

52.



City of West Allis Matter Summary

7525 W. Greenfield Ave.
West Allis, WI 53214

File Number	Title	Status
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R-2009-0171 Resolution Introduced

Resolution approving a Certified Survey Map for proposed lot combination and reconfiguration at 2160 and 21** S. 94 St., submitted by Sharon Volz, Currant Investment, LLC. (Tax Key Nos. 479-0634-000 and 479-0635-000)

Introduced: 8/4/2009

Controlling Body: Safety & Development Committee

Sponsor(s): Safety & Development Committee

COMMITTEE RECOMMENDATION ADOPT

ACTION DATE:	MOVER	SECONDER		AYE	NO	PRESENT	EXCUSED
<u>8/4/09</u>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Barczak				<input checked="" type="checkbox"/>
			Czaplewski				
			Kopplin	<input checked="" type="checkbox"/>			
			Lajsic	<input checked="" type="checkbox"/>			
			Narlock				<input checked="" type="checkbox"/>
		<input checked="" type="checkbox"/>	Reinke	<input checked="" type="checkbox"/>			
			Roadt				
			Sengstock				
			Vitale	<input checked="" type="checkbox"/>			
			Weigel				
			TOTAL	<u>4</u>	<u>0</u>		<u>1</u>

SIGNATURE OF COMMITTEE MEMBER

[Signature] _____
Chair Vice-Chair Member

COMMON COUNCIL ACTION **ADOPT**

ACTION DATE:	MOVER	SECONDER		AYE	NO	PRESENT	EXCUSED
<u>AUG 04 2009</u>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Barczak				<input checked="" type="checkbox"/>
			Czaplewski	<input checked="" type="checkbox"/>			
		<input checked="" type="checkbox"/>	Kopplin	<input checked="" type="checkbox"/>			
			Lajsic	<input checked="" type="checkbox"/>			
			Narlock				<input checked="" type="checkbox"/>
			Reinke	<input checked="" type="checkbox"/>			
			Roadt	<input checked="" type="checkbox"/>			
			Sengstock	<input checked="" type="checkbox"/>			
			Vitale	<input checked="" type="checkbox"/>			
			Weigel	<input checked="" type="checkbox"/>			
			TOTAL	<u>8</u>	<u>-</u>		<u>2</u>



City of West Allis

7525 W. Greenfield Ave.
West Allis, WI 53214

Resolution

File Number: R-2009-0171

Final Action:

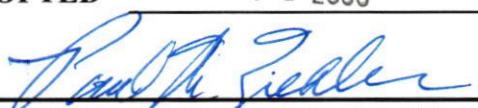
Sponsor(s): Safety & Development Committee

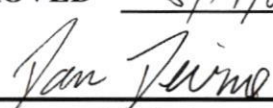
AUG 04 2009

Resolution approving a Certified Survey Map for proposed lot combination and reconfiguration at 2160 and 21** S. 94 St., submitted by Sharon Volz, Currant Investment, LLC. (Tax Key Nos. 479-0634-000 and 479-0635-000)

WHEREAS Sharon Volz of Currant Investment, LLC, submitted a Certified Survey Map for proposed lot combination and reconfiguration at 2160 and 21** S. 94 St. (Tax Key Nos. 479-0634-000 and 479-0635-000)

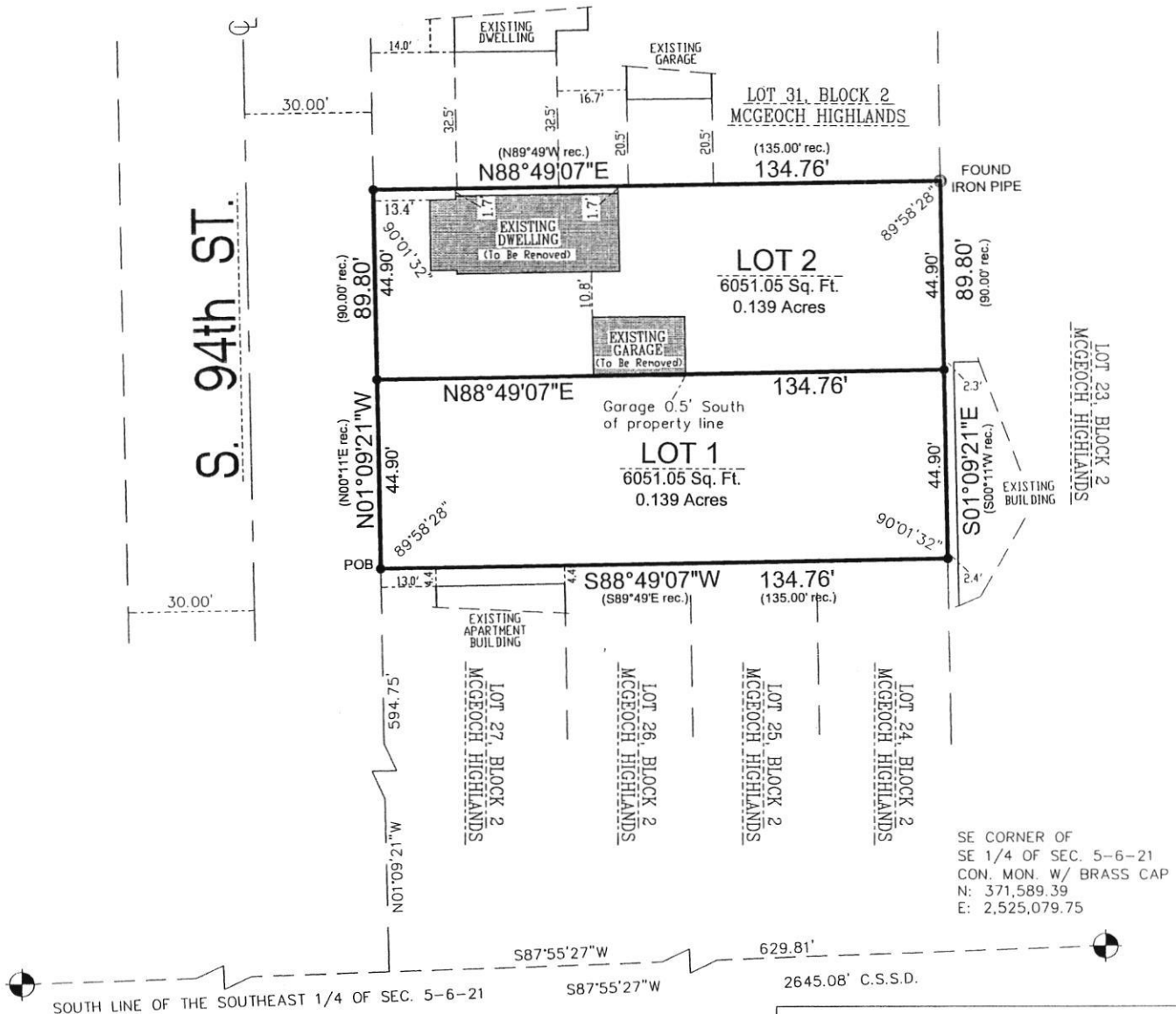
NOW THEREFORE BE IT RESOLVED by the Common Council of the City of West Allis, Wisconsin, that the Certified Survey Map of a parcel of land in the Southeast 1/4 of Section 5, Town 6 North, Range 21 East, City of West Allis, Milwaukee County, Wisconsin, be and the same is hereby adopted.

ADOPTED AUG 04 2009

Paul M. Ziehler, City Admin. Officer, Clerk/Treas.

APPROVED 8/14/09

Dan Devine, Mayor

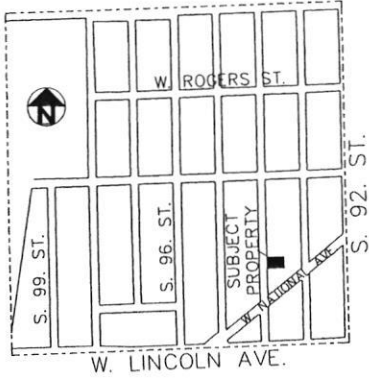
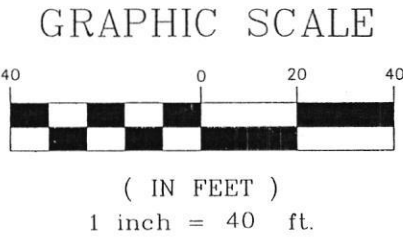
MILWAUKEE COUNTY CERTIFIED SURVEY MAP NO. _____

BEING A DIVISION OF LOTS 28, 29 AND 30, BLOCK 2, MCGEOCH HIGHLANDS LOCATED IN PART OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 5, TOWN 6 NORTH, RANGE 21 EAST, IN THE CITY OF WEST ALLIS, MILWAUKEE COUNTY, WISCONSIN.



SE CORNER OF
SE 1/4 OF SEC. 5-6-21
CON. MON. W/ BRASS CAP
N: 371,589.39
E: 2,525,079.75

SW CORNER OF
SE 1/4 OF SEC. 5-6-21
CON. MON. W/ BRASS CAP
N: 371,589.39
E: 2,525,079.75



VICINITY MAP
SE 1/4 OF SEC. 5-6-21
1" = 1500'

● - DENOTES SET 3/4" X 18" LONG IRON REBAR WEIGHING A MINIMUM OF 1.13 LBS PER LINEAL FOOT.

ALL BEARINGS ARE REFERENCED TO THE SOUTH LINE OF THE SOUTHEAST 1/4 OF SECTION 5-6-21, WHICH IS ASSUMED TO BEAR S87°55'27"W, STATE PLANE COORDINATE SYSTEM SOUTH ZONE, FEBRUARY 2008 DATUM.

SURVEYING ASSOCIATES, INC.
2554 N. 100th STREET
WAUWATOSA, WI. 53226
PHN 414-257-2212
FAX 414-257-2443

WISCONSIN
FREDERICK W. SHIBILSKI
S-1154
WAUWATOSA, WI.
FREDERICK W. SHIBILSKI

S - 1154

MILWAUKEE COUNTY CERTIFIED SURVEY MAP NO. _____

BEING A DIVISION OF LOTS 28, 29 AND 30, BLOCK 2, MCGEOCH HIGHLANDS LOCATED IN PART OF THE SOUTHEAST ¼ OF THE SOUTHEAST ¼ OF SECTION 5, TOWN 6 NORTH, RANGE 21 EAST, IN THE CITY OF WEST ALLIS, MILWAUKEE COUNTY, WISCONSIN.

COMMON COUNCIL APPROVAL

Be it resolved by the Common Council of the City of West Allis, Wisconsin, that the Certified Survey Map of a parcel of land in the Southeast ¼ of Section 5, Town 6 North, Range 21 East, City of West Allis, Milwaukee County, Wisconsin, be and the same is hereby adopted.

Approved: _____

Adopted: _____



Dan Devine, Mayor

Paul M. Ziehler
City Administrative Officer
Clerk/Treasurer

CERTIFICATE OF COUNTY TREASURER

STATE OF WISCONSIN)
MILWAUKEE COUNTY)SS

I, Daniel Diliberti, being the duly elected, qualified and acting Treasurer of the County of Milwaukee, Wisconsin, do hereby certify that the records in my office there show no unredeemed tax sales and no unpaid taxes or unpaid special assessments as of _____ on any of the lands included in this Certified Survey Map.

Date: _____

Daniel J. Diliberti, Milwaukee County Treasurer

CERTIFICATE OF CITY TREASURER

I, Paul M. Ziehler, being the duly appointed, qualified Treasurer of the City of West Allis, Wisconsin, do hereby certify that in accordance with the records in my office, there are no unpaid taxes or unpaid special assessments as of _____ on any of the lands included in this Certified Survey Map.

Date: _____

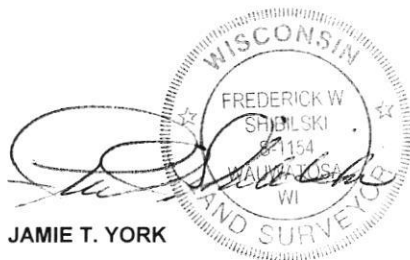
Paul M. Ziehler
City Administrative Officer
Clerk/Treasurer

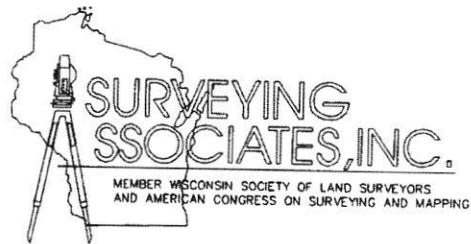
CITY CLERK CERTIFICATE

I, Paul M. Ziehler, do hereby certify that I am the duly appointed, qualified City Clerk of the City of West Allis, Wisconsin, and that the foregoing is a true and correct copy of a resolution adopted by the Common Council of the City of West Allis, Wisconsin on the _____ day of _____, 2009.

Date: _____

Paul M. Ziehler
City Administrative Officer
Clerk/Treasurer





2554 N. 100TH STREET
 P.O. BOX 26596
 WAUWATOSA, WISCONSIN 53226
 (414) 257-2212 FAX : (414) 257-2443

FREDERICK W. SHIBILSKI R L S

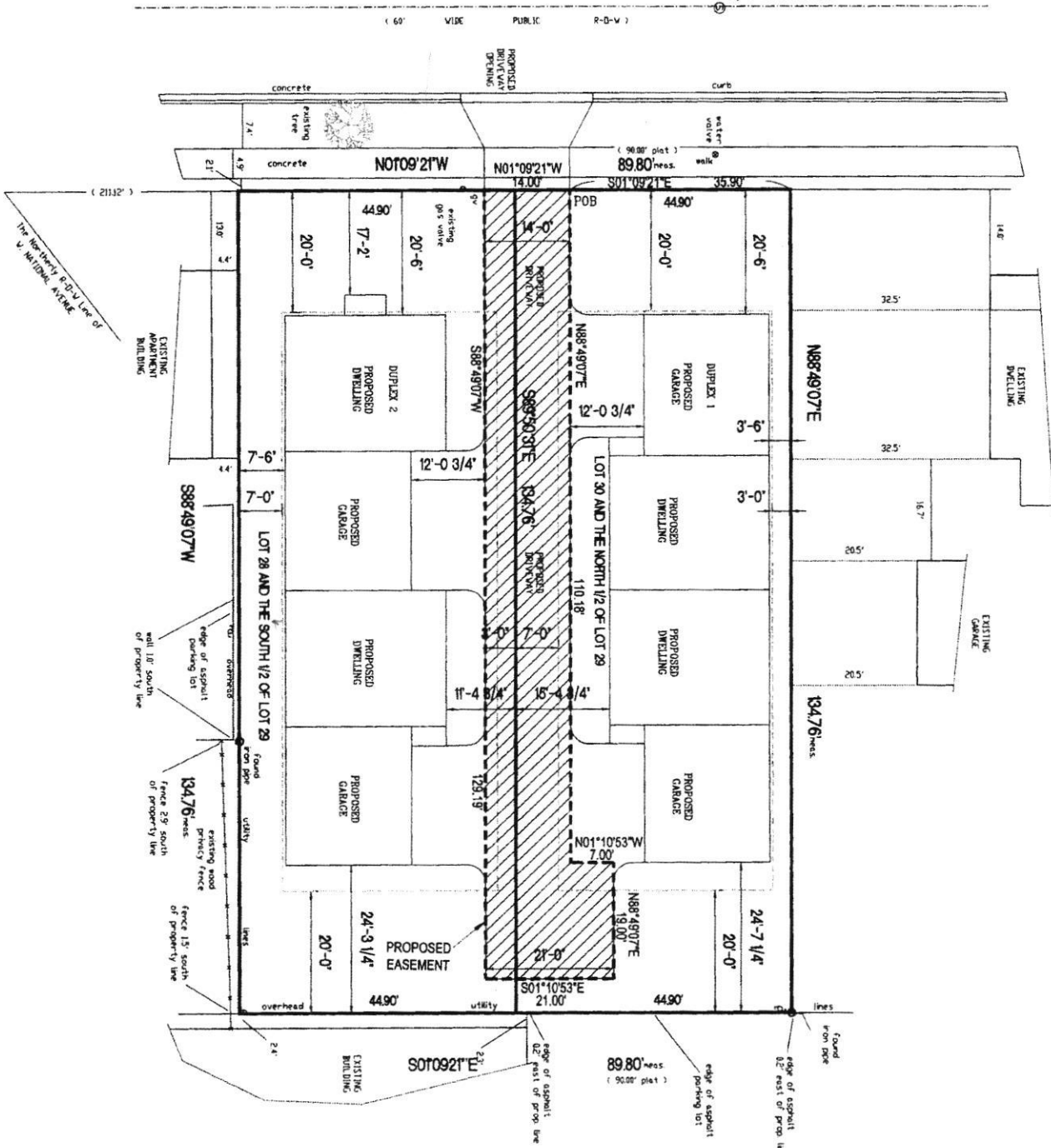
EXHIBIT A

Legal description for Ingress and Egress for Lots 1 and 2, Milwaukee County Certified Survey Map No. _____

Being a part of Lots 1 and 2, Certified Survey Map No. _____, located in part of the Southeast 1/4 of the Southeast 1/4 of Section 5, Town 6 North, Range 21 East, in the City of West Allis, Milwaukee County, Wisconsin, bounded and described as follows: Commencing at the Northwest corner of Certified Survey Map No. _____; thence South 01° 09' 21" East along the East right-of-way line of South 94th Street, 35.90 feet to the point of beginning of this easement; thence North 88° 49' 07" East, 110.18 feet; thence North 01° 10' 53" West, 7.00 feet; thence North 88° 49' 07" East, 19.00 feet; thence South 01° 10' 53" East, 21.00 feet; thence South 88° 49' 07" West, 129.19 feet to a point on the Easterly right-of-way line of South 94th Street; thence North 01° 09' 21" West, along said line, 14.0 feet to the point of beginning.

S. 94th ST.

Sewer Manhole
 6in elev. : 211.84
 Inv. Elev. : 196.48
 City of West Allis Datum



Surveyed for: SHARON VOLZ

"I have surveyed the above described property from the legal description furnished by the client named on this survey." "This survey is made for the use of the present owners of the property, and those who purchase, mortgage, or guarantee the title thereto within one year from date hereof."



SCALE
 1" = 25'

Document Number

EASEMENT INSURED DRIVEWAY AGREEMENT

WHEREAS, **CURRENT INVESTMENTS LLC**, hereinafter referred to as "CURRENT" are the owners of two adjacent parcels herein described as follows: **Lot 1 and Lot 2 of Certified Survey Map No. _____** as recorded in the Office of the Register of Deeds in and for Milwaukee County, Wisconsin, on the ____ day of _____, _____, as Document No. _____, being a division of lots 28, 29 and 30, Block 2, McGeoch Highlands located in part of the Southeast 1/4 of the Southeast 1/4 of Section 5, Town 6 North, Range 21 East, in the City of West Allis, Milwaukee County, Wisconsin; and referred to herein as "Lot 1", and "Lot 2", respectively; and

WHEREAS, CURRENT intends to construct a duplex on Lot 1 with attached garages; and

WHEREAS CURRENT intends to construct a duplex on Lot 2 with attached garages; and

WHEREAS there is insufficient space for driveway access to each of the proposed duplexes and their garages on each separate parcel; and

WHEREAS, CURRENT intends to construct a shared driveway which would be shared by both parcels and which would provide access to the garages and units to be constructed on each parcel; and

WHEREAS, CURRENT desires to set forth the respective rights and obligations with respect to said shared driveway;

NOW THEREFORE, IT IS CONVENANTED AND AGREED AS FOLLOWS:

1. CURRENT shall construct a driveway to be located on Lot 1 and Lot 2. The driveway shall be constructed along the easement area depicted on the attached exhibit A. The easement shall run from South 94th Street to 129 feet from the front lot line, providing access to each garage for each unit. The easement area shall be fourteen feet wide. The easement area is depicted with the thatched markings (//////////) on the attached exhibit A.
2. CURRENT as owner of Lot 1 hereby grants to CURRENT, their heirs, successors, assigns, licensees, guests and invitees, as owner of Lot 2, an easement, for pedestrian and vehicular access, for that portion of the driveway constructed on Lot 1; and CURRENT as owner of Lot 2 hereby grants to CURRENT, their heirs, successors, assigns, licensees, guests and invitees, as owner of Lot 1, an easement, for pedestrian and vehicular access, for that portion of the driveway constructed on Lot 2;
3. The easement may be used by the owners of Lot 1 and Lot 2 for the purpose of ingress and egress to the garages of each unit. The easement shall only be used for the purpose of ingress and egress and not for the purpose of parking, except that the 21' x 19' at the end may be used for parking.
4. The owners of Lot 1, and Lot 2 shall have a joint responsibility and obligation to maintain the shared driveway as described above, sufficient for ingress and egress to said Parcels; including, but not limited to, any original improvements such as grading and paving, maintenance, repair or replacing the asphalt, snow removal and removal of other debris from the shared driveway as needed.
5. This agreement shall be considered to be a permanent easement and shall run with the land and shall be binding upon and shall inure to the benefit of the parties hereto, and upon their respective heirs, assigns and successors in interest to the lands herein described.

Return to:
James M. Weber
N88 W16783 Main Street
Menomonee Falls, WI 53051

Tax Parcel(s) ID #

Dated this ^{17TH} FRIDAY day of JULY, 2009.

BY: Sharon Volz

Sharon Volz, Member **CURRENT INVESTMENTS LLC**

Mary Burbey member

Mary Burbey, Member **CURRENT INVESTMENTS LLC**

State of Wisconsin)

: ss

County)

Personally came before me this ^{17TH} day of JULY, 2009, the above named to me known to be the persons who executed the foregoing instrument and acknowledge the same.

Jessica Peterson

(print name here):

Notary Public, Milwaukee County,
State of Wisconsin

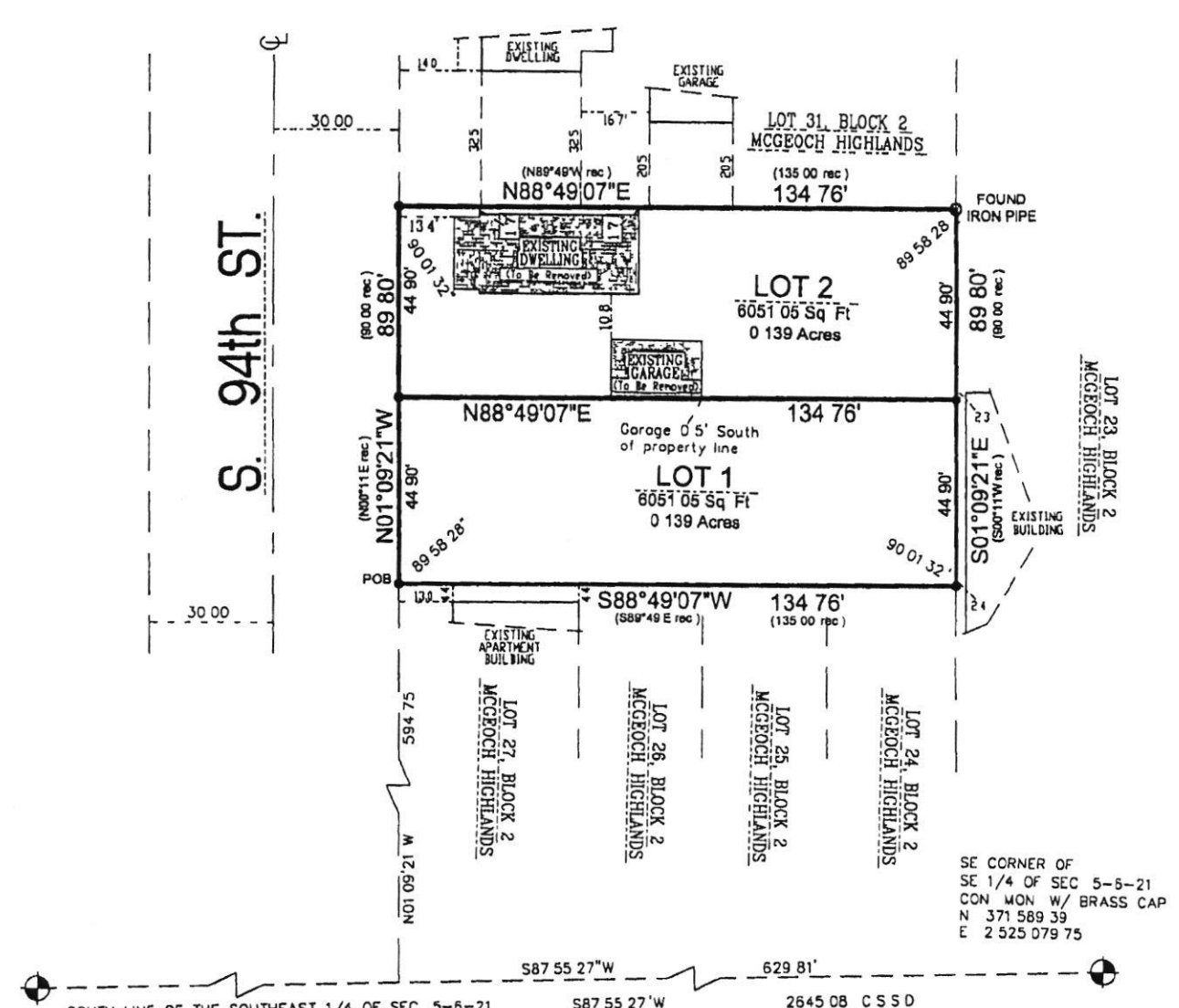
My commission expires: MAY 27, 2012



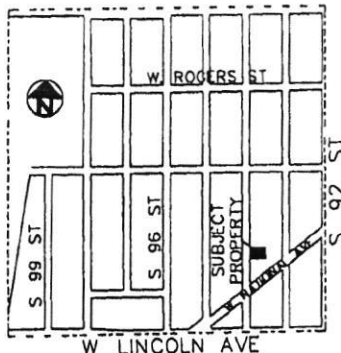
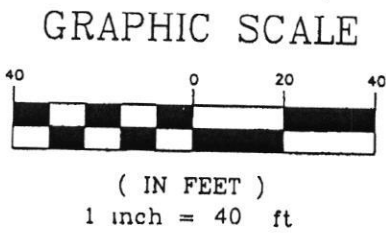
3

MILWAUKEE COUNTY CERTIFIED SURVEY MAP NO. 8183

BEING A DIVISION OF LOTS 28, 29 AND 30, BLOCK 2, MCGEOCH HIGHLANDS LOCATED IN PART OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 5, TOWN 6 NORTH, RANGE 21 EAST, IN THE CITY OF WEST ALLIS, MILWAUKEE COUNTY, WISCONSIN.



SW CORNER OF
 SE 1/4 OF SEC 5-6-21
 CON MON W/ BRASS CAP
 N 371 589.39
 E 2 525,079.75



VICINITY MAP
 SE 1/4 OF SEC 5-6-21
 1" = 1600'

DOC.# 09784647

REGISTER'S OFFICE | SS
 Milwaukee County, WI

RECORDED 08/24/2009 09.20AM

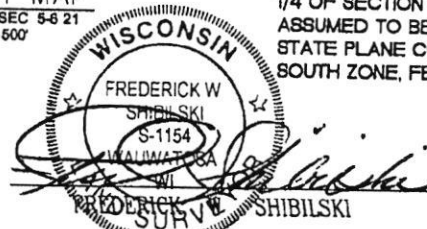
Reel 7182
 JOHN LA FAVE
 REGISTER OF DEEDS
 AMOUNT. 15.00
 FEE EXEMPT 77.25 # 0

• - DENOTES SET 3/4' X 18' LONG
 IRON REBAR WEIGHING A MINIMUM
 OF 113 LBS PER LINEAL FOOT

ALL BEARINGS ARE REFERENCED TO
 THE SOUTH LINE OF THE SOUTHEAST
 1/4 OF SECTION 5-6-21, WHICH IS
 ASSUMED TO BEAR S87°55'27\"/>

SURVEYING ASSOCIATES, INC.

2554 N 100th STREET
 WAUWATOSA, WI 53226
 PHN 414-257-2212
 FAX 414-257-2443



S - 1154

INSTRUMENT DRAFTED BY JAMIE T YORK

JOB NO 32737 CSM

MARCH 2, 2009

SHEET 1 OF 3

MILWAUKEE COUNTY CERTIFIED SURVEY MAP NO. 8183

BEING A DIVISION OF LOTS 28, 29 AND 30, BLOCK 2, MCGEOCH HIGHLANDS LOCATED IN PART OF THE SOUTHEAST ¼ OF THE SOUTHEAST ¼ OF SECTION 5, TOWN 6 NORTH, RANGE 21 EAST, IN THE CITY OF WEST ALLIS, MILWAUKEE COUNTY, WISCONSIN.

SURVEYOR'S CERTIFICATE

STATE OF WISCONSIN)
MILWAUKEE COUNTY)SS

I, Frederick W Shibilski, a registered land surveyor do hereby certify

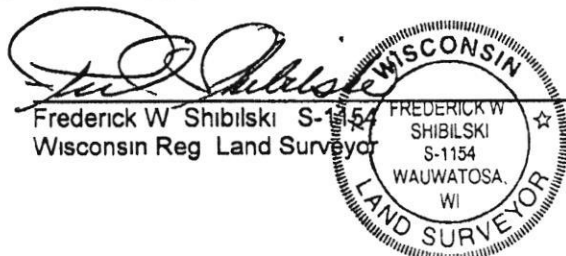
That I have surveyed, divided and mapped Lots 28, 29 and 30, Block 2, McGeoch Highlands located in part of the Southeast ¼ of the Southeast ¼ of Section 5, Town 6 North, Range 21 East, in the City of West Allis, Milwaukee County, Wisconsin, being more particularly described as follows Commencing at the Southeast corner of the Southeast ¼ of Section 5, thence South 87° 55' 27" West along the South line of said ¼ Section, 629 81 feet, thence North 01° 09' 21" West, 594 75 feet to the Southwest corner of Lot 28 and the point of beginning of the land to be described, thence continue North 01° 09' 21" West along the East right-of-way line of South 94th Street, 89 80 feet to the Northwest corner of Lot 30, thence North 88° 49' 07" East, 134 76 feet to the Northeast corner of Lot 30, thence South 01° 09' 21" East, 89 80 feet to the Southeast corner of Lot 28 thence South 88° 49' 07" West, 134 76 feet to the point of beginning Containing 12,102 1 square fet, (0 278 acres) of land

That I have made such survey, land division and map by the direction of Currant Investments LLC, owner of said land

That this map is a correct representation of all exterior boundaries of land surveyed and the land division thereof made

That I have fully complied with the provisions of Chapter 236 34 of the Wisconsin Statutes and Ordinance No 3509 of the City of West Allis in surveying, dividing and mapping the same

Dated this 27th day of February 2009



CORPORATE OWNER'S CERTIFICATE:

Currant Investments LLC, a corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin, as owner, certifies that it caused the land described above to be surveyed, divided, and mapped as represented on this map in accordance with the requirements of S 236 10 or S 236 12 of the Wisconsin Statutes and Ordinance 3509 of the City of West Allis

Currant Investment LLC:

Sharon JM Volz
Sharon JM Volz, Managing Member
Mary T. Burbey, member
Mary T Burbey, Member

STATE OF WISCONSIN)
MILWAUKEE COUNTY)SS

Personally came before me this 17th day of JULY, 2009, the above named Sharon Volz, Managing Member and Mary T Burbey, Member, of the above named Corporation, to me known to be the persons who executed the foregoing instrument as such officers as the deed of said Corporation by its authority



[Signature]
Notary Public, State of Wisconsin
My Commission expires May 27, 2012
My commission is permanent

MILWAUKEE COUNTY CERTIFIED SURVEY MAP NO. 8183

BEING A DIVISION OF LOTS 28, 29 AND 30, BLOCK 2, MCGEOCH HIGHLANDS LOCATED IN PART OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 5, TOWN 6 NORTH, RANGE 21 EAST, IN THE CITY OF WEST ALLIS, MILWAUKEE COUNTY, WISCONSIN.

COMMON COUNCIL APPROVAL

Be it resolved by the Common Council of the City of West Allis, Wisconsin, that the Certified Survey Map of a parcel of land in the Southeast 1/4 of Section 5, Town 6 North, Range 21 East, City of West Allis, Milwaukee County, Wisconsin, be and the same is hereby adopted

Approved 8/14/09
Dan Devine
Dan Devine, Mayor

Adopted AUG 04 2009
Paul M Ziehler
Paul M Ziehler
City Administrative Officer
Clerk/Treasurer

CERTIFICATE OF COUNTY TREASURER

STATE OF WISCONSIN
MILWAUKEE COUNTY)SS

Rex Queen
I, ~~Daniel J Diliberti~~, being the duly appointed and acting Treasurer of the County of Milwaukee, Wisconsin, do hereby certify that the records in my office there show no unredeemed tax sales and no unpaid taxes or unpaid special assessments as of 8-20-09 on any of the lands included in this Certified Survey Map

Date 8-20-09



Rex B. Queen
Daniel J Diliberti, Milwaukee County Treasurer
OR Rex B. Queen DEPUTY COUNTY TREASURER

CERTIFICATE OF CITY TREASURER

I, Paul M Ziehler, being the duly appointed, qualified Treasurer of the City of West Allis, Wisconsin, do hereby certify that in accordance with the records in my office, there are no unpaid taxes or unpaid special assessments as of August 13, 2009 on any of the lands included in this Certified Survey Map

Date 8/14/09



Paul M Ziehler
Paul M Ziehler
City Administrative Officer
Clerk/Treasurer

CITY CLERK CERTIFICATE

I, Paul M Ziehler, do hereby certify that I am the duly appointed, qualified City Clerk of the City of West Allis, Wisconsin, and that the foregoing is a true and correct copy of a resolution adopted by the Common Council of the City of West Allis, Wisconsin on the 14th day of August, 2009

Date 8/14/09

Paul M Ziehler
Paul M Ziehler
City Administrative Officer
Clerk/Treasurer



THIS INSTRUMENT DRAFTED BY JAMIE T YORK

CSM 32737

SHEET 3 OF 3