



**Department of City Development**

Housing Authority  
Redevelopment Authority  
City Plan Commission  
Historic Preservation Commission

February 23, 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 #2223-                      Owner: Steve Malnory  
Tax Key No's.: 043-0441-6  
Located on the south side of West State Street and west of North 13<sup>th</sup> Street, in the 15<sup>th</sup>  
Aldermanic District.

The purpose of this map is to create 2 separate parcels of land for the construction of 2 town houses. Re-approval of the above listed map is recommended, since it is more than 60 days past the last date of approval for when it should be submitted to the Register of Deeds for recording.

Sincerely,

John R. Hyslop  
Interim Planning Director

Attachment

CSMZND.REF.2223.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

# CITY OF MILWAUKEE FISCAL NOTE

A) DATE: February 27, 2004

FILE NUMBER: \_\_\_\_\_

Original Fiscal Note  Substitute

SUBJECT: Certified Survey Map (DCD #2223 located south of West State Street and west of North 15<sup>th</sup> Street, in the 17<sup>th</sup> Aldermanic District.

B) SUBMITTED BY (Name/title/dept./ext.):   
John R. Hyslop, Interim Planning Director, DCD/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:

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H) COMPUTATIONS USED IN ARRIVING AT FISCAL ESTIMATE:

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PLEASE LIST ANY COMMENTS ON REVERSE SIDE AND CHECK HERE

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

Being a division of Lots 18, 19 and 20, in Block 217 in Eldred's Addition in the Northeast 1/4 of the Northeast 1/4 of Section 30, Township 7 North, Range 22 East, in the City of Milwaukee, County of Milwaukee, State of Wisconsin. Excepting therefrom the West 50 feet of said lots.

Tax Key No. 390-0264 & 0265

Zoning: LB2

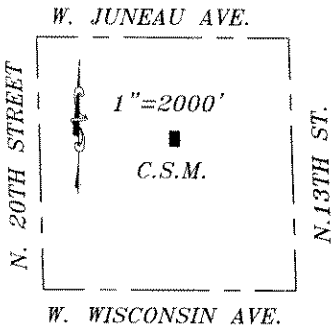
Notes:

- — Denotes 1"x24" iron pipe set, 1.13 lbs. per lin. ft. (unless otherwise noted).
- — Denotes 1"x24" iron pipe found

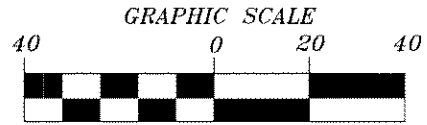
Bearings are referenced to the West line of the NE 1/4 of Section 30-7-22 which is assumed to bear N 00°56'42" W

Vicinity Sketch

NE 1/4 Sec. 30-7-22



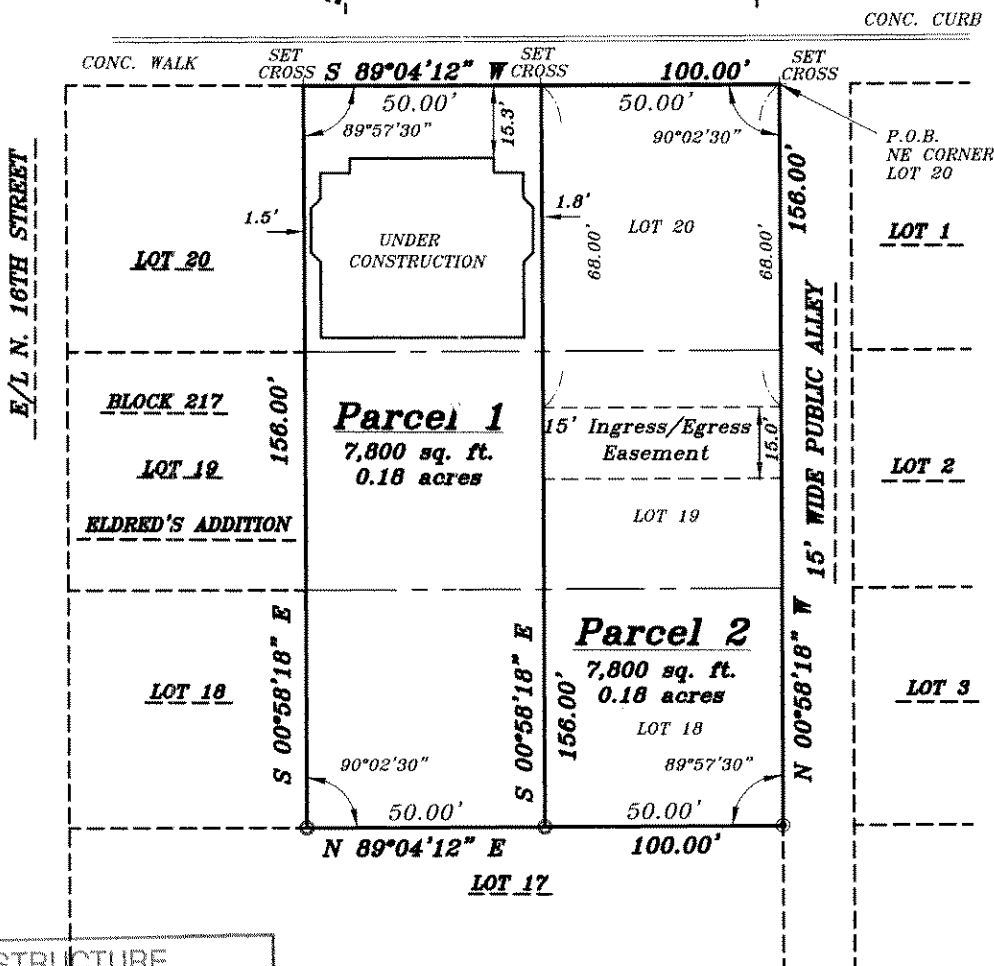
Revised 11/20/02



( IN FEET )  
1 inch = 40 ft.

W. State Street

(70' R.O.W.)



Scale: 1"=40'

INFRASTRUCTURE SERVICES DIVISION  
*Marcia Lindholm* 12/3/02  
 CENTRAL DRAFTING & RECORDS MANAGER  
*DC Martin* 12/3/02  
 ENGR. IN CHARGE ENVIRON. ENGR.  
 CORRECT  
*[Signature]* 12/3/02  
 CITY ENGINEER  
 APPROVED



Stock No. 26273

#DCD2223

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

Being a division of Lots 18, 19 and 20, Block 217 in Eldred's Addition in the Northeast 1/4 of the Northeast 1/4 of Section 30, Township 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin. EXCEPTING THEREFROM the West 50 feet of said lots.

SURVEYOR'S CERTIFICATE

State of Wisconsin)  
Milwaukee County ) SS

I, Gerald E. Casey, Registered Land Surveyor, do hereby certify:

That I have surveyed, divided and mapped a division of Lots 18, 19 and 20, Block 217 in Eldred's Addition in the Northeast 1/4 of the Northeast 1/4 of Section 30, Township 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin, EXCEPTING THEREFROM the West 50 feet of said lots, bounded and described as follows: Commencing at the Northeast corner of said Lot 20 in Eldred's Addition, said corner being the point of beginning of the lands to be described; thence S 89°04'12" W, 100 feet to a point; thence S 00°58'18" E, 156.00 feet to a point; thence N 89°04'12" E, 100.00 feet to a point; thence N 00°58'18" W, 156.00 feet to the point of beginning. Said lands containing 15,600 square feet (.36 acres)

That I have made such survey, land division and map by the direction of Mirandean Manor Townhomes LLC, 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.

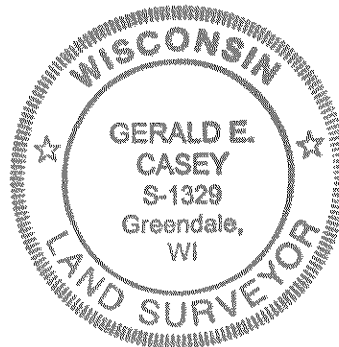
10-18-02

Date

Revised 11/20/02

Gerald E. Casey

Registered Land Surveyor S-1329



PREPARED FOR:  
Mirandean Manor Townhomes, LLC  
2358 South 76th Street  
West Allis, WI 53219

PREPARED BY:  
Metropolitan Survey Service, Inc.  
5200 West Loomis Road  
Greendale, WI 53129

Stock No. 26273

#DCD2223

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

Being a division of Lots 18, 19 and 20, Block 217 in Eldred's Addition in the Northeast 1/4 of the Northeast 1/4 of Section 30, Township 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin. EXCEPTING THEREFROM the West 50 feet of said lots.

OWNER'S CERTIFICATE

Mirandean Manor Townhomes, LLC, 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.

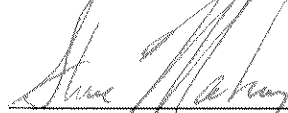
In consideration of the approval of the map by the Common Council of the City of Milwaukee and in accordance with Chapter 119 of the Milwaukee Code of Ordinances, the undersigned agrees:

- 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 Mirandean Manor Townhomes, LLC has caused these presents to be signed by Steven T. Malnory, Member, at Greendale, Wisconsin, this 21st day of November, 2002.

Mirandean Manor Townhomes, LLC



Steven T. Malnory, Member

STATE OF WISCONSIN)  
MILWAUKEE COUNTY ) SS

PERSONALLY came before me this 21st day of November, 2002, Steven T. Malnory, to me known to be the person who executed the foregoing instrument and acknowledged the same.

Terese M. Page  
Notary Public-State of Wisconsin  
My Commission Expires: March 2, 2003



Revised 11/20/02

boc # 2223

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

Being a division of Lots 18, 19 and 20, Block 217 in Eldred's Addition in the Northeast 1/4 of the Northeast 1/4 of Section 30, Township 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin. EXCEPTING THEREFROM the West 50 feet of said lots.

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.

\_\_\_\_\_  
 Date

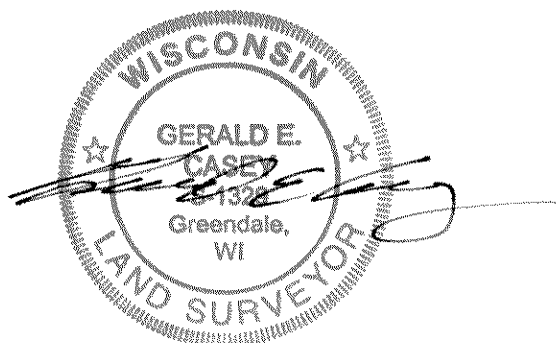
\_\_\_\_\_  
 Wayne F. Whittow, Treasurer  
 City of Milwaukee

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.

\_\_\_\_\_  
 Marvin Pratt, Acting Mayor  
 City of Milwaukee

\_\_\_\_\_  
 Ronald D. Leonhardt, City Clerk  
 City of Milwaukee



10-18-02

Revised 2/25/04

THIS INSTRUMENT WAS DRAFTED BY:  
 Gerald E. Casey, R.L.S. S-1329