



Department of City Development

Housing Authority
Redevelopment Authority
City Plan Commission
Historic Preservation Commission

Julie A. Penman
Commissioner

Michal A. Dawson
Deputy Commissioner

January 12, 2004

To the Honorable Common Council
Zoning, Neighborhoods & Development Committee
City of Milwaukee

Dear Committee Members:

Attached is a final certified survey map listed as follows:

DCD #2327- Owner: Frontage LLC
Tax Key No's.: 392-2179-100, -2197-000, & -2198-100
Located south of East Erie Street and west of North Jackson Street, in the 4th Aldermanic District.

The purpose of this map is to create four parcels for residential condominium development. Approval of the above listed map is recommended, since it conforms to the requirements of Chapter 119 of the Subdivision Regulations of the City of Milwaukee, conditioned on the City Treasurer's signature.

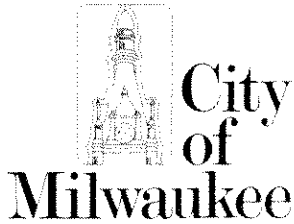
Sincerely,

John R. Hyslop
Manager – Planning Administration

Attachment

CSMZND.REF.2327.doc

809 North Broadway, Milwaukee, Wisconsin, Phone (414) 286-5900
Mailing Address: P.O. Box 324, Milwaukee, WI, 53201-0324
Internet Address: www.mkedcd.org Business Information: www.milwaukeebiz.com
T.D.D. Numbers: Rent Assistance 286-2921 and Community Services 286-3504



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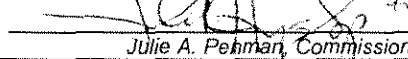
CITY OF MILWAUKEE FISCAL NOTE

A) DATE: October 13, 2003

FILE NUMBER: _____

Original Fiscal Note Substitute

SUBJECT: Certified Survey Map (DCD #2327) located south of East Erie Street and west of North Jackson Street, in the 4th Aldermanic District

B) SUBMITTED BY (Name/title/dept./ext.): 
Julie A. Pehman, Commissioner/Department of City Development/5710

C) CHECK ONE: ADOPTION OF THIS FILE AUTHORIZES EXPENDITURES
 ADOPTION OF THIS FILE DOES NOT AUTHORIZE EXPENDITURES: FURTHER COMMON COUNCIL ACTION NEEDED. LIST ANTICIPATED COSTS IN SECTION G BELOW.
 NOT APPLICABLE/NO FISCAL IMPACT.

D) CHARGE TO: DEPARTMENT ACCOUNT(DA) CONTINGENT FUND (CF)
 CAPITAL PROJECTS FUND (CPF) SPECIAL PURPOSE ACCOUNTS (SPA)
 PERM. IMPROVEMENT FUNDS (PIF) GRANT & AID ACCOUNTS (G & AA)
 OTHER (SPECIFY)

E) PURPOSE	SPECIFY TYPE/USE	ACCOUNT	EXPENDITURE	REVENUE	SAVINGS
SALARIES/WAGES:					
SUPPLIES:					
MATERIALS:					
NEW EQUIPMENT:					
EQUIPMENT REPAIR:					
OTHER:					
TOTALS					

F) FOR EXPENDITURES AND REVENUES WHICH WILL OCCUR ON AN ANNUAL BASIS OVER SEVERAL YEARS CHECK THE APPROPRIATE BOX BELOW AND THEN LIST EACH ITEM AND DOLLAR AMOUNT SEPARATELY.

<input type="checkbox"/> 1-3 YEARS	<input type="checkbox"/> 3-5 YEARS	
<input type="checkbox"/> 1-3 YEARS	<input type="checkbox"/> 3-5 YEARS	
<input type="checkbox"/> 1-3 YEARS	<input type="checkbox"/> 3-5 YEARS	

G) LIST ANY ANTICIPATED FUTURE COSTS THIS PROJECT WILL REQUIRE FOR COMPLETION:

H) COMPUTATIONS USED IN ARRIVING AT FISCAL ESTIMATE:

PLEASE LIST ANY COMMENTS ON REVERSE SIDE AND CHECK HERE



Department of City Development

Housing Authority
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Historic Preservation Commission

Julie A. Penman
Commissioner
Michal A. Dawson
Deputy Commissioner

October 13, 2003

Mr. Jeffrey S. Polenske
City Engineer
Room 612 - Municipal Building
City of Milwaukee

Dear Mr. Polenske:

Transmitted for your review in accordance with the provisions of Chapter 119 of the Subdivision Regulations, is a copy of the final certified survey map located south of East Erie Street and west of North Jackson Street, in the 4th Aldermanic District. The original map has been forwarded to the Mapping and Drafting Section.

The applicant is Frontage, LLC. The check for the engineering review fee will be deposited in the appropriate Department of Public Work's accounts through the Development Center.

Sincerely,

John R. Hyslop
Manager
Planning Administration

Attachments

cc: Marcia Lindholm (w/ attachments)

CSMCE.REF.vlk.doc/DCD#2327

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Mailing Address: P.O. Box 324, Milwaukee, WI, 53201-0324
Internet Address: www.mkedcd.org Business Information: www.milwaukeebiz.com
T.D.D. Numbers: Rent Assistance 286-2921 and Community Services 286-3504

COPY

Doc #2229

CERTIFIED SURVEY MAP NO. _____

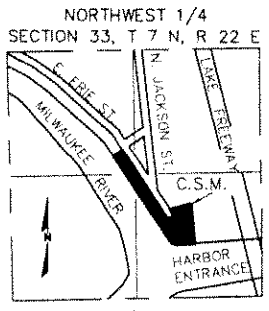
NORTH LINE, NW 1/4, SECTION 33-7-22
 NW CORNER N 88°54'38" E 2639.92'
 NE CORNER NW 1/4 SEC. 33-7-22

LOTS 4 THROUGH 16, INCLUSIVE, IN BLOCK 167, LOTS 1 THROUGH 7, INCLUSIVE, IN BLOCK 173, LOTS 1 THROUGH 5, INCLUSIVE, IN BLOCK 174 OF SURVEY AND SUBDIVISION OF LOTS 1 AND 2, VACATED JACKSON STREET BETWEEN SAID BLOCKS 167 AND 173, VACATED EAST ERIE STREET, PART OF VACATED EAST PIER STREET, PART OF VACATED CENTER STREET AND LANDS ALL IN THE NORTHWEST 1/4, NORTHWEST 1/4, SOUTHWEST 1/4 AND SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 33, TOWN 7 NORTH, RANGE 22 EAST, IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN

LEGEND

- CONCRETE MONUMENT WITH BRASS CAP
- 1" DIA. IRON PIPE FOUND
- SET RAILROAD SPIKE
- ⊕ SET CHISELED CROSS IN CONCRETE

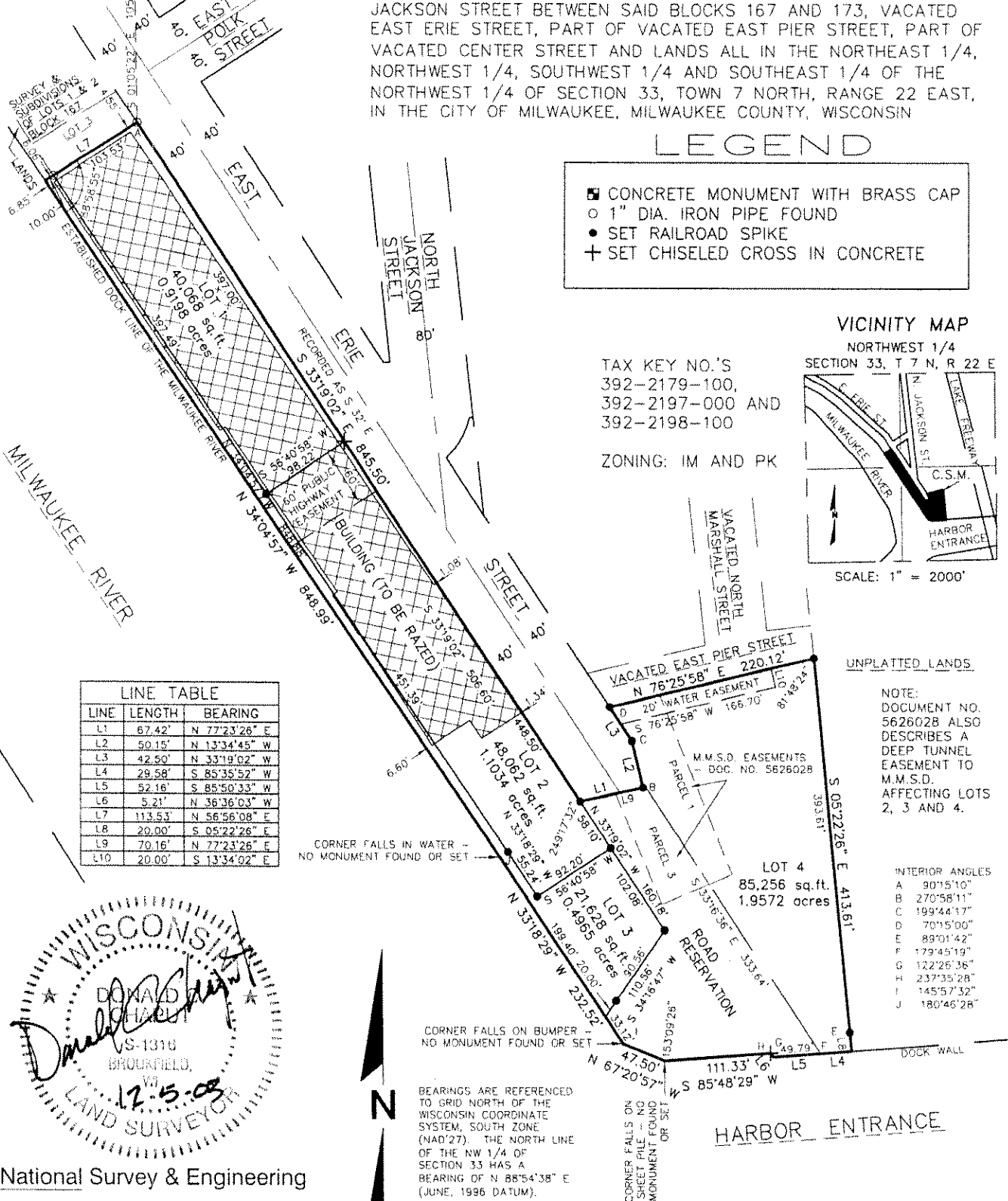
VICINITY MAP



SCALE: 1" = 2000'

TAX KEY NO.'S
 392-2179-100,
 392-2197-000 AND
 392-2198-100

ZONING: IM AND PK



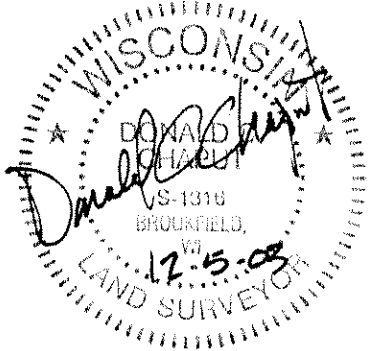
LINE	LENGTH	BEARING
L1	67.42'	N 77°23'26" E
L2	90.15'	N 13°34'45" W
L3	42.50'	N 33°19'02" W
L4	29.58'	S 85°35'52" W
L5	52.16'	S 85°50'33" W
L6	5.21'	N 36°36'03" W
L7	113.53'	N 56°56'08" E
L8	20.00'	S 05°22'26" E
L9	70.16'	N 77°23'26" E
L10	20.00'	S 13°34'02" E

UNPLATTED LANDS

NOTE:
 DOCUMENT NO. 5626028 ALSO DESCRIBES A DEEP TUNNEL EASEMENT TO M.M.S.D. AFFECTING LOTS 2, 3 AND 4.

INTERIOR ANGLES

A	90°15'10"
B	270°58'11"
C	199°44'17"
D	70°15'00"
E	89°01'42"
F	179°45'19"
G	122°26'36"
H	237°35'28"
I	145°57'32"
J	180°46'28"



National Survey & Engineering

Telephone 262-781-1000
 Facsimile 262-797-7373

16745 W Bluemound Road
 Suite 200

BEARINGS ARE REFERENCED TO GRID NORTH OF THE WISCONSIN COORDINATE SYSTEM, SOUTH ZONE (NAD'27). THE NORTH LINE OF THE NW 1/4 OF SECTION 33 HAS A BEARING OF N 88°54'38" E (JUNE, 1996 DATUM).

GRAPHIC SCALE



CERTIFIED SURVEY MAP NO. _____

Lots 4 thru 16, inclusive, in Block 167, Lots 1 thru 7, inclusive, in Block 173, lots 1 thru 5, inclusive, in Block 174 of Survey and Subdivision of Lots 1 and 2, vacated Jackson Street between said Blocks 167 and 173, vacated East Erie Street, part of vacated East Pier Street, part of vacated Center Street and lands all in the Northeast 1/4, Northwest 1/4, Southwest 1/4 and Southeast 1/4 of the Northwest 1/4 of Section 33, Town 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin.

SURVEYOR'S CERTIFICATE

STATE OF WISCONSIN }
 :SS
WAUKESHA COUNTY }

I, DONALD C. CHAPUT, Registered Land Surveyor, do hereby certify:

THAT I have surveyed, divided and mapped a Lots 4 thru 16, inclusive, in Block 167, Lots 1 thru 7, inclusive, in Block 173, lots 1 thru 5, inclusive, in Block 174 of Survey and Subdivision of Lots 1 and 2, vacated Jackson Street between said Blocks 167 and 173, vacated East Erie Street, part of vacated East Pier Street, part of vacated Center Street and lands all in the Northeast 1/4, Northwest 1/4, Southwest 1/4 and Southeast 1/4 of the Northwest 1/4 of Section 33, Town 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin, which is bounded and described as follows:

COMMENCING at the Northwest corner of said Northwest 1/4 Section; thence North 88°54'38" East along the North line of said Northwest 1/4 Section 1191.21 feet to a point; thence South 01°05'22" East 1053.38 feet to the Southwesterly line of East Erie Street at the most Easterly corner of Lot 3 of said Block 167 and the point of beginning of the lands to be described; thence South 33°19'02" East along said Southwesterly line 845.50 feet to a point; thence North 77°23'26" East 67.42 feet to a point; thence North 13°34'45" West 50.15 feet to the Northeasterly line of East Erie Street; thence North 33°19'02" West along said Northeasterly line 42.50 feet to a point; thence North 76°25'58" East 220.12 feet to a point; thence South 05°22'26" East 413.61 feet to a dock wall; thence South 85°35'52" West along said dock wall 29.58 feet to a point; thence South 85°50'33" West along said dock wall 52.16 feet to a point; thence North 36°36'03" West along said dock wall 5.21 feet to the established dock line of the Milwaukee River; thence South 85°48'29" West along said dock line 111.33 feet to a point; thence North 67°20'57" West along said dock line 47.50 feet to a point; thence North 33°18'29" West along said dock line 232.52 feet to a point; thence North 34°04'57" West along said dock line 848.99 feet Southwesterly extension of the Southeasterly line of Lot 3 of said Block 167; thence North 56°56'08" East along said Southeasterly line and its Southwesterly extension 113.53 feet to the point of beginning.

THAT I have made the survey, land division and map by the direction of FRONTAGE LLC, and CITY OF MILWAUKEE, as owners.

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.

CERTIFIED SURVEY MAP NO. _____

Lots 4 thru 16, inclusive, in Block 167, Lots 1 thru 7, inclusive, in Block 173, lots 1 thru 5, inclusive, in Block 174 of Survey and Subdivision of Lots 1 and 2, vacated Jackson Street between said Blocks 167 and 173, vacated East Erie Street, part of vacated East Pier Street, part of vacated Center Street and lands all in the Northeast 1/4, Northwest 1/4, Southwest 1/4 and Southeast 1/4 of the Northwest 1/4 of Section 33, Town 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin.

CORPORATE OWNER'S CERTIFICATE

CITY OF MILWAUKEE, as a corporation 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 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:

- A. That all utility lines to provide electric power and telephone service and cable television or 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.

IN Witness Whereof CITY OF MILWAUKEE, has caused these presents to be signed by _____, its Mayor, and RONALD D. LEONHARDT, City Clerk, at Milwaukee, Wisconsin, this _____ day of _____, 200__.

CITY OF MILWAUKEE

MAYOR

RONALD D. LEONHARDT, CITY CLERK
STATE OF WISCONSIN }
 :SS
MILWAUKEE COUNTY }

PERSONALLY came before me this _____ day of _____, 2004, _____, Mayor of the above named corporation, to me known as the Mayor and acknowledged that he executed the foregoing instrument as such officer as the deed of the corporation, by its authority.

(SEAL)
Notary Public, State of Wisconsin
My commission expires _____
My commission is permanent.

STATE OF WISCONSIN }
 :SS
MILWAUKEE COUNTY }
PERSONALLY came before me this _____ day of _____, 2004, RONALD D. LEONHARDT, City Clerk of the above named corporation, to me known as City Clerk and acknowledged that he executed the foregoing instrument as such officer as the deed of the corporation, by its authority.

(SEAL)
Notary Public, State of Wisconsin
My commission expires _____
My commission is permanent.

COMMON COUNCIL CERTIFICATE OF APPROVAL