N-R21E published by SEWRPC as S89°41'04"W
4. Non-Exclusive easement for ingress/egress for benefit of Lot 1 and Lot 2 and remnant parcel, across of whole of parcels per Doc# 5944568



E. Line of line N.E. 1/4 Sec. 07-T6N-R21E (S. 100TH AVE)

12075 Corporate Pkwy
Suite 200
Mequon, WI 53092
Tel 262-241-4466
Fax 262-241-4901

FD Conc. Mon.
W/ Brass Cap at
S.E. Cor. of N.E. 1/4
Sec. 7-T6N-R21E

12/27/2013 1:38:56 PM \\193002621\CAD\DWG\1930618141_CSM.dwg



Stock No. 26273

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SURVEY CERTIFICATE

I, Joseph K. Tew, Registered Land Surveyor No. 2837, do hereby certify to the best of my professional knowledge that under the direction of:
JDN WEST ALLIS ASSOCIATES, LP
owner(s) of that property described, that I have surveyed, divided, and mapped the following tract of land:

BEING A REDIVISION OF A PART OF PARCEL 1 OF CERTIFIED SURVEY MAP NO. 4282, RECORDED JANUARY 28, 1983 IN REEL 1502 AS IMAGES 421 TO 424 AS DOC. No. 5592583 IN THE MILWAUKEE COUNTY REGISTER OF DEEDS, EXCLUDING CERTIFIED SURVEY MAPS 4770, 4840, 8321, BEING A PART OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 7, TOWNSHIP 6 NORTH, RANGE 21 EAST, IN THE CITY OF WEST ALLIS, MILWAUKEE COUNTY, STATE OF WISCONSIN: being more particularly described as follows:

Commencing at a found Concrete Monument with aluminum cap of record marking the Southwest corner of the Northeast 1/4 of said Section 7; thence North 89°41'04" East, 1320.81 feet, along the south line of said Northeast 1/4; thence North 00°43'35" West, 44.99 feet to the northerly line of Cleveland Avenue and the Point of Beginning; thence continuing North 00°43'35" West, along the west line of recorded Certified Survey Map No. 4282, 838.86 feet to the southwest corner of Lot 1 of recorded Certified Survey Map No. 4840; thence North 89°35'24" East, along the south line of Lot 1 of said Certified Survey Map, 295.70 feet; thence North 33°37'52" East, along the south line of said Lot 1, 109.31 feet; thence South 00°46'16" East, 433.52 feet to an interior corner wall of a building; thence South 89°34'47" West, 17.21 feet to a corner of an interior wall of a building; thence South 00°46'16" East, 496.43 feet to the northerly line of Cleveland Avenue; thence South 89°41'04" West, along said northerly line, 340.87 feet to the Point of Beginning.

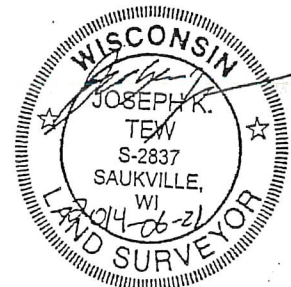
Said lands described contain 294,461 square feet or 6.760 acres more or less.

Subject to easements and restrictions of record.

I further certify that this map is a correct representation of all of the exterior boundaries of the land surveyed and the division of that land, and that I have complied with the provisions of Chapter 236.34 of the Wisconsin State Statutes and the City of West Allis Land Division Code in surveying, dividing, and mapping the above described tract of land.

DOC.# 10376550

RECORDED 07/15/2014 03:23PM
JOHN LA FAVE
REGISTER OF DEEDS
Milwaukee County, WI
AMOUNT: 30.00
FEE EXEMPT #:



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Stock No. 26273

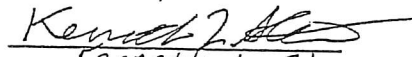
MILWAUKEE COUNTY CERTIFIED SURVEY MAP NO. 8616

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OWNERS CERTIFICATE

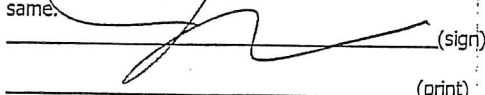
JDN WEST ALLIS ASSOCIATES, LIMITED PARTNERSHIP, A GEORGIA LIMITED PARTNERSHIP, as owner, does hereby certify that said corporation caused the land described on this Certified Survey Map to be surveyed, divided and mapped as represented on this map, in accordance with the provisions of Chapter 236 of the Wisconsin Statutes and the City of West Allis Land Division Ordinance.

JDN WEST ALLIS, LP


Kenneth L. Stern
Senior Vice-President

State of Ohio) SS
CUYAHOGA County) SS

Personally came before me this 24th day of June, 2014, the above named representatives of the above named corporation, to me known to be who executed the foregoing instrument and acknowledged the same.

 (sign)

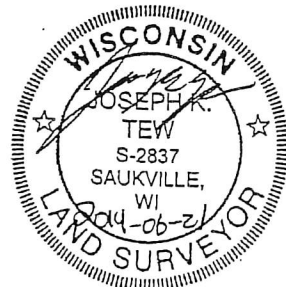
_____ (print)

Notary Public, _____ County, _____
My Commission Expires _____

JERRY M. CYNCONATUS, Attorney at Law
Notary Public, State of Ohio
My commission has no expiration date.
Section 147.03 O.R.C.

12/17/2013 10:49:34 AM \\1931020221\CO\Org\1931020221_CSH.dwg

 **Stantec**
12075 Corporate Pkwy
Suite 200
Mequon, WI 53092
Tel 262-241-4464
Fax 262-241-4901





Stock No. 26273

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CERTIFICATES

COMMON COUNCIL APPROVAL

BE IT RESOLVED by the Common Council of the City of West Allis that the Certified Survey Map, BEING A REDIVISION OF A PART OF PARCEL 1 OF CERTIFIED SURVEY MAP NO. 4282, RECORDED JANUARY 28, 1983 IN REEL 1502 AS IMAGES 421 TO 424 AS DOC. No. 5592583 IN THE MILWAUKEE COUNTY REGISTER OF DEEDS, EXCLUDING CERTIFIED SURVEY MAPS 4770, 4840, 8321, BEING A PART OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 7, TOWNSHIP 6 NORTH, RANGE 21 EAST, IN THE CITY OF WEST ALLIS, MILWAUKEE COUNTY, STATE OF WISCONSIN, is hereby approved.

July 1, 2014
Approved
[Signature]
Dan Devine, Mayor

June 17, 2014
Adopted
[Signature]
Monica Schultz, City Clerk

CITY CLERK'S CERTIFICATE

I, Monica Schultz, do hereby certify that I am the duly appointed, qualified City Clerk of the City of West Allis and the foregoing is a true and correct copy of a resolution adopted by the Common Council of the City of West Allis on this 17 day of June, 2014.

[Signature]
Monica Schultz, City Clerk

CITY TREASURER'S CERTIFICATE

I, Mark Wyss, being the duly appointed, qualified Finance Director/Comptroller/City Treasurer of the City of West Allis, do hereby certify that the records of my office show no unredeemed tax sales and no unpaid taxes or special assessments as of 7/1/14, 2014 on any of the lands included in this Certified Survey Map.

7/1/14
Date

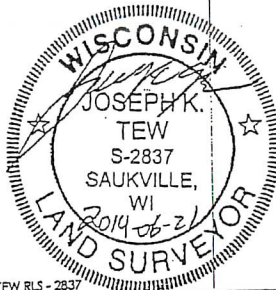
[Signature]
Mark Wyss, Finance Director/Comptroller/
City Treasurer

COUNTY TREASURER'S CERTIFICATE

I, [Signature] Daniel DiIiberti, being the duly elected, qualified and acting County Treasurer for the County of Milwaukee, do hereby certify that the records of my office show no unredeemed tax sales and no unpaid taxes or special assessments as of 7-8-14, 2014, on any of the lands included in this Certified Survey Map.

7-8 2014
Date

[Signature]
County Treasurer
Deputy Treasurer



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