

Department of City Development  
Housing Authority  
Redevelopment Authority  
City Plan Commission  
Historic Preservation Commission

Patricia S. Algiers  
Commissioner  
Steven J. Jacquart  
Deputy Commissioner

May 5, 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 #2366-                      Owner: P & F Enterprises, LLP  
Tax Key No's.: 353-0402-100  
Located on the southwestern corner of North Hubbard Street and East Garfield Avenue,  
in the 6<sup>th</sup> Aldermanic District.

The purpose of this map is to create two parcels for future sale of one parcel. Approval of the above listed map is recommended, conditioned on obtainment of the City of Milwaukee Treasurer's signature.

Sincerely,

John R. Hyslop  
Interim Planning Director

Attachment

CSMZND.REF.2366.doc

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



Stock No. 26273

DD# 2366

Job No. 5456

*copy*

CERTIFIED SURVEY MAP NO.

Being a part of Lots 1 and 4, in Block 15, in Sherman's Addition, being a part of the Northeast 1/4 of the Northeast 1/4 of Section 20, Town 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin.

Tax Key No. 353-0402-100

Zoning: RT4

NW Corner NE 1/4  
Sec. 20-7-22  
(Conc. Mon.  
W/ Brass Cap)  
N=393,390.63  
E=2,556,450.98

NE Corner NE 1/4  
Sec. 20-7-22  
(Conc. Mon.  
W/ Brass Cap)  
N=393,430.70  
E=2,559,104.38

2653.92'

S 89°08'05" W

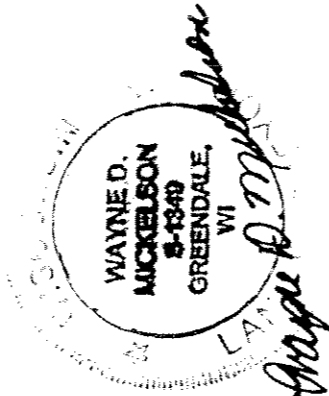
S 89°08'05" W

Block 2 Sherman's Addition

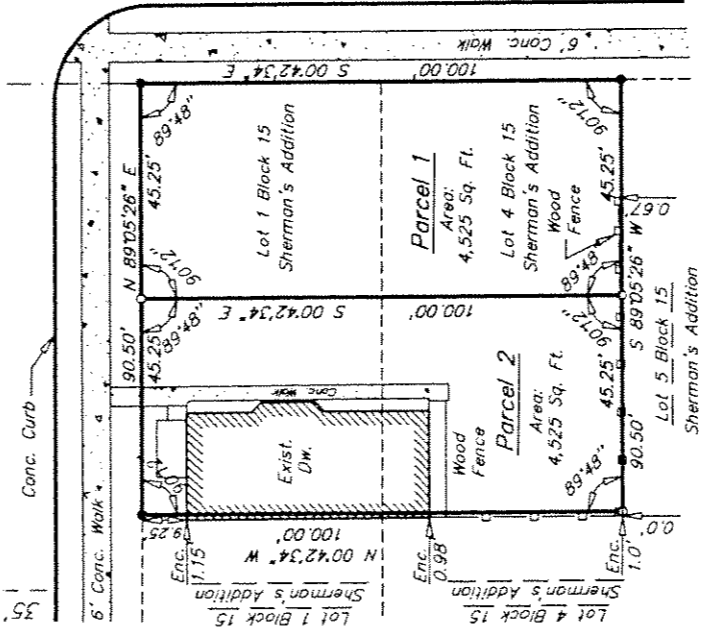
Block 1 Sherman's Addition

E. Garfield Ave.  
( 70' R.O.W. )

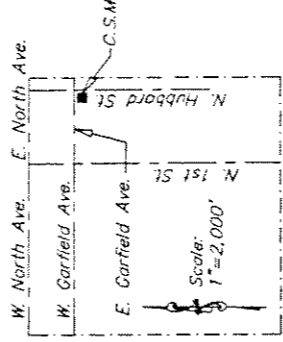
N. Hubbard St.  
( 70' R.O.W. )



Scale: 1"=40'



Vicinity Sketch  
NE 1/4 Sec. 20-7-22



Notes:

- o - Denotes 1"x24" Iron Pipe Set, 1.13 Lbs. Per Lin. Ft.
- - Denotes 1" Iron Pipe Found Bearings Referenced To The Wisconsin State Plane Coordinate System, South Zone, (NAD-27).

Graphic Scale



( In Feet )  
1 Inch = 40 Ft.

DEPARTMENT OF CITY  
PLANNING  
CITY OF MILWAUKEE

FEB 20 2004

*[Signature]*  
STAFF APPROVED

DUP 2364

CERTIFIED SURVEY MAP NO.

Being a part of Lots 1 and 4, in Block 15, in Sherman's Addition, being a part of the Northeast 1/4 of the Northeast 1/4 of Section 20, Town 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin.

SURVEYOR'S CERTIFICATE

State of Wisconsin )  
Milwaukee County ) SS

I, Wayne D. Mickelson, Registered Land Surveyor, do hereby certify:

That I have surveyed, divided and mapped a part of Lots 1 and 4, in Block 15, in Sherman's Addition, being a part of the Northeast 1/4 of the Northeast 1/4 of Section 20, Town 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin, bounded and described as follows: Commencing at the Northeast 1/4 of said 1/4 section; thence S 89°08'05" W along the North line of said 1/4 section, 161.20 feet to a point; thence S 0°42'34" E, 462.40 feet to the point of beginning of the lands to be described; thence continuing S 0°42'34" E, 100.00 feet to a point; thence S 89°05'26" W, 90.50 feet to a point; thence N 0°42'34" W, 100.00 feet to a point; thence N 89°05'26" E, 90.50 feet to the point of beginning. Said lands containing 9,049.94 square feet.

That I have made such survey, land division and map by the direction of P. and F. Enterprises, LLP, owner of said land.

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

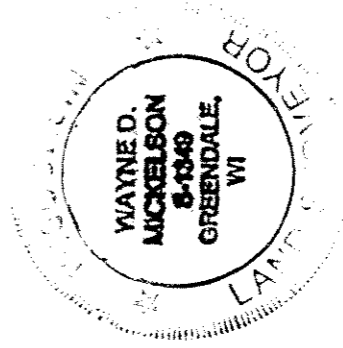
That I have fully complied with the provisions of Chapter 236 of the Wisconsin State Statutes and Chapter 119 of the Milwaukee Code of Ordinances in surveying, dividing and mapping the same.

1-26-04

Date

*Wayne D. Mickelson*  
Wayne D. Mickelson

Registered Land Surveyor S-1349



PREPARED FOR:

P. and F. Enterprises, LLP  
2804 West State Street  
Milwaukee, WI 53208

PREPARED BY:

Metropolitan Enterprises, Inc.  
5200 West Loomis Road  
Greendale, WI 53129



Stock No. 26273

XD\*2344

CERTIFIED SURVEY MAP NO. \_\_\_\_\_

Being a part of Lots 1 and 4, in Block 15, in Sherman's Addition, being a part of the Northeast 1/4 of the Northeast 1/4 of Section 20, Town 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin.

OWNER'S CERTIFICATE

P. and F. Enterprises, LLP, as owner, does hereby certify that it has caused the land described on this map to be surveyed, divided and mapped as represented on this map in accordance with Chapter 236 of the Wisconsin State Statutes and the requirements of Chapter 119 of the City of 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 of Ordinances, the undersigned agrees:

- a) That all utility lines to provide electric power and telephone service and cable television or communication systems, lines or cables to all parcels in the map shall be installed underground in easements provided thereof where feasible.

This agreement shall be binding on the undersigned and assigns.

IN WITNESS WHEREOF, the said P. and F. Enterprises, LLP has caused these presents to be signed by Patrica Miner, Partner and Fred Tomko, Partner, this 18th day of February, 2004.

P. and F. Enterprises, LLP

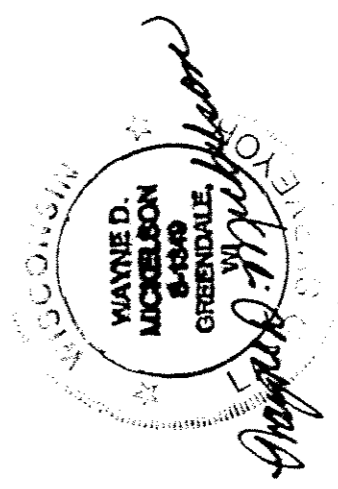
Patrica Miner  
Patrica Miner, Partner

Fred Tomko  
Fred Tomko, Partner

STATE OF WISCONSIN )  
MILWAUKEE COUNTY ) SS

PERSONALLY came before me this 18th day of February, 2004, Patrica Miner and Fred Tomko, Partners of P. and F. Enterprises, LLP, to me known to be the persons who executed the foregoing instrument and acknowledged the same.

Wayne D. Mickelson  
Notary Public-State of Wisconsin  
My Commission Expires: 8/26/07



1-26-04



Stock No. 26273

DUD# 2364

CERTIFIED SURVEY MAP NO.

Being a part of Lots 1 and 4, in Block 15, in Sherman's Addition, being a part of the Northeast 1/4 of the Northeast 1/4 of Section 20, Town 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin.

CERTIFICATE OF CITY TREASURER

STATE OF WISCONSIN )  
MILWAUKEE COUNTY ) SS

I, Wayne F. Whittow, being the duly elected, qualified and acting City Treasurer of the City of Milwaukee, do hereby 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.

- COPY -

Date \_\_\_\_\_  
Wayne F. Whittow, Treasurer  
City of Milwaukee

COMMON COUNCIL APPROVAL

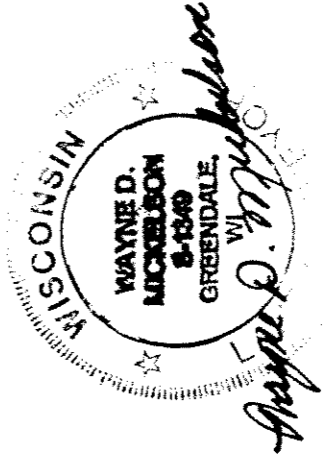
I certify that this Certified Survey Map was approved and adopted under Resolution File No. \_\_\_\_\_, on this \_\_\_\_\_ day of \_\_\_\_\_, 2004, by the Common Council of the City of Milwaukee.

- COPY -

\_\_\_\_\_, Mayor  
City of Milwaukee

- COPY -

Ronald D. Leonhardt, City Clerk  
City of Milwaukee



1-26-04

THIS INSTRUMENT WAS DRAFTED BY:  
Wayne D. Mickelson, R.L.S. S-1349