

Department of City Development

Housing Authority
Redevelopment Authority
City Plan Commission
Historic Preservation Commission

July 22, 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 #2241 - Owner: Juneau Avenue Partners, LLC
Tax Key No's.: 391-0266-100, -0257-110
Located in the block bounded by West Highland Avenue, West Juneau Avenue, North
8th Street and North 11th Street
in the 4th Aldermanic District.

The purpose of this map is to create 2 separate parcels of land for redevelopment of the former Pabst Brewery site. Re-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.

Sincerely,

John R. Hyslop
Interim Planning Director

Attachment

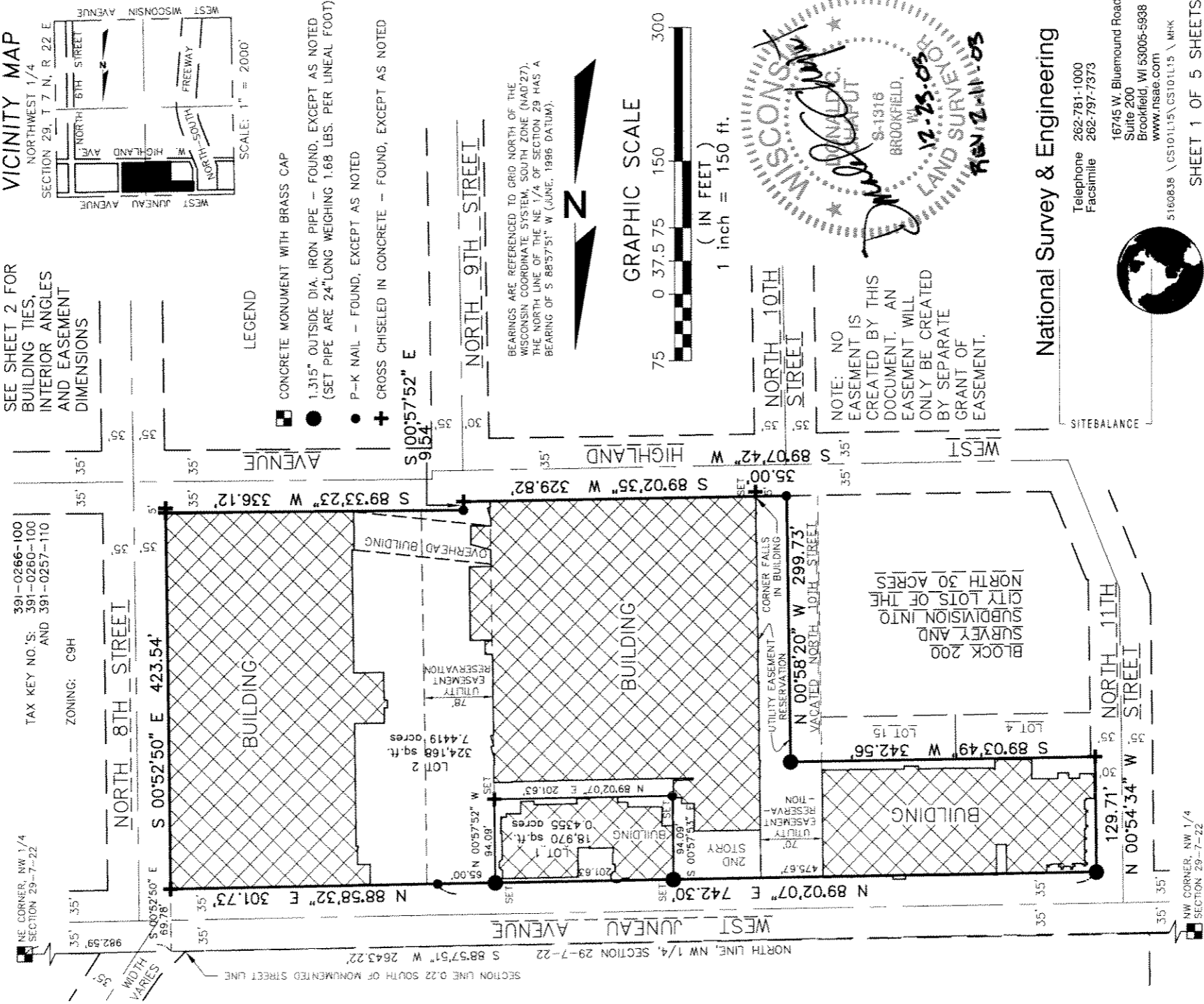
CSMZND.REF.2241.Reapproval2.doc

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

DCD # 2241

CERTIFIED SURVEY MAP NO.

A DIVISION OF LANDS, ALSO LOTS 2 THRU 17 INCLUSIVE IN BLOCK 197 AND LOTS 2, 3, 16 AND 17 IN BLOCK 200 IN SURVEY AND SUBDIVISION INTO CITY LOTS OF THE NORTH 30 ACRES, VACATED NORTH 9TH STREET ADJOINING SAID BLOCKS, THE EAST 1/2 OF VACATED NORTH 10TH STREET ADJOINING SAID BLOCK 197, THE WEST 1/2 OF VACATED NORTH 10TH STREET ADJOINING LOTS 16 AND 17 IN SAID BLOCK 200 AND THE VACATED PORTION OF NORTH 11TH STREET ADJOINING LOTS 2 AND 3 IN SAID BLOCK 200, ALL IN THE NORTHEAST 1/4 AND NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 29, TOWN 7 NORTH, RANGE 22 EAST, IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN.



National Survey & Engineering

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



16745 W. Bluemound Road
Suite 200
Brookfield, WI 53005-6938
www.nseae.com

5180836 \ CS101L15 \ CS101L15 \ MHK

SHEET 1 OF 5 SHEETS

DEPARTMENT OF CITY DEVELOPMENT
CITY OF MILWAUKEE

DEC 26 2002

STAFF APPROVED

INFRASTRUCTURE SERVICES DIVISION
Maria Lindholm 2/18/03
CENTRAL DRAFTING & RECORDS MANAGER

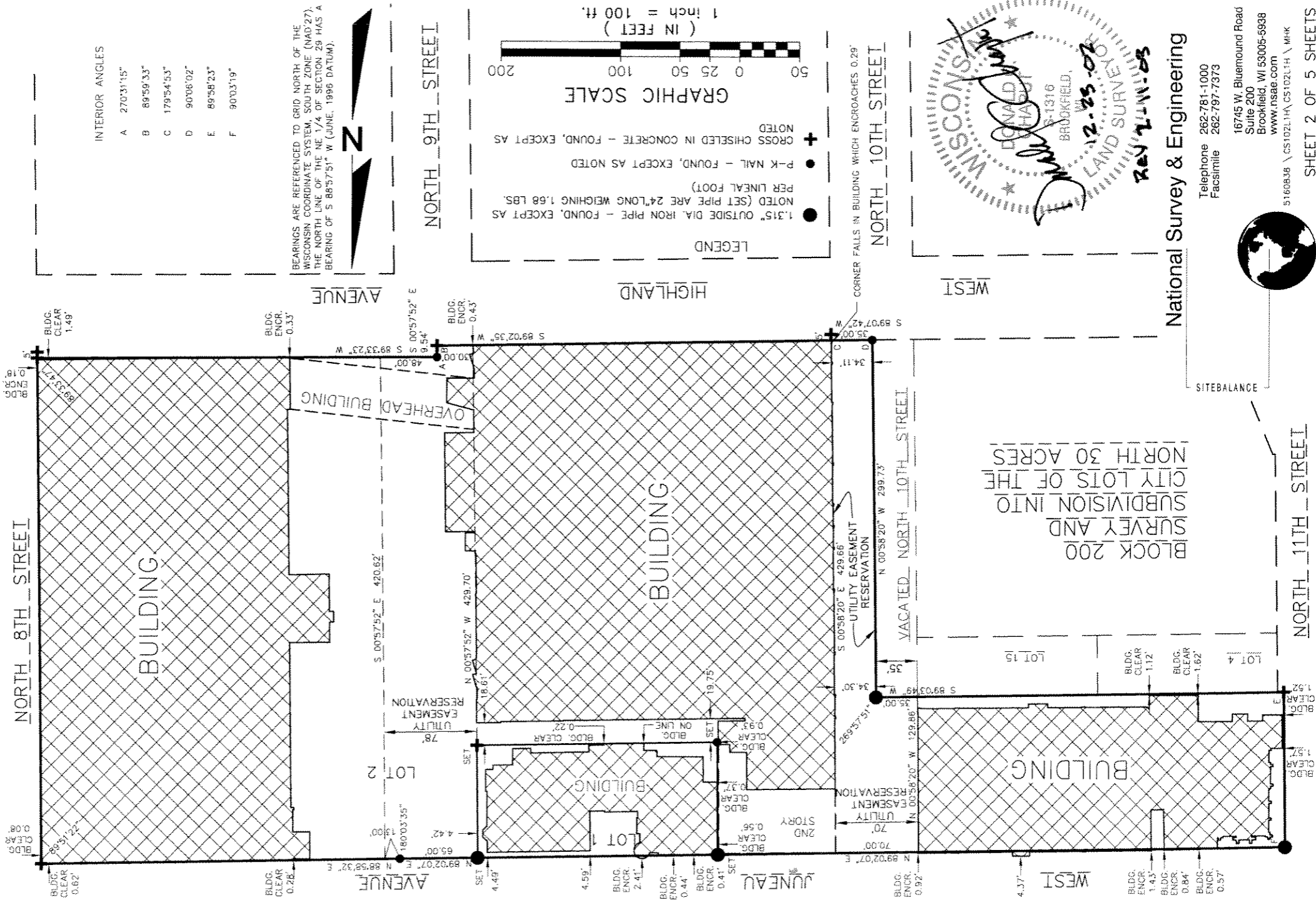
APPROVED

for CITY ENGINEER

Dcd # 2241

CERTIFIED SURVEY MAP NO.

A DIVISION OF LANDS, ALSO LOTS 2 THRU 17 INCLUSIVE IN BLOCK 197 AND LOTS 2, 3, 16 AND 17 IN BLOCK 200 IN SURVEY AND SUBDIVISION INTO CITY LOTS OF THE NORTH 30 ACRES, VACATED NORTH 9TH STREET ADJOINING SAID BLOCKS, THE EAST 1/2 OF VACATED NORTH 10TH STREET ADJOINING SAID BLOCK 197, THE WEST 1/2 OF VACATED NORTH 10TH STREET ADJOINING LOTS 16 AND 17 IN SAID BLOCK 200 AND THE VACATED PORTION OF NORTH 11TH STREET ADJOINING LOTS 2 AND 3 IN SAID BLOCK 200, ALL IN THE NORTHEAST 1/4 AND NORTHWEST 1/4 OF SECTION 29, TOWN 7 NORTH, RANGE 22 EAST, IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN.



INTERIOR ANGLES

A	270°31'15"
B	89°59'33"
C	179°54'53"
D	90°06'02"
E	89°58'23"
F	90°03'19"

BEARINGS ARE REFERENCED TO GRID NORTH OF THE WISCONSIN COORDINATE SYSTEM, SOUTH ZONE (NAD 27). THE NORTH LINE OF THE NE 1/4 OF SECTION 29 HAS A BEARING OF S 88°57'51" W (JUNE, 1996 DATUM).



NORTH 9TH STREET

LEGEND

- 1.315" OUTSIDE DIA. IRON PIPE - FOUND, EXCEPT AS NOTED (SET PIPE ARE 24" LONG WEIGHING 1.68 LBS. PER LINEAL FOOT)
- P-K NAIL - FOUND, EXCEPT AS NOTED
- + GROSS CHISELED IN CONCRETE - FOUND, EXCEPT AS NOTED

GRAPHIC SCALE (IN FEET)

1 inch = 100 ft.

NORTH 10TH STREET



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DAP #2241

CERTIFIED SURVEY MAP NO. _____

lands, also

**Survey and Subdivision Into City Lots

A division of Block 161 in Plat of the East 1/2 of the Northwest 1/4 of Sector 29, Lots 2 thru 17 inclusive in Block 197 and Lots 2, 3, 16 and 17 in Block 200 in Subdivision of the North 30 Acres of the West 1/2 of the Northwest 1/4 of Sector 29, vacated North 9th Street adjoining said blocks, the East 1/2 of vacated North 10th Street adjoining said Block 197, the West 1/2 of vacated North 10th Street adjoining Lots 16 and 17 in said Block 200 and the vacated portion of North 11th Street adjoining Lots 2 and 3 in said Block 200, all in the Northeast 1/4 and Northwest 1/4 of the Northwest 1/4 of Section 29, Town 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin.

CORPORATE OWNER'S CERTIFICATE

JUNEAU AVENUE PARTNERS LLC, a limited liability company duly organized and existing under and by virtue of the laws of the State of Wisconsin, as owner, certifies that said limited liability company 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 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 therefor, where feasible.

THIS agreement shall be binding on the undersigned and assigns.

IN Witness Whereof, JUNEAU AVENUE PARTNERS LLC, has caused these presents to be signed by TIMM H. JUDSON, its Authorized Agent, this 27th day of December, 2002.

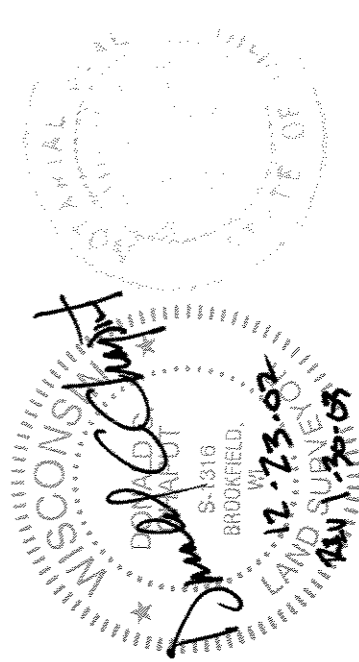
In presence of:

JUNEAU AVENUE PARTNERS LLC

Carol A. Buehner Tim H. Judson

OHIO
STATE OF WISCONSIN }
Cuyahoga COUNTY } :SS

PERSONALLY came before me this 27th day of December, 2002, TIMM H. JUDSON, its Authorized Agent, of the above named limited liability company, to me know as the person who executed the foregoing instrument, and to me known to be Authorized Agent of the limited liability company, and acknowledged that he executed the foregoing instrument as such officer as the deed of the limited liability company, by its authority.



Carol A. Buehner (SEAL)
Notary Public, State of Wisconsin
CAROL A. BUEHNER
My commission expires Notary Public, State of Ohio, Lema City.
My Commission Expires Oct. 30, 2005

CERTIFIED SURVEY MAP NO. _____

A division of land, also Lots 2 thru 17 inclusive in Block 197 and Lots 2, 3, 16 and 17 in Block 200 in survey and subdivision into city lots of the North 30 acres, vacated North 9th Street adjoining said blocks, the East 1/2 of vacated North 10th Street adjoining said Block 197, the West 1/2 of vacated North 10th Street adjoining Lots 16 and 17 in said Block 200 and the vacated portion of North 11 Street adjoining Lots 2 and 3 in said Block 200, all in the Northeast 1/4 and Northwest 1/4 of the Northwest 1/4 of Section 29, Town 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin.

CERTIFICATE OF CITY TREASURER

STATE OF WISCONSIN }
 } :SS
MILWAUKEE COUNTY }

I, WAYNE F. WHITTOW, 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.

DATE _____ WAYNE F. WHITTOW, CITY TREASURER

COMMON COUNCIL CERTIFICATE OF APPROVAL

I certify that this Certified Survey Map was approved under Resolution File No. _____ adopted by the Common Council of the City of Milwaukee on _____.

RONALD D. LEONHARDT, CITY CLERK

THOMAS BARRETT, MAYOR



THIS INSTRUMENT WAS DRAFTED BY DONALD C. CHAPUT,
REGISTERED LAND SURVEYOR S-1316