

Air or Subterranean Space Lease Petition

Permit & Development Center 809 N. Broadway, Milwaukee, WI 53202 (414) 286-8211 milwaukee.gov/permits DevelopmentCenterInfo@milwaukee.gov
Submit this application with \$200 application fee to Milwaukee Development Center . Make check payable to City of Milwaukee . Application fee is non-refundable. Date: 4 December 2023
TO THE HONORABLE, THE COMMON COUNCIL OF THE CITY OF MILWAUKEE: The undersigned NORTHWESTERN MUTUAL
(state whether petitioner is an individual, co-partnership, Wisconsin or foreign corporation) respectfully petitions the Common Council of the City of Milwaukee, according to the provisions of Section 66.048(3) and (4) of the Wisconsin Statues, that the following space lease be granted:
Projections of exterior Bike Entrance Canopy beyond the north Property Line along East Wisconsin Avenue.
of which building plans, plot plans and descriptive data showing the elevations, locations, height and size of the proposed structure and its relationship to adjoining buildings are herewith submitted.
The petitioners are the owners in fee of the following described real property:
Lot 1, Certified Survey Map No. 8638, recorded as document no. 10412247, being part of the Southeast 1/4 of the Northwest 1/4 of Section 28, Town 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin.
also known by street and number as East Wisconsin Ave and 720
which property is located on both sides of that portion of the (street, alley or) to be so leased.
This petition is subject to such terms and conditions as may be agreed up on between the City of Milwaukee and the petitioner, which terms and conditions shall be set forth in a written lease pursuant to Section 36.048(3) and (4), Wisconsin Statutes. The leasing of such space shall be subject to a determination by the Common Council of the City of Milwaukee that such space is not needed for street, alley or other public purpose and that the public interest will be served by such leasing, and upon such determination as shall be authorized by ordinance duly passed by the City of Milwaukee.
Signature
Address 720 E. Wisconsin Avenue, Milwaukee, WI 53202
Phone_414-665-5078
Corporation, firm or society Northwestern Mutual
Address 720 E. Wisconsin Avenue, Milwaukee, WI 53202
Title or office held in same Assistant Director Construction Management



R.A. Smith, Inc. 16745 W. Bluemound Road Brookfield, WI 53005-5938 (262) 781-1000 | rasmith.com

Mason Street Canopy Air Space

Bike Rack Canopy (East Canopy)

That part of East Mason Street adjoining Lot 1, Certified Survey Map No. 8638, being a part of the Northwest 1/4 of Section 28, Town 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin, bounded and described as follows:

Commencing at the Northeast corner of said Lot 1, said point being the Southwest corner of the intersection of East Mason Street and North Prospect Avenue; thence South 84°28'04" West (recorded as S90°00'00"W) along the North line of East Mason Street 331.97 feet to the point of beginning of an Air Space Envelope, (Ground elevation 45.0 feet, top of Envelope elevation 62.5 feet); thence continuing South 84°28'04" West 12.00 feet to a point, (Ground elevation 45.0 feet, top of Envelope elevation 62.5 feet); thence North 05°31'56" West 4.41 feet (Ground elevation 45.0 feet, top of Envelope elevation 62.5 feet); thence North 84°28'04" East 12.00 feet to a point, (Ground elevation 45.0 feet, top of Envelope elevation 62.5 feet); thence South 05°31'56" East 4.41 feet to the point of beginning. Elevations refer to City of Milwaukee Datum.

Mason Street Canopy (West Canopy)

That part of East Mason Street adjoining Lot 1, Certified Survey Map No. 8638, being a part of the Northwest 1/4 of Section 28, Town 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin, bounded and described as follows:

Commencing at the Northeast corner of said Lot 1, said point being the Southwest corner of the intersection of East Mason Street and North Prospect Avenue; thence South 84°28'04" West (recorded as S90°00'00"W) along the North line of East Mason Street 513.89 feet to the point of beginning of an Air Space Envelope, (Ground elevation 46.5 feet, top of Envelope elevation 62.5 feet); thence continuing South 84°28'04" West 48.17 feet to a point, (Ground elevation 45.5 feet, top of Envelope elevation 62.5 feet); thence North 05°31'56" West 20.50 feet (Ground elevation 45.5 feet, top of Envelope elevation 62.5 feet); thence North 84°28'04" East 48.17 feet to a point, (Ground elevation 45.5 feet, top of Envelope elevation 62.5 feet); thence South 05°31'56" East 20.50 feet to the point of beginning. Elevations refer to City of Milwaukee Datum.

Date:

November 15, 2023

Prepared by:

John P. Casucci, PLS

Project No.:

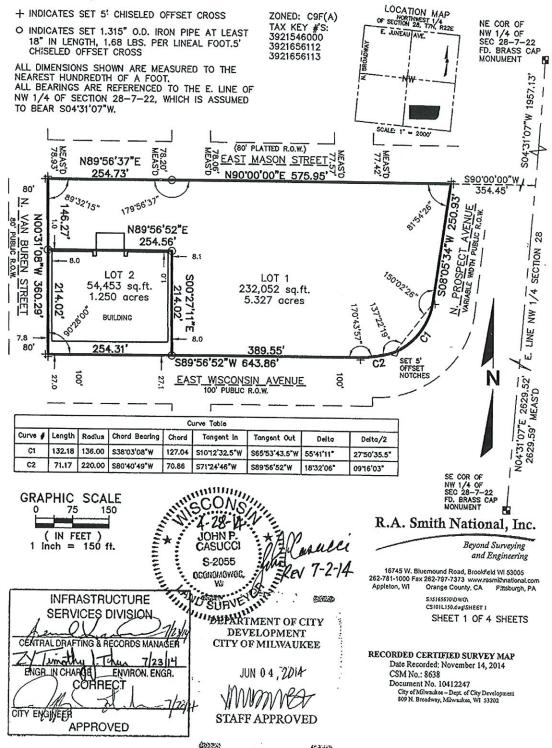
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Date Recorded: November 14, 2014 CSM No.: 8638 Document No. 10412247

DCD # 2995

CERTIFIED SURVEY MAP NO. 8638

A division of Lots 1 thru 12 and vacated alley in Block 88, Lots 1 thru 12 and vacated alley in Block 97, Lots 1 thru 5 and part of Lot 6 in Block 100 and vacated North Cass Street and vacated North Marshall Street adjacent to said Blocks, all in Plat of Milwaukee also part of Lots 1 thru 6 in Block 100 in Diederich's Subdivision, in the Southeast 1/4 of the Northwest 1/4 of Section 28, Township 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin.



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CERTIFIED SURVEY MAP NO. 8638

A division of Lots 1 thru 12 and vacated alley in Block 88, Lots 1 thru 12 and vacated alley in Block 97, Lots 1 thru 5 and part of Lot 6 in Block 100 and vacated North Cass Street and vacated North Marshall Street adjacent to said Blocks, all in Plat of Milwaukee also part of Lots 1 thru 6 in Block 100 in Diederich's Subdivision, in the Southeast 1/4 of the Northwest 1/4 of Section 28, Township 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin.

SURVEYOR'S CERTIFICATE

STATE OF WISCONSIN

:SS

WAUKESHA COUNTY

I, JOHN P. CASUCCI, Registered Land Surveyor, do hereby certify:

THAT I have surveyed, divided and mapped a division of Lots 1 thru 12 and vacated alley in Block 88, Lots 1 thru 12 and vacated alley in Block 97, Lots 1 thru 5 and part of Lot 6 in Block 100 and vacated North Cass Street and vacated North Marshall Street adjacent to said Blocks, all in Plat of Milwaukee also part of Lots 1 thru 6 in Block 100 in Diederich's Subdivision, in the Southeast 1/4 of the Northwest 1/4 of Section 28, Township 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin., which is bounded and described as follows:

COMMENCING at the Northeast corner of said 1/4 Section; thence South 04°31'07" West along the East line of said 1/4 Section 1957.13 feet to a point; thence South 90°00'00" West 354.45 feet to a point in the West line of North Prospect Avenue and the point of beginning of lands to be described; thence South 08°05'34" West along said West line 250.93 feet to a point; thence Southwesterly 132.18 feet along said West line and an arc of a curve whose center lies to the Northwest, whose radius is 136.00 feet and whose chord bears South 38°03'08" West 127.04 feet to a point; thence Southwesterly 71.17 feet along said West line and an arc of a curve whose center lies to the Northwest, whose radius is 220.00 feet and whose chord bears South 80°40'49" West 70.86 feet to a point in the North line of East Wisconsin Avenue; thence South 89°56'52" West along said North line 643.86 feet to a point in the East line of North Van Buren Street; thence North 00°31'08" West along said East line 360.29 feet to a point in the South line of East Mason Street; thence North 89°56'37" East along said South line 254.73 feet to a point; thence North 90°00'00" East along said South line 575.95 feet to the point of beginning.

Said lands contain 286,505 square feet or 6.577 acres.

THAT I have made the survey, land division and map by the direction of THE NORTHWESTERN MUTUAL LIFE INSURANCE COMPANY, owner.

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

THAT I have fully complied with Chapter 236 of the Wisconsin Statutes and Chapter 119 of the Milwaukee Code in surveying, dividing, and mapping the same.

OCONOMOWOG

SURVE

JOHN P. CASUCCI S-2055

(SEAL)

REGISTERED LAND SURVEYOR S-2055

CERTIFIED SURVEY MAP NO. 8638

A division of Lots 1 thru 12 and vacated alley in Block 88, Lots 1 thru 12 and vacated alley in Block 97, Lots 1 thru 5 and part of Lot 6 in Block 100 and vacated North Cass Street and vacated North Marshall Street adjacent to said Blocks, all in Plat of Milwaukee also part of Lots 1 thru 6 in Block 100 in Diederich's Subdivision, in the Southeast 1/4 of the Northwest 1/4 of Section 28, Township 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin.

CORPORATE OWNER'S CERTIFICATE

THE NORTHWESTERN MUTUAL LIFE INSURANCE COMPANY, a company duly organized and existing under and by virtue of the laws of the State of Wisconsin, as owner, certifies that said corporation caused the land described on this map, to be surveyed, divided and mapped as represented on this Certified Survey Map in accordance with the requirements of Chapter 119 of the Milwaukee Code of Ordinances.

IN consideration of the approval of the map by the Common Council of the City of Milwaukee and in accordance with Chapter 119 of the Milwaukee Code, the undersigned agrees:

That all utility lines to provide electric power and telephone service and cable television or A. communications systems lines or cables to all lots in the Certified Survey Map shall be installed underground in easements provided therefore, where feasible.

THIS agreement shall be binding on the undersigned and assigns.

these presents to be signed by <u>Stave</u> This <u>II to</u> day of <u>Sub</u>	its Vice Prosidut
The Northwestern Mutual Life Insurance	e Company
Su 1. Radh	
STATE OF WISCONSIN }	
}SS MILWAUKEE COUNTY }	
PERSONALLY came before me	e this 11th day of July , 2014,
Steven M Radke (name)	
who executed the foregoing instrument company, and acknowledged that he ex of the company, by its authority.	and to me known to be the <u>Vice Proside</u> of the xecuted the foregoing instrument as such officer as the deep
1116CONS	Notary Public, State of Wisconsin (SEA
* JOHN P. CASUCCI S-2055 ALE MARUCCI	My commission expires is perment
JOHN P. CASUCCI S-2055 OCCONOMOWOG. WY SUFIVE SUFIVE	Sheet 3 of 4 Sheet
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CERTIFIED SURVEY MAP NO. \$678

A division of Lots 1 thru 12 and vacated alley in Block 88, Lots 1 thru 12 and vacated alley in Block 97, Lots 1 thru 5 and part of Lot 6 in Block 100 and vacated North Cass Street and vacated North Marshall Street adjacent to said Blocks, all in Plat of Milwaukee also part of Lots 1 thru 6 in Block 100 in Diederich's Subdivision, in the Southeast 1/4 of the Northwest 1/4 of Section 28, Township 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin.

COMMON COUNCIL CERTIFICATE OF APPROVAL

I certify that this Certified Survey Map was approved u	ınder Resolution File No.
140735 adopted by the Common Council of the City of	f Milwaukee on
Systember 3, 2014	
	2.0hr
9	SOWCZARSKI CITY CLERK
TOM E	BARRETT, MAYOR

CERTIFICATE OF CITY TREASURER

STATE OF WISCONSIN :SS	}
MILWAUKEE COUNTY	}
I CDENOED COCCO	

I, SPENCER COGGS, being the duly elected, qualified and acting City Treasurer of the City of Milwaukee, certify that in accordance with the records in the office of the City Treasurer of the City of Milwaukee there are no unpaid taxes or unpaid special assessments on the land included in this Certified Survey Map.

7-30-18

DATE

SPENCER COGGS, CITY TREASURER

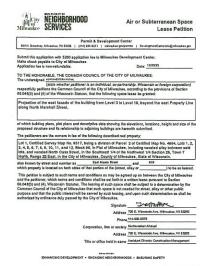
JOHN P. CASUCCI S-2055
OCONOMOWOC, WILLIAM THIS INSTR

THIS INSTRUMENT WAS DRAFTED BY JOHN P. CASUCCI, REGISTERED LAND SURVEYOR S-2055

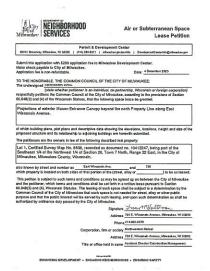
Sheet 4 of 4 Sheets

NORTHWESTERN MUTUAL LIFE INSURANCE CO. TOWER PROPOSED CANOPY LEASE - 800 E. WISCONSIN AVE NORTH OFFICE BUILDING BLDG: 1.1' WE: 12.2' N \$× BM- TOP OF WALL AT SW CORNER EL= 48.99 SKYWALK FLOOR 68.04 BUILDING ABOVE BLDG: 2.2' EAST 9.4' NORTH প্ S84°34'31"W 255.35' SET CROSS WITH 5' OFFSET + CROSSES X 45.59 ⊗[⊗]⊗ MASON ST. PROPOSED CANOPY ¤ EXISTING PROPERTY LINE SOUTH LINE OF EAST MASON ST \boxtimes X SILL 46.24 BUILDING 0 0 0 0 PROPOSED CANDPY EXISTING OFFICE EXISTING PROPERTY LINE SOUTH LINE OF EAST MASON ST TOWER 800 E. WISCONSIN AVE GRAPHIC SCALE 16745 W. Bluemound Road Brookfield, WI 53005-5938 (262) 781-1000 (IN FEET) SHEET 1 OF 1 S:\5168984\Dwg\168984 EX 20-.dwg \ 11 x 17 (B)

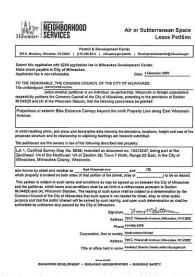
Request #1

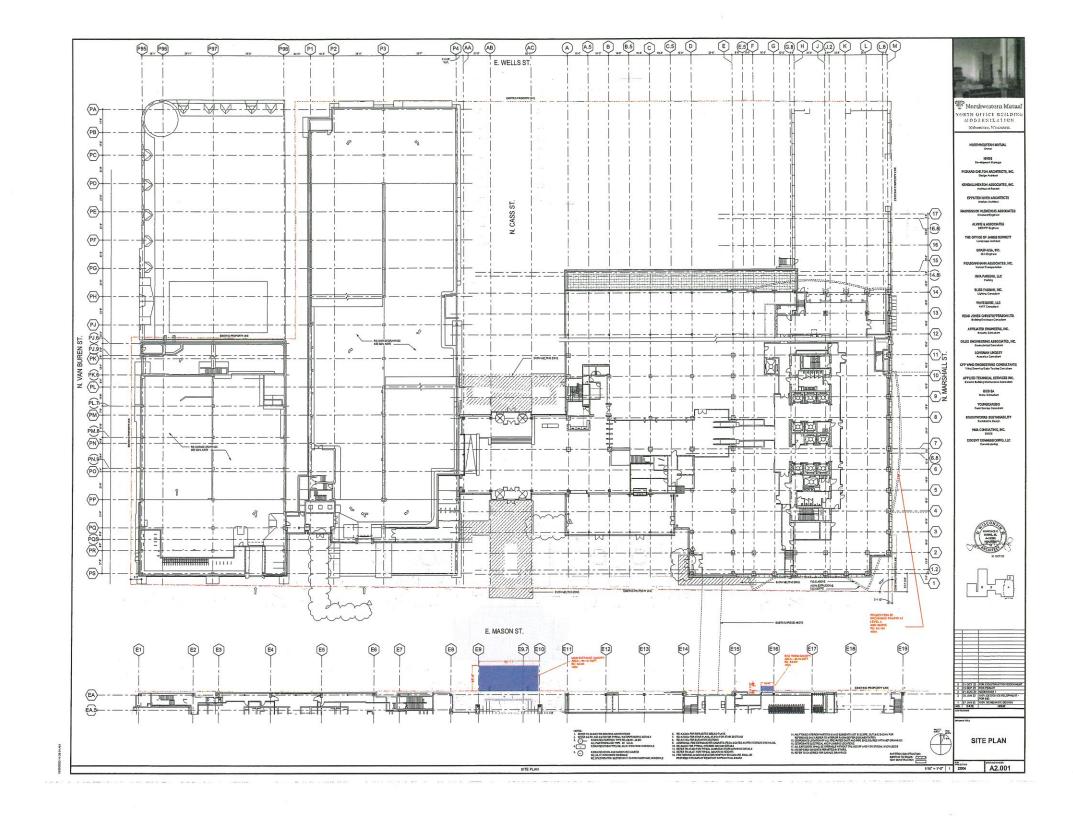


Request #2



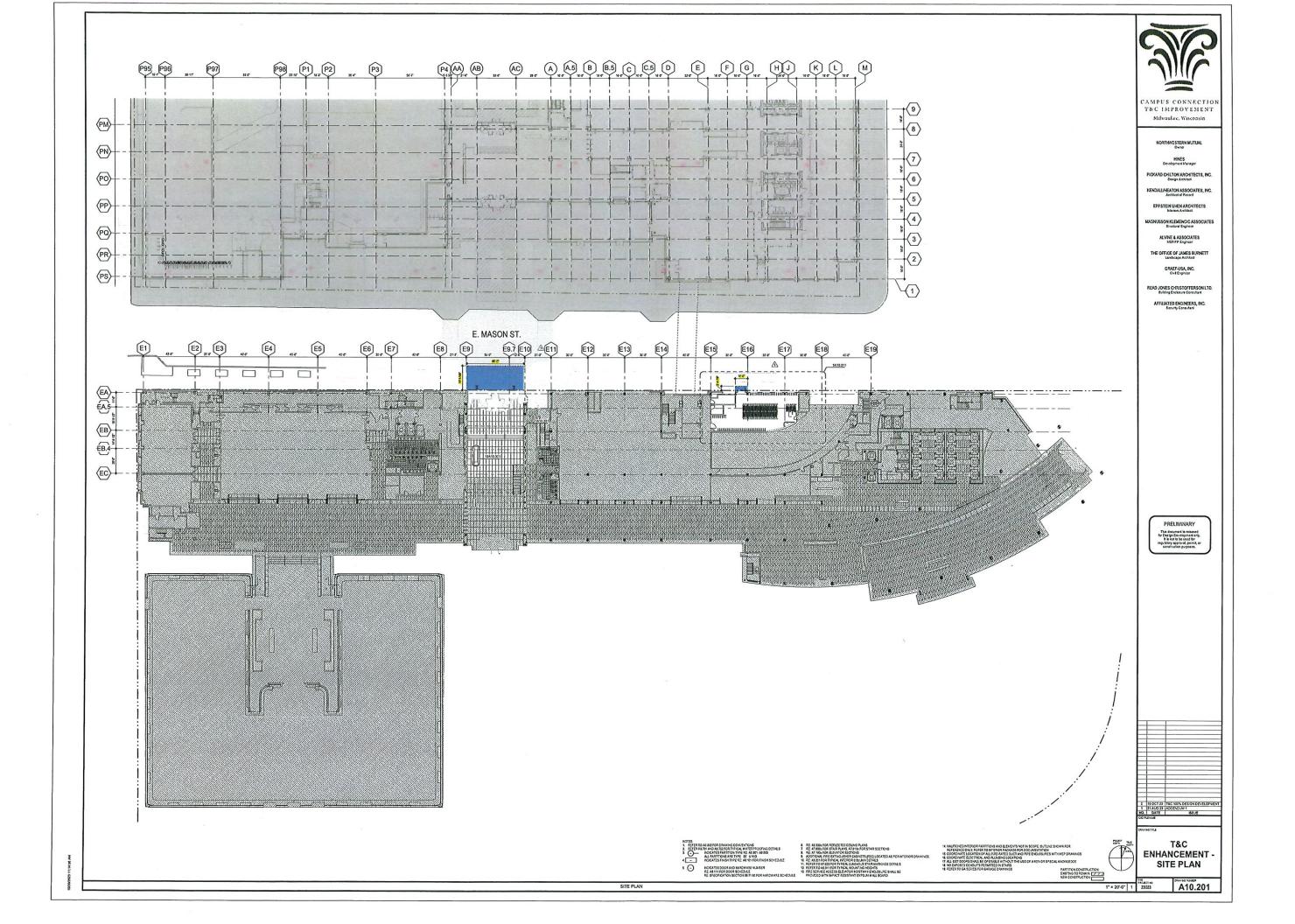
Request #3

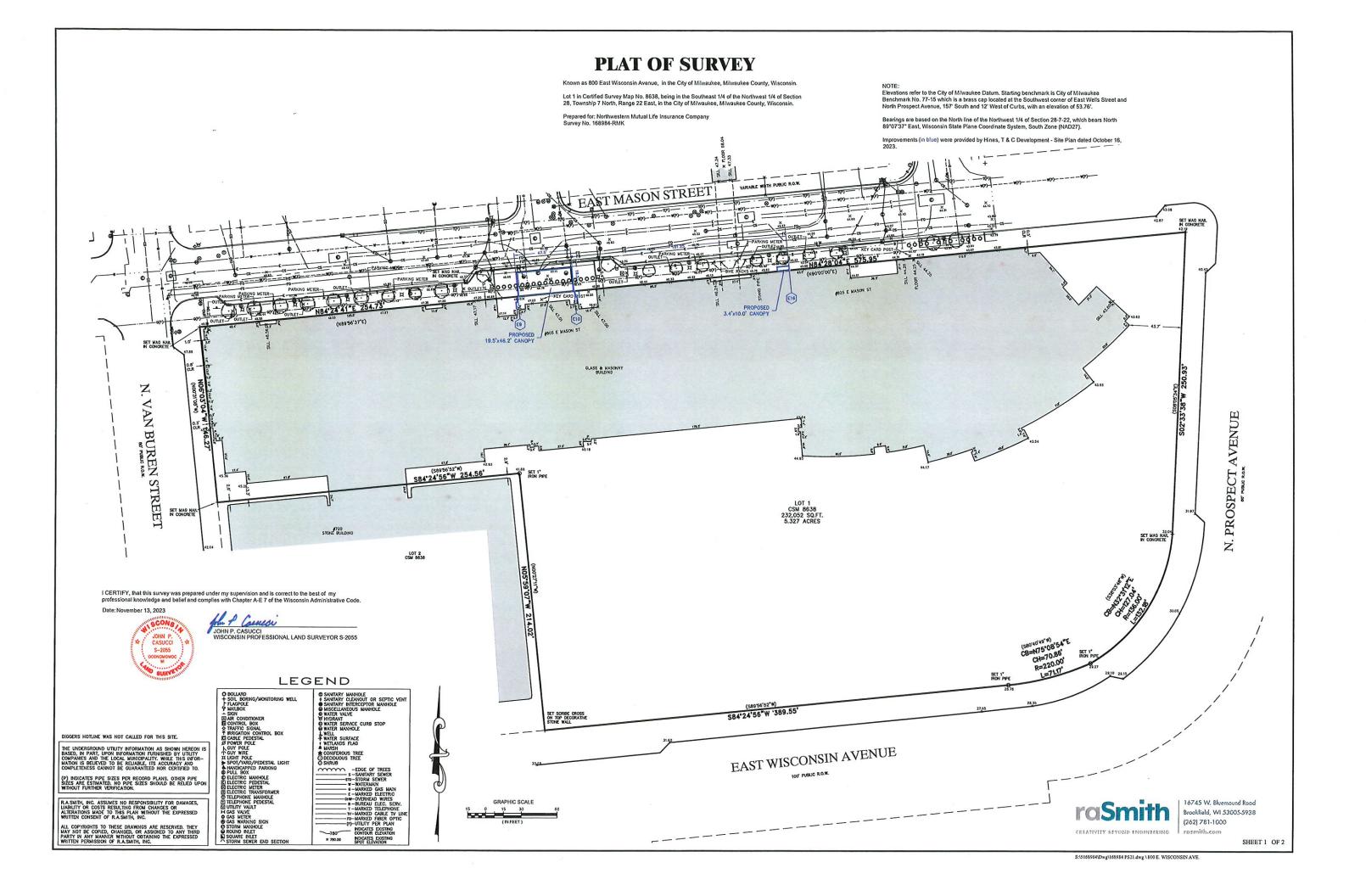


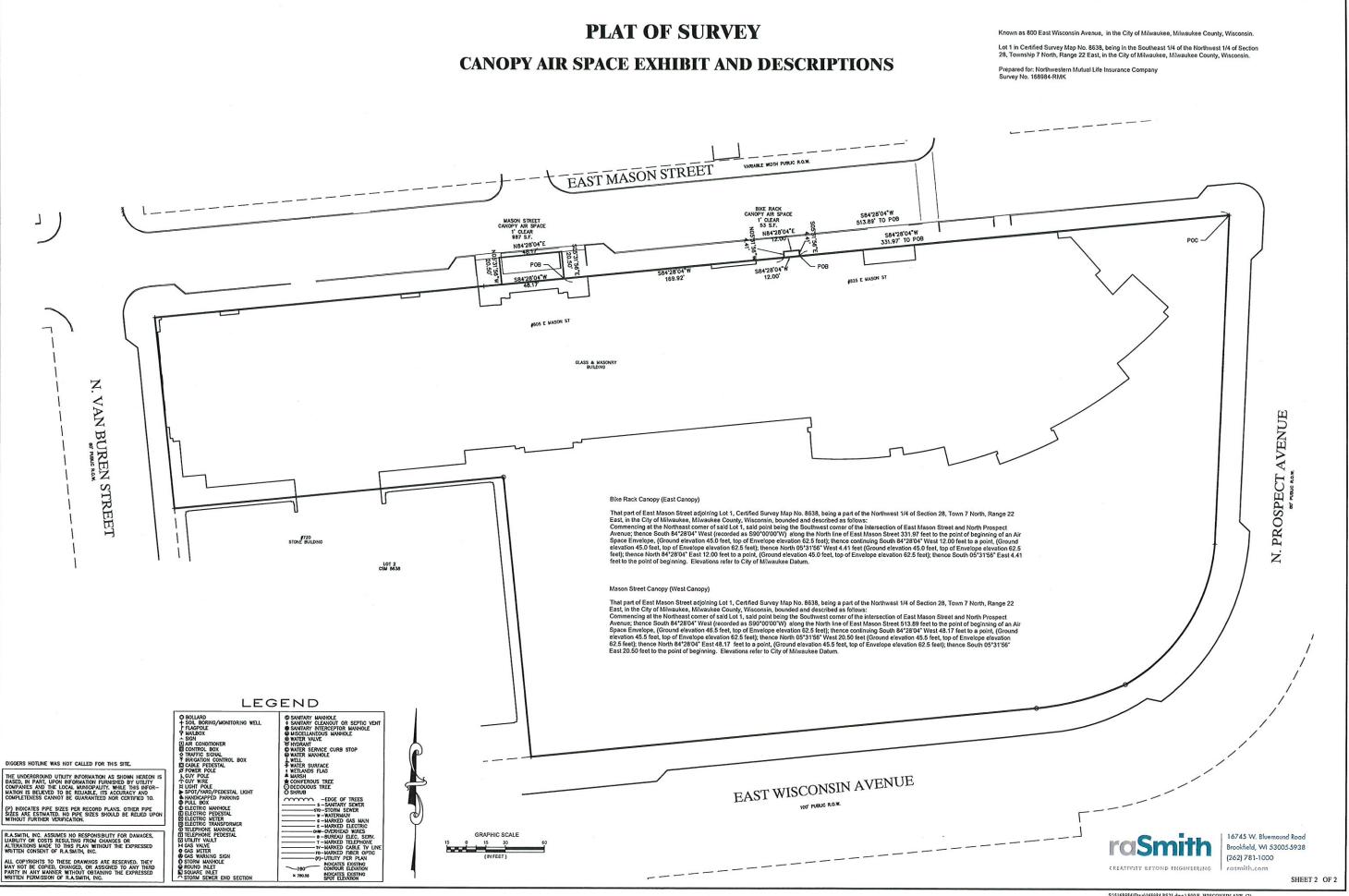


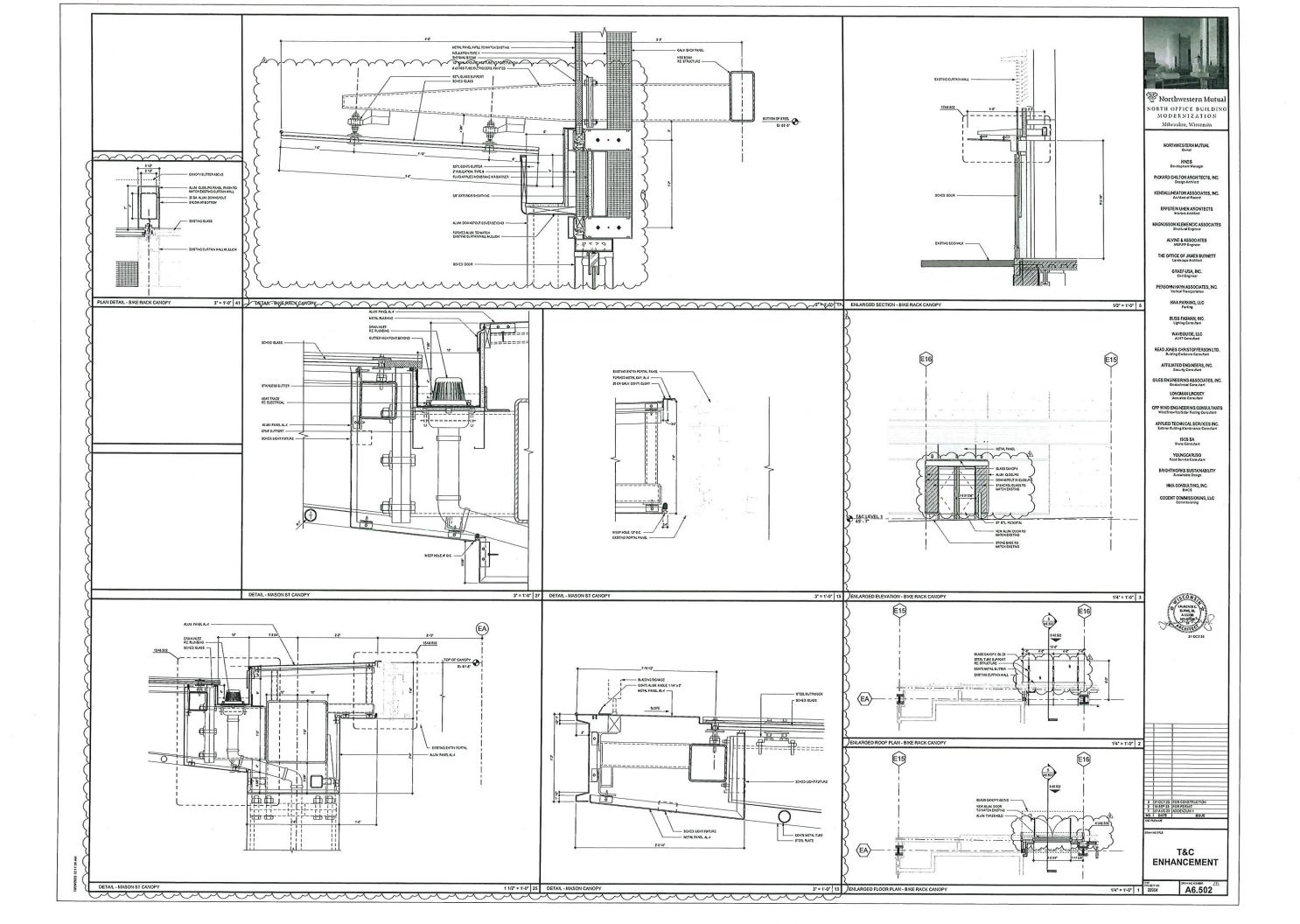
FORMAL DOCUMENTS SUBMITTED TO CITY, FOR NORTH BUILDING EAST OVERHANG & T&C CANOPIES A & C

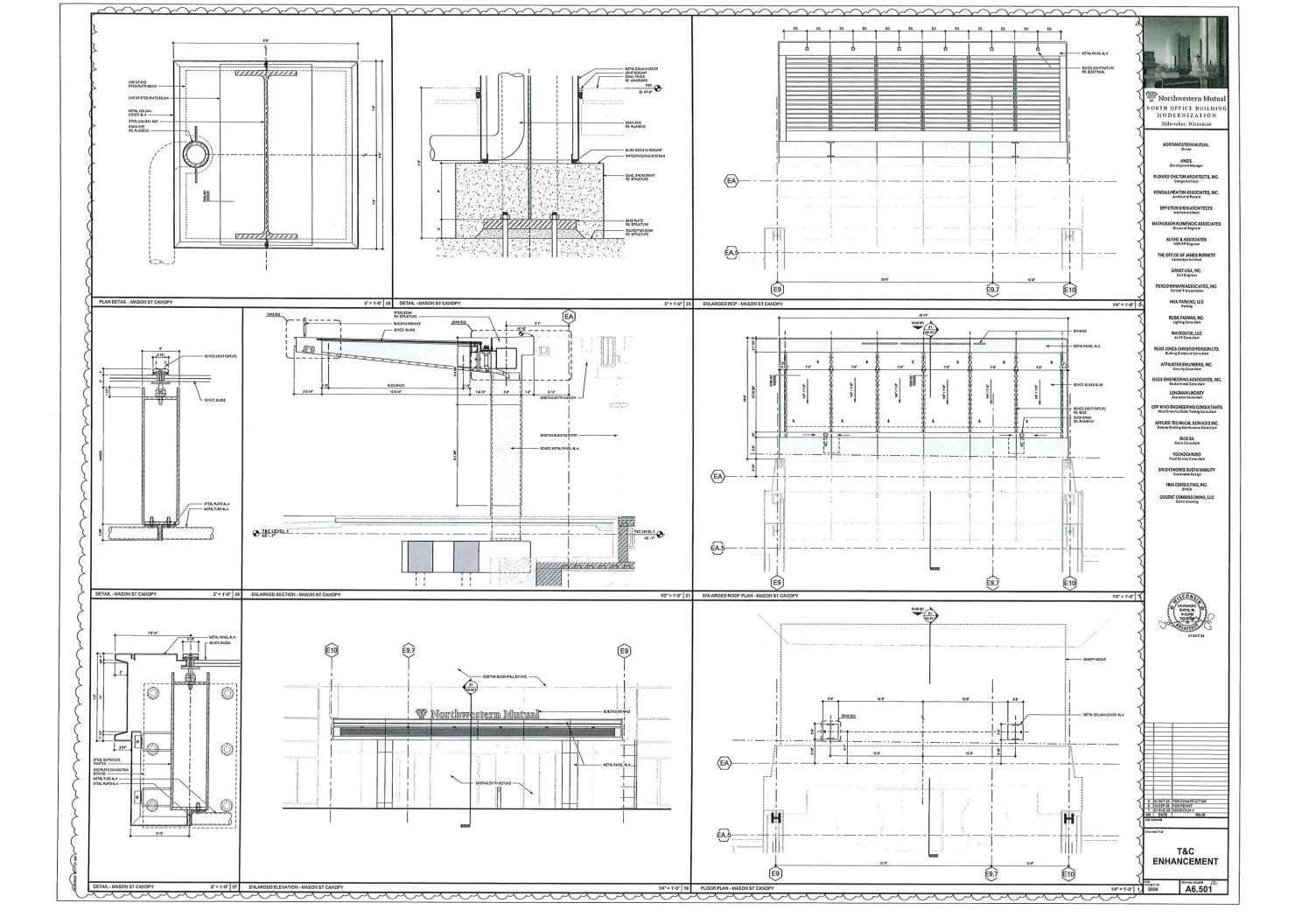




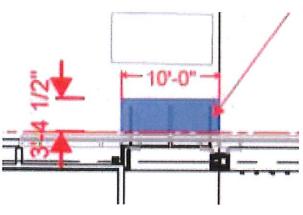


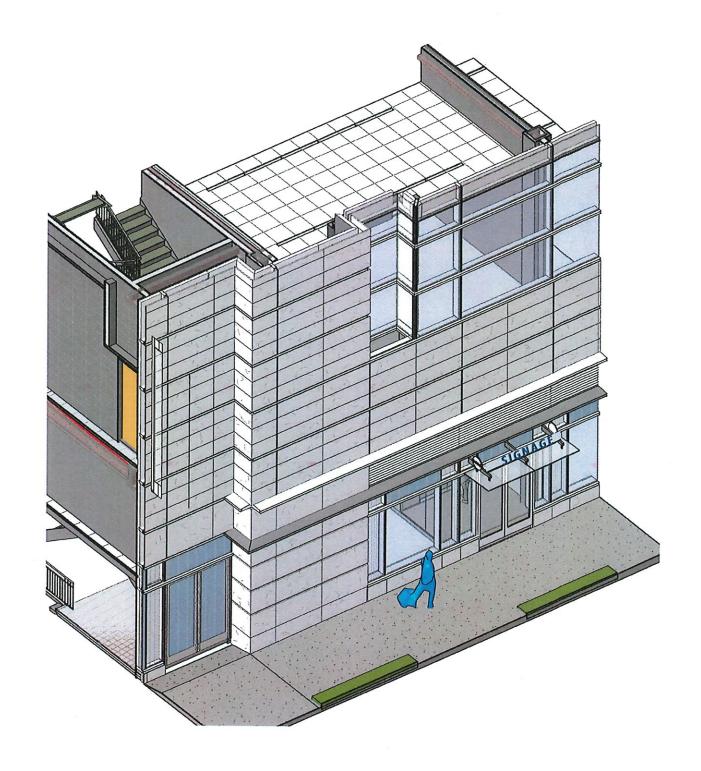












Request #3

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