Report to the Manitowoc Plan Commission

Meeting Date: October 25, 2017

Report Print Date: October 18, 2017; 11:40 AM

Request: PC 1-2017 Quit Claim Deed – Stanleas III, LLC (James Check): Nicyssa Lane.

Reason for Request: The dedication is related to a Certified Survey that the owner's surveyor has prepared. The dedication and public works petition is for Nicyssa Lane, the right of way width will be 60'.

Existing Land Use: Undeveloped lands with residential adjacent.

Existing Zoning: R-4 Single and Two Family Residential District.

Comprehensive Plan: Nicyssa Lane dedication is consistent with the Comprehensive Plan and Official Map.

Report: The quit claim deed for Nicyssa Lane is related to a Certified Survey. The Certified Survey is creating a buildable lot of record from the larger parcel that is owned by Stanleas III. The owner has also provided a public works petition; petitions are not referred to the Plan Commission but they are referred to the Public Infrastructure Committee.

Recommendation: Community Development Department recommends approval of the Quit Claim Deed for the dedication of the Nicyssa Lane right of way.

QUIT CLAIM DEED

Document Number

By this deed, Stanleas III, LLC, Grantors, quit claim to the City of Manitowoc, Wisconsin, a municipal corporation, Grantee, for no money but other valuable consideration all their interest in the following described real estate in Manitowoc County, State of Wisconsin:

A tract of land in the NE 1/4 of the NW 1/4 of Section 14, T. 19 N., R. 23 E., City of Manitowoc, Manitowoc County, Wisconsin, described as follows:

Commencing at the North 1/4 corner of said Section 14, thence S89"16'44"W (recorded as S87'34'24"W) along the section line 1258.69 feet, thence S00'43'47"W (recorded as S01'01'37"E) 1,008.15 feet, thence N89'26'38"E (recorded as N89'37'45"E) 486.05 feet, to the point of real beginning, thence continue N89'26'38"E (recorded as N89'37'45"E) 90.0 feet, thence N00'08'05"E (recorded as N00'22'45"W) 60.0 feet, thence S89'26'38"W 90.0 feet, thence S00'08'05"W 60.0 feet to the point of real beginning.

Said tract contains 5,400 square feet (0.12 acres).

This instrument was drafted by Paul M. Steinbrecher, SMI

08173SU

Name and Return Address

CITY CLERK CITY OF MANITOWOC 900 QUAY STREET MANITOWOC WI 54220

052-814-201-090.00 Parcel Identification Number (PIN)

My Commission (18) (expires) 6-5-20

It is the intention to dedicate the aforementioned description for street purposes, the description includes any and all previously dedicated street area.

Name of the street covered by the aforementioned description is: -Ronoto Lane

NICYSSA LANE - QUIT CLAIM DEED





