

DCD #3397

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

LOT 1 OF CERTIFIED SURVEY MAP NO. 9249 AND PART OF LOT 1 OF CERTIFIED SURVEY MAP NO. 8595, BEING PART OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 5, TOWN 7 NORTH, RANGE 22 EAST, IN THE CITY OF GLENDALE AND THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN

NORTHWEST CORNER,  
SOUTHWEST 1/4  
SECTION 5, T7N, R22E  
CONCRETE MONUMENT  
W/BRASS CAP  
N. 406,598.33  
E. 2,553,694.94

**GLENDALE**  
TAX KEY NO. 243-9002  
ZONING: M-1

**MILWAUKEE**  
TAX KEY NO. 243-1051-000  
ZONING: IL2

NORTHEAST CORNER,  
SOUTHWEST 1/4  
SECTION 5, T7N, R22E  
CONCRETE MONUMENT  
W/BRASS CAP  
N. 406,635.23  
E. 2,556,315.04



ALL BEARINGS ARE REFER TO THE NORTH LINE OF THE SOUTHWEST 1/4 OF SECTION 5, WHICH HAS A WISCONSIN STATE PLANE COORDINATE SYSTEM (SOUTH ZONE)(NAD27) BEARING OF N89°11'35"E. (FEB. 2018 REVISION)

ALL MEASUREMENTS HAVE BEEN MADE TO THE NEAREST ONE-HUNDREDTH OF A FOOT.

ALL ANGULAR MEASUREMENTS HAVE BEEN MADE TO THE NEAREST ONE SECOND.

SEE SHEET 2 & 3 FOR LOT DETAILS.

SEE SHEET 4 FOR EASEMENT DETAILS.

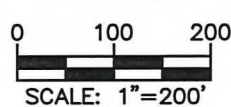
SEE SHEET 5 FOR LINE AND CURVE TABLES.

THIS INSTRUMENT WAS DRAFTED BY CRAIG W. RILEY S-2264.

*Craig W. Riley*



April 10, 2023



|   |   |   |  |
|---|---|---|--|
| <b>SURVEYED BY:</b><br><br>N238 W1610 BUSSE ROAD, STE. 100<br>WAUKESHA, WISCONSIN 53188<br>PHONE: (262)513-0666 | <b>SUBDIVIDER/OWNER:</b><br>GLENDALE PARTNERS, LLC. | <b>PROJECT NO:</b> 18-8335B<br><b>FILE NO:</b> B-*<br><b>FIELDBOOK/PG:</b> -<br><b>SHEET NO:</b> 1 OF 7 | <b>SURVEYED BY:</b> N/A<br><b>DRAWN BY:</b> DHS<br><b>CHECKED BY:</b> AWW<br><b>APPROVED BY:</b> CWR |
|   | 10035 NORTH MILLER COURT<br>MEQUON, WI 53092        |   |  |
|   |   |   |  |
|   |   |   |  |
|   |   |   |  |

INFRASTRUCTURE SERVICES DIVISION  
*You Und.* 7/12/23  
 CENTRAL DRAFTING & RECORDS MANAGER  
*KT Spent* 7-7-23  
 ENGR. IN CHARGE ENVIRON. ENGR.  
 CORRECT  
*R. J. M.* 7/12/2023  
 CITY ENGINEER  
 APPROVED

DEPARTMENT OF CITY DEVELOPMENT  
 CITY OF MILWAUKEE  
 MA: 09 2023  
*[Signature]*  
 STAFF APPROVED

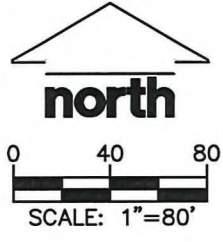
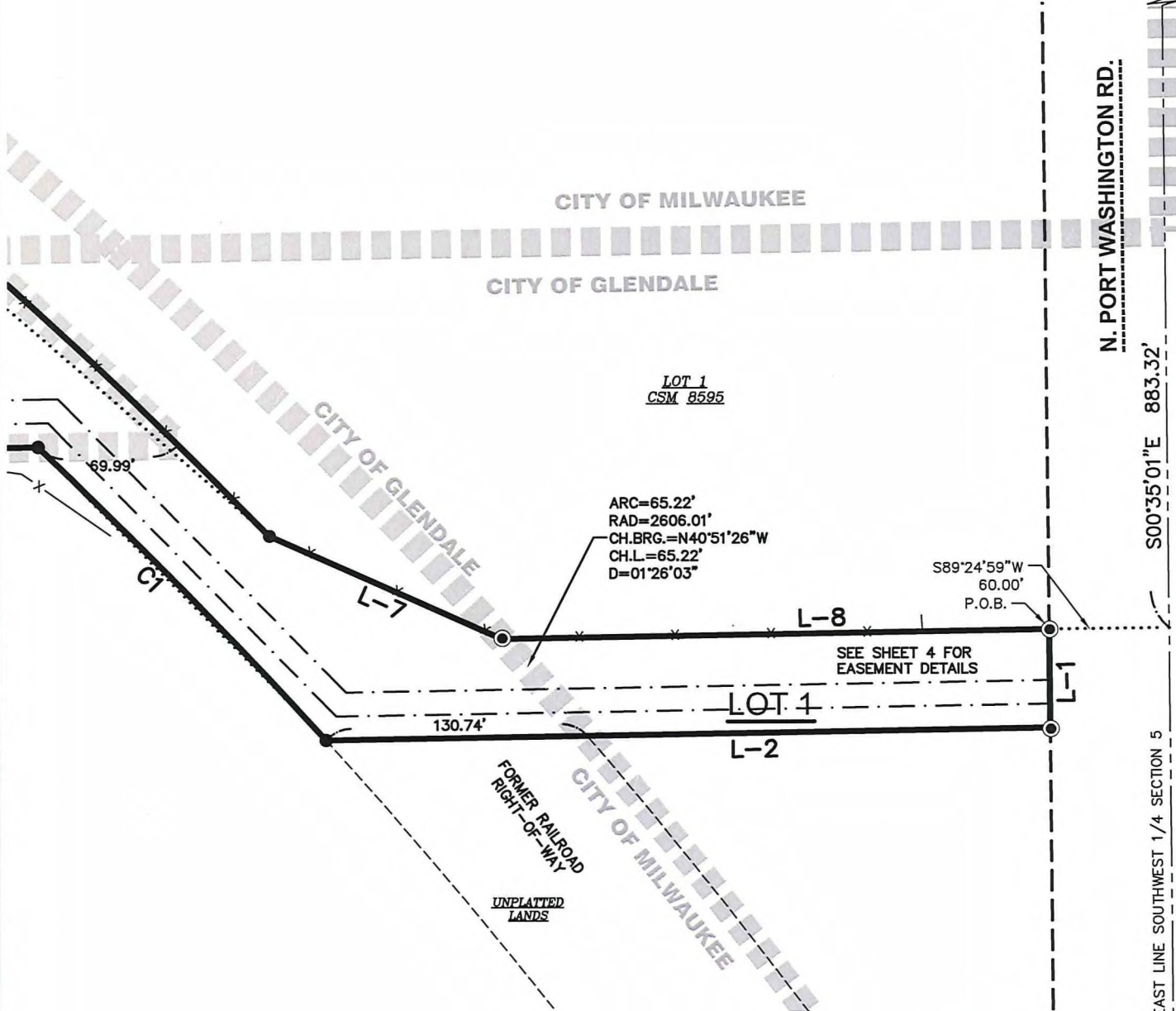
File: R:\2018\18-8335A\DWG\Survey\188335A CSM West Redivide-2023.dwg Layout: CSM3 1 of 7 User: cheintz Plotted: Jun 21, 2023 - 1:55pm

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

LOT 1 OF CERTIFIED SURVEY MAP NO. 9249 AND PART OF LOT 1 OF CERTIFIED SURVEY MAP NO. 8595, BEING PART OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 5, TOWN 7 NORTH, RANGE 22 EAST, IN THE CITY OF GLENDALE AND THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN

## LOT DETAILS

NORTHEAST CORNER,  
SOUTHWEST 1/4  
SECTION 5, T7N, R22E  
CONCRETE MONUMENT  
W/BRASS CAP



MARCH 27, 2023

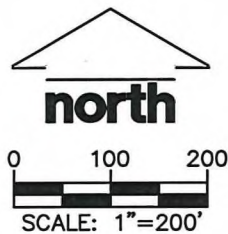
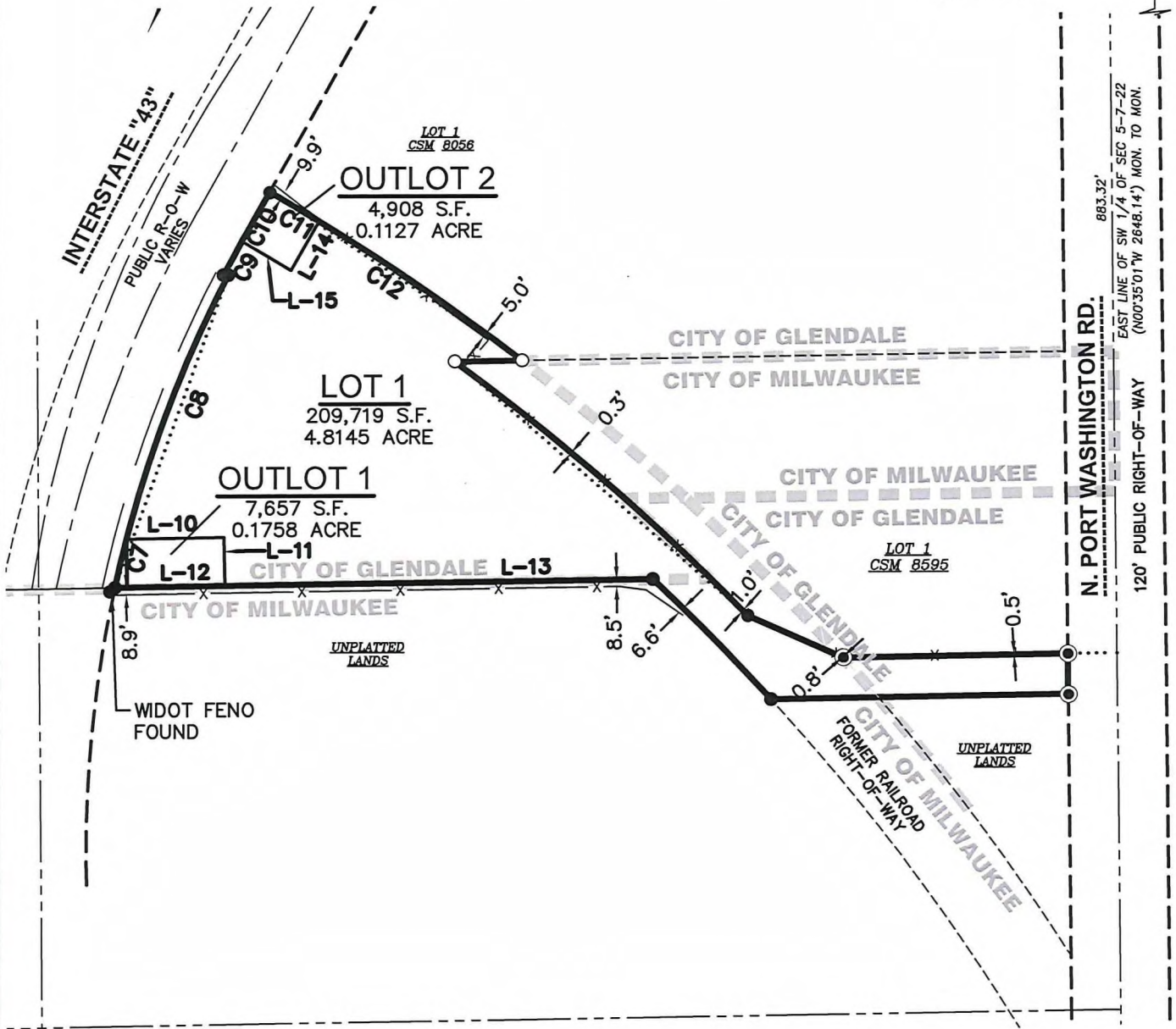
File: R:\2018\18-8335A\DWG\Survey\188335A CSM West Redvide-2023.dwg Layout: CSM3 2 of 7 User: cheintz Plotted: Mar 27, 2023 - 2:35pm

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

LOT 1 OF CERTIFIED SURVEY MAP NO. 9249 AND PART OF LOT 1 OF CERTIFIED SURVEY MAP NO. 8595, BEING PART OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 5, TOWN 7 NORTH, RANGE 22 EAST, IN THE CITY OF GLENDALE AND THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN

## LOT DETAILS

NORTHEAST CORNER,  
SOUTHWEST 1/4  
SECTION 5, T7N, R22E  
CONCRETE MONUMENT  
W/BRASS CAP



MARCH 27, 2023

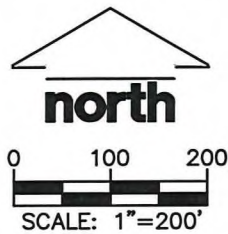
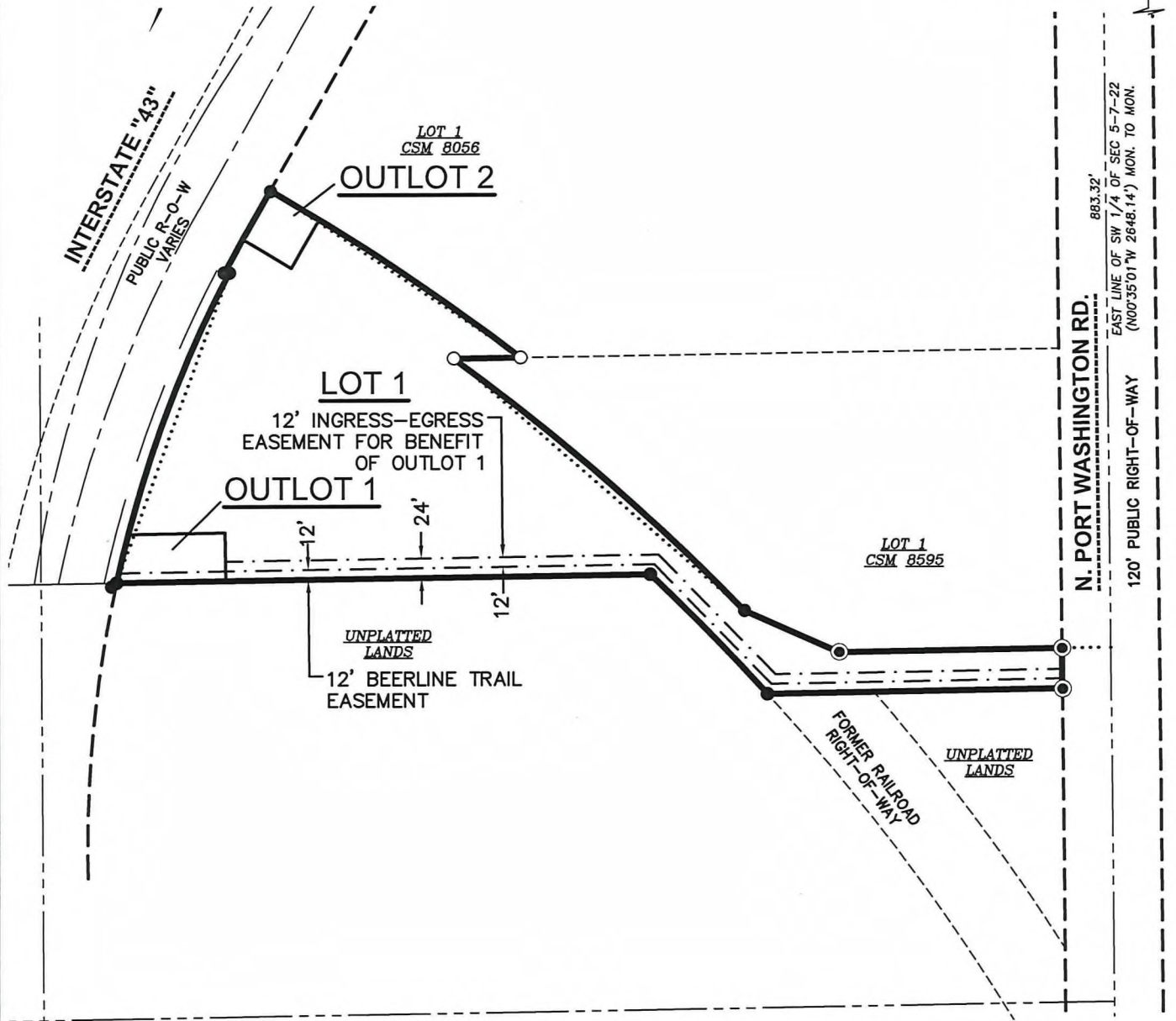
File: R:\2018\18-8335A\DWG\Survey\188335A CSM West Redvide-2023.dwg Layout: CSM3 3 of 7 User: cheintz Plotted: Mar 27, 2023 - 2:35pm

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

LOT 1 OF CERTIFIED SURVEY MAP NO. 9249 AND PART OF LOT 1 OF CERTIFIED SURVEY MAP NO. 8595, BEING PART OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 5, TOWN 7 NORTH, RANGE 22 EAST, IN THE CITY OF GLENDALE AND THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN

## EASEMENT DETAILS

NORTHEAST CORNER,  
SOUTHWEST 1/4  
SECTION 5, T7N, R22E  
CONCRETE MONUMENT  
W/BRASS CAP



MARCH 27, 2023

File: R:\2018\18-8335A\DWG\Survey\188335A CSM West Redivide-2023.dwg Layout: CSM3 4 of 7 User: cheintz Plotted: Mar 29, 2023 - 11:16am

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

LOT 1 OF CERTIFIED SURVEY MAP NO. 9249 AND PART OF LOT 1 OF CERTIFIED SURVEY MAP NO. 8595, BEING PART OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 5, TOWN 7 NORTH, RANGE 22 EAST, IN THE CITY OF GLENDALE AND THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN

STATE OF WISCONSIN

MILWAUKEE COUNTY

I, CRAIG W. RILEY, PROFESSIONAL LAND SURVEYOR, CERTIFY:

THAT I HAVE SURVEYED, DIVIDED AND MAPPED LOT 1 OF CERTIFIED SURVEY MAP NO. 9249 AND PART OF LOT OF CERTIFIED SURVEY MAP NO. 8595, BEING PART OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 5, TOWN 7 NORTH, RANGE 22 EAST, IN THE CITY OF GLENDALE AND THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN, WHICH IS BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF THE SOUTHWEST 1/4 OF SAID SECTION 5; THENCE N89°11'35"E ALONG THE NORTH LINE OF SAID 1/4 SECTION 2620.38 FEET TO THE NORTHEAST CORNER OF SAID 1/4 SECTION; THENCE S00°35'01"E ALONG THE EAST LINE OF SAID 1/4 SECTION 883.32 FEET; THENCE S89°24'59"W 60.00 FEET TO THE POINT OF BEGINNING OF LANDS TO BE DESCRIBED; THENCE S00°35'01"E 50.00 FEET; THENCE S89°05'39"W 362.12 FEET; THENCE NORTHWESTERLY 207.24 FEET ALONG THE ARC OF A CURVE TO LEFT WHOSE CENTER LIES TO SOUTHWEST, WHOSE RADIUS IS 2781.59 FEET AND WHOSE CHORD BEARS N43°59'03"W 207.19 FEET; THENCE S89°11'35"W 656.69 FEET TO A NON-TANGENTIAL POINT OF CURVATURE AND A POINT ON THE EASTERLY LINE OF INTERSTATE "43"; THENCE NORTHEASTERLY 411.43 FEET ALONG SAID EASTERLY LINE AND ALONG THE ARC OF A CURVE TO THE RIGHT WHOSE CENTER LIES TO THE SOUTHEAST, WHOSE RADIUS IS 1567.02 FEET AND WHOSE CHORD BEARS N19°47'16"E 410.25 FEET; THENCE S89°11'35" ALONG SAID EASTERLY LINE, 5.67 FEET TO A NON-TANGENTIAL POINT OF CURVATURE; THENCE NORTHEASTERLY 54.35 FEET ALONG THE ARC OF A CURVE TO THE RIGHT WHOSE CENTER LIES TO THE SOUTHEAST, WHOSE RADIUS IS 1369.48 FEET AND WHOSE CHORD BEARS N28°12'09"E 54.35 FEET; THENCE N29°11'35"E 63.02 FEET; THENCE SOUTHEASTERLY 372.36 FEET ALONG THE ARC OF A CURVE TO THE RIGHT WHOSE CENTER LIES TO THE SOUTHWEST, WHOSE RADIUS IS 2901.63 FEET AND WHOSE CHORD BEARS S55°45'29"E 372.10 FEET; THENCE S89°10'57"W 82.28 FEET TO A NON-TANGENTIAL POINT OF CURVATURE; THENCE SOUTHEASTERLY 475.71 FEET ALONG THE ARC OF A CURVE TO THE RIGHT WHOSE CENTER LIES TO THE SOUTHWEST, WHOSE RADIUS IS 2864.93 FEET AND WHOSE CHORD BEARS S48°38'57"E 476.26 FEET; THENCE S65°45'27"E 127.75 FEET; THENCE N89°05'39"E 273.54 FEET TO THE POINT OF BEGINNING.

LANDS CONTAINS 222,284 SQUARE FEET OR 5.1029 ACRES.

THAT I HAVE MADE THE SURVEY, LAND DIVISION, AND MAP BY THE DIRECTION OF GLENDALE PARTNERS LLC.

THAT THE 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 CHAPTER 236.34 OF THE WISCONSIN STATUTES, CHAPTER 14 OF THE GLENDALE CODE OF ORDINANCES AND CHAPTER 119 OF THE MILWAUKEE CODE OF ORDINANCES IN SURVEYING, DIVIDING AND MAPPING THE SAME. PER WS. STAT. 236.21 (1), THIS CERTIFICATE HAS THE SAME FORCE AND EFFECT AS AN AFFIDAVIT.

DATE: MARCH 27, 2023

SIGNATURE: *Craig W. Riley*  
 TYPE OR PRINT NAME: CRAIG W. RILEY

TITLE: PROFESSIONAL LAND SURVEYOR,  
 NUMBER S-2264



| LINE TABLE |             |          |
|------------|-------------|----------|
| LINE       | BEARING     | DISTANCE |
| L-1        | S00°35'01"E | 50.00'   |
| L-2        | S89°05'39"W | 362.12'  |
| L-3        | S89°11'35"W | 656.69'  |
| L-4        | S89°11'35"W | 5.67'    |
| L-5        | N29°11'35"E | 63.02'   |
| L-6        | S89°10'57"W | 82.28'   |
| L-7        | S65°45'27"E | 127.75'  |
| L-8        | N89°05'39"E | 273.54'  |

| LINE TABLE |             |          |
|------------|-------------|----------|
| LINE       | BEARING     | DISTANCE |
| L-10       | N89°11'35"E | 119.00'  |
| L-11       | S00°48'25"E | 60.00'   |
| L-12       | S89°11'35"W | 134.19'  |
| L-13       | S89°11'35"W | 521.69'  |
| L-14       | S29°09'16"W | 70.00'   |
| L-15       | N58°44'40"W | 70.05'   |

| CURVE TABLE |          |           |               |         |            |             |             |
|-------------|----------|-----------|---------------|---------|------------|-------------|-------------|
| CURVE       | RADIUS   | DELTA     | CHORD BEARING | CHORD   | ARC LENGTH | TANGENT IN  | TANGENT OUT |
| C1          | 2781.59' | 4°16'08"  | N43°59'03"W   | 207.19' | 207.24'    | N41°50'59"W | N46°07'07"W |
| C2          | 1567.02' | 15°02'37" | N19°47'16"E   | 410.25' | 411.43'    | N12°15'57"E | N27°18'34"E |
| C3          | 1369.48' | 2°16'26"  | N28°12'09"E   | 54.35'  | 54.35'     | N27°03'56"E | N29°20'23"E |
| C4          | 2901.63' | 7°21'09"  | S55°45'29"E   | 372.10' | 372.36'    | S59°26'03"E | S50°36'34"E |
| C5          | 2864.93' | 9°31'29"  | S48°38'57"E   | 475.71' | 476.26'    | S43°53'12"E | S53°24'41"E |
| C7          | 1567.02' | 2°15'47"  | S13°23'51"W   | 61.89'  | 61.90'     | S14°31'45"W | S12°15'57"W |
| C8          | 1567.02' | 12°46'49" | S20°55'09"W   | 348.81' | 349.54'    | S27°18'34"W | S14°31'45"W |
| C9          | 1369.48' | 1°58'55"  | S28°03'23"W   | 47.37'  | 47.37'     | S29°02'51"W | S27°03'56"W |
| C10         | 1369.48' | 0°17'32"  | S29°11'37"W   | 6.98'   | 6.98'      | S29°20'23"W | S29°02'51"W |
| C11         | 2901.63' | 1°22'56"  | S58°44'35"E   | 70.00'  | 70.00'     | S58°03'07"E | S59°26'03"E |
| C12         | 2901.63' | 5°58'13"  | S55°04'01"E   | 302.22' | 302.36'    | S52°04'54"E | S58°03'07"E |

File: R:\2018\18-8335A\DWG\Survey\188335A CSM West Redivide-2023.dwg Layout: CSM3 5 of 7 User: cheintz Plotted: Mar 27, 2023 - 2:36pm

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

LOT 1 OF CERTIFIED SURVEY MAP NO. 9249 AND PART OF LOT 1 OF CERTIFIED SURVEY MAP NO. 8595, BEING PART OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 5, TOWN 7 NORTH, RANGE 22 EAST, IN THE CITY OF GLENDALE AND THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN

## ENTITY OWNER'S CERTIFICATE

GLENDALE 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 COMPANY CAUSED THE LAND DESCRIBED ON THIS CERTIFIED SURVEY MAP TO BE SURVEYED, DIVIDED AND MAPPED AS REPRESENTED ON THIS MAP IN ACCORDANCE WITH THE REQUIREMENTS OF CHAPTER 236.34, CHAPTER 14 OF THE GLENDALE CODE OF ORDINANCES OF THE WISCONSIN STATE STATUTES AND 119 OF THE MILWAUKEE CODE OF ORDINANCES.

IN CONSIDERATION OF THE APPROVAL OF THE MAP BY THE MILWAUKEE COMMON COUNCIL THE UNDERSIGNED AGREES:

THAT ALL UTILITY LINES TO PROVIDE ELECTRIC POWER AND TELEPHONE SERVICES 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.

DATE: 30 June '23

ENTITY NAME: GLENDALE PARTNERS, LLC

SIGNATURE: [Signature]

TYPE OR PRINT NAME: BRIAN M. MONROE

TITLE: MANAGING PARTNER

STATE OF WISCONSIN

MILWAUKEE COUNTY

PERSONALLY CAME BEFORE ME THIS 30 DAY OF June, 2023, BRIAN M. MONROE, THE MANAGING PARTNER OF THE ABOVE NAMED ENTITY, TO ME KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED THE HE/SHE EXECUTED THE FOREGOING INSTRUMENT AS SUCH ON BEHALF OF THE ENTITY, BY ITS AUTHORITY.

NOTARY SIGNATURE: [Signature]

PRINT ROTARY NAME: Nicole Maurer

NOTARY PUBLIC, STATE OF WISCONSIN. MY COMMISSION EXPIRES: September 4, 2023



## COMMON COUNCIL CERTIFICATE OF APPROVAL

THIS CERTIFIED SURVEY MAP AND ITS DEDICATION, APPROVED BY THE COMMON COUNCIL OF THE CITY OF GLENDALE ON THIS 5<sup>th</sup> DAY OF July, 2023

[Signature]  
KARL WARWICK, CITY ADMINISTRATOR



MARCH 27, 2023

File: R:\2018\18-8335A\DWG\Survey\188335A CSM West RedVide-2023.dwg Layout: CSM3 6 of 7 User: cheintz Plotted: Mar 27, 2023 - 2:36pm

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## CERTIFICATE OF CITY TREASURER

I, SPENCER COGGS, BEING THE DULY ELECTED 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 THE CERTIFIED SURVEY MAP.

PER WIS. STAT. 7506 AND 74.87, THE CITY OF MILWAUKEE COLLECTS PROPERTY TAXES AND ENFORCES NONPAYMENT OF SAME ON PARCELS IN THE CITY OF MILWAUKEE. PER WIS. STAT. 74.83, THE CITY OF MILWAUKEE AND MILWAUKEE COUNTY ENTERED INTO AN INTERGOVERNMENTAL COOPERATION AGREEMENT APPROVED BY THE COMMON COUNCIL RESOLUTION 901408, WHEREBY THE CITY IS THE SOLE COLLECTOR AND ENFORCER OF PROPERTY TAXES FOR PARCELS IN THE CITY.

DATE: 07/14/2023

SIGNATURE: James F. Keajhar, DEPUTY

TYPE OR PRINT NAME: SPENCER COGGS  
CITY TREASURER

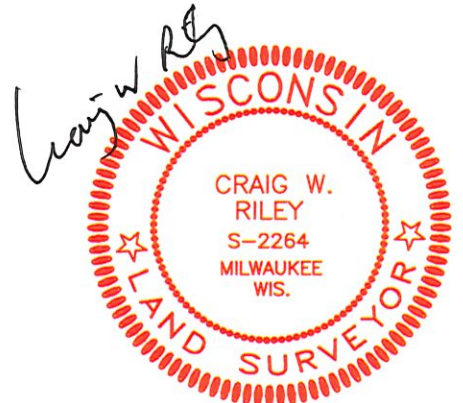
## CERTIFICATE OF CITY CLERK REGARDING COMMON COUNCIL APPROVAL

I CERTIFY THAT THIS CERTIFIED SURVEY MAP WAS APPROVED UNDER RESOLUTION FILE NO. 230504  
ADOPTED BY THE COMMON COUNCIL OF THE CITY OF MILWAUKEE ON July 31, 2023

DATE: August 3, 2023

SIGNATURE: James R. Owczarski, Deputy for

TYPE OR PRINT NAME: JAMES R. OWCZARSKI  
CITY CLERK



MARCH 27, 2023