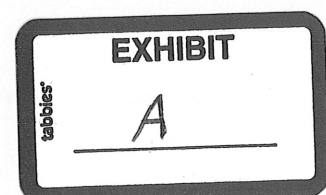


## VEL R. PHILLIPS AVE SKYBRIDGE AIR RIGHTS EASEMENT

A cube of air space above a parcel of land located in in the Southeast  $\frac{1}{4}$  of the Northwest  $\frac{1}{4}$  Section and the Southwest  $\frac{1}{4}$  of the Northeast  $\frac{1}{4}$  of Section 29, Township 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin, more particularly described as follows:

Commencing at the Northeast corner of Parcel 1 of CSM No. 6244; thence S  $00^{\circ}41'45''$  E along the east line of said Parcel 1 also being the west line of Vel R. Phillips Avenue, 91.97 feet to the point of beginning of the VEL R. PHILLIPS SKYBRIDGE AIR RIGHTS EASEMENT, the ground elevation is 11.1 feet (city datum), the bottom of easement elevation is 27.5 feet (city datum), and the top of easement elevation is 54.5 feet (city datum); thence continuing S  $00^{\circ}41'45''$  E, along said west line of Vel R Phillips Avenue 24.42 feet where the ground elevation is 11.1 feet (city datum), the bottom of easement elevation is 27.5 feet (city datum), and the top of easement elevation is 54.5 feet (city datum); thence N  $89^{\circ}16'48''$  E, 105.00 feet to the east line of Vel R Phillips Avenue where the ground elevation is 10.9 feet (city datum), the bottom of easement elevation is 27.5 feet (city datum), and the top of easement elevation is 54.5 feet (city datum); thence N  $00^{\circ}41'45''$  W, along said east line 24.42 feet where the ground elevation is 11.1 feet (city datum), the bottom of easement elevation is 27.5 feet (city datum), and the top of easement elevation is 54.5 feet (city datum); thence S  $89^{\circ}16'48''$  W, 105.00 feet to the point of beginning where the ground elevation is 11.1 feet (city datum), the bottom of easement elevation is 27.5 feet (city datum), and the top of easement elevation is 54.5 feet (city datum), said parcel of land containing **2,564 SF**, or 0.06 Acre more or less, which is contained within a horizontal plane of which is above elevation 27.50 feet and below elevation 54.50 feet and is **27.00 feet in height** and includes a volume of **69,228 Cubic Feet** of air space.





W. KILBOURN AVE

NE CORNER  
PARCEL 1  
CSM NO. 6244

S00° 41' 45"E  
91.97'

POINT OF BEGINNING  
GROUND EL.: 11'-0.75"  
BOTTOM OF STRUCTURE EL.: 28'-6"  
BOTTOM OF EASEMENT EL.: 27'-6"  
TOP OF STRUCTURE EL.: 53'-6"  
TOP OF EASEMENT EL.: 54'-6"

GROUND EL.: 11'-1"  
BOTTOM OF STRUCTURE EL.: 28'-6"  
BOTTOM OF EASEMENT EL.: 27'-6"  
TOP OF STRUCTURE EL.: 53'-6"  
TOP OF EASEMENT EL.: 54'-6"

S00° 41' 45"E  
24.42'

105.00'

S89° 16' 48"W

N00° 41' 45"W  
24.42'

N89° 16' 48"E

105.00'

GROUND EL.: 11'-1"  
BOTTOM OF STRUCTURE EL.: 28'-6"  
BOTTOM OF EASEMENT EL.: 27'-6"  
TOP OF STRUCTURE EL.: 53'-6"  
TOP OF EASEMENT EL.: 54'-6"

GROUND EL.: 10'-11"  
BOTTOM OF STRUCTURE EL.: 28'-6"  
BOTTOM OF EASEMENT EL.: 27'-6"  
TOP OF STRUCTURE EL.: 53'-6"  
TOP OF EASEMENT EL.: 54'-6"

R/W

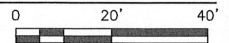
VEL R. PHILLIPS AVE

R/W

1

EXHIBIT A

SCALE: 1" = 40'



**COLLINS ENGINEERS**

2033 West Howard Ave.  
Milwaukee, WI 53221  
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Fax: 414-282-6955

**WISCONSIN CENTER DISTRICT**

400 W. WISCONSIN AVE  
MILWAUKEE, WI 53203

**WCD EXPANSION  
VEL R. PHILLIPS AVE SKYBRIDGE  
AIR RIGHTS EASEMENT  
EXHIBIT A**  
Milwaukee, WI

DESIGN BY:  
DLK

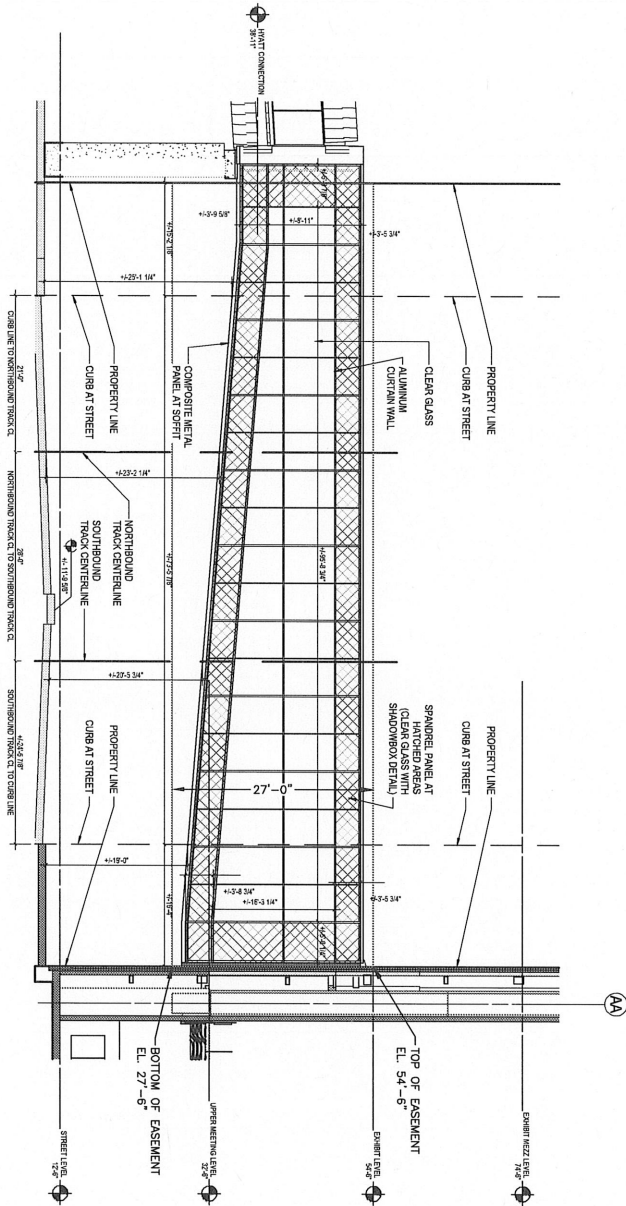
CEI PROJECT:  
60-12124

DRAWN BY:  
MDG

DATE:  
12-13-2021

CHECKED BY:  
DLK

SHEET NO:  
**1 of 1**



1 VEL R. PHILLIPS AVE SKYBRIDGE  
AIR RIGHTS EASEMENT SECTION  
NOT TO SCALE

COLLINS ENGINEERS, INC. ASSUMES NO RESPONSIBILITY FOR DAMAGES, WHETHER OF COST, RESULT AND/OR ALTERATIONS MADE TO THIS PLAN WITHOUT THE EXPRESSED WRITTEN CONSENT OF COLLINS ENGINEERS, INC.

G:\12124 - WCD ALTA SURVEY\CAD\EXHIBITS\20210611 AIR RIGHTS EASEMENTS\PROPOSED AIR RIGHTS.DWG 11/03/2021 02:19:32 PM

|                            |                   |                  |                    |                     |
|----------------------------|-------------------|------------------|--------------------|---------------------|
| CEI PROJECT<br>60-12124    | DESIGN BY:<br>DLK | DRAWN BY:<br>MDG | CHECKED BY:<br>DLK | DATE:<br>11/03/2021 |
| SHEET NO:<br><b>EX-3.1</b> |                   |                  |                    |                     |

WCD EXPANSION  
VEL R. PHILLIPS AVE SKYBRIDGE AIR  
RIGHTS EASEMENT DETAILS  
Milwaukee, WI

WISCONSIN  
CENTER DISTRICT  
400 W. WISCONSIN AVE  
MILWAUKEE, WI 53203

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