

**Report to the  
Manitowoc Plan Commission**

**Meeting Date:** February 26, 2025

**Request:** PC 9-2025 Release of Easements - City of Manitowoc, Former Mall Properties / Mariner Lux Subdivision (Parcel #'s 330-008-152, 520-031-070)

**Report:** The release of easements are related to the redevelopment of the former mall properties. The easements will no longer be needed with the replatting of the property. All the appropriate utilities have been contacted.

**Recommendation:** Approve the release of easements.

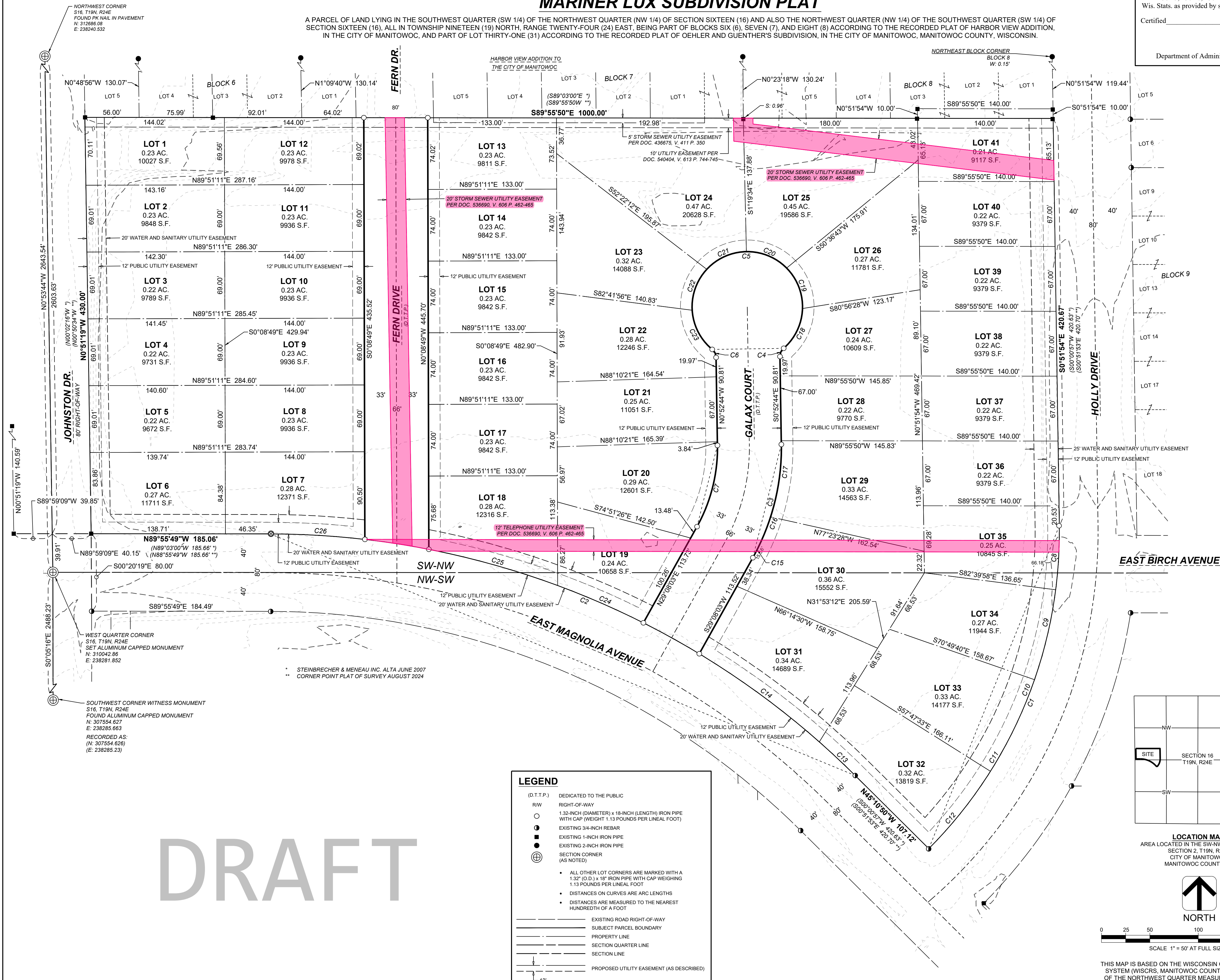
- A PRELIMINARY PLAT OF -  
**MARINER LUX SUBDIVISION PLAT**

A PARCEL OF LAND LYING IN THE SOUTHWEST QUARTER (SW 1/4) OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION SIXTEEN (16) AND ALSO THE NORTHWEST QUARTER (NW 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION SIXTEEN (16), ALL IN TOWNSHIP NINETEEN (19) NORTH, RANGE TWENTY-FOUR (24) EAST, BEING PART OF BLOCKS SIX (6), SEVEN (7), AND EIGHT (8) ACCORDING TO THE RECORDED PLAT OF HARBOR VIEW ADDITION, IN THE CITY OF MANITOWOC, AND PART OF LOT THIRTY-ONE (31) ACCORDING TO THE RECORDED PLAT OF OEHLER AND GUENTHER'S SUBDIVISION, IN THE CITY OF MANITOWOC, MANITOWOC COUNTY, WISCONSIN.

There are no objects to this plat with respect to  
Secs. 236.15, 236.16, 236.20 and 236.21(1) and (2),  
Wis. Stats. as provided by s. 236.12, Wis. Stats.

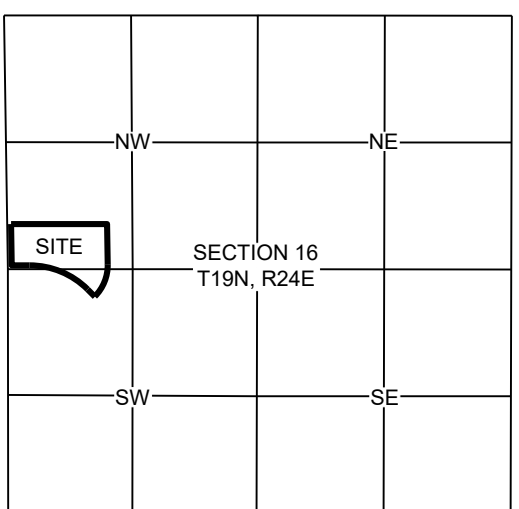
Certified \_\_\_\_\_, 20\_\_

Department of Administration

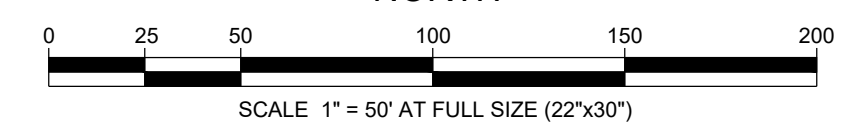


**DRAFT**

LEGEND	
(D.T.T.P.)	DEDICATED TO THE PUBLIC
R/W	RIGHT-OF-WAY
○	1.32-INCH (DIAMETER) x 18-INCH (LENGTH) IRON PIPE WITH CAP (WEIGHT 1.13 POUNDS PER LINEAL FOOT)
●	EXISTING 3/4-INCH REBAR
■	EXISTING 1-INCH IRON PIPE
●	EXISTING 2-INCH IRON PIPE
⊕	SECTION CORNER (AS NOTED)
•	ALL OTHER LOT CORNERS ARE MARKED WITH A 1.32" (O.D.) x 18" IRON PIPE WITH CAP WEIGHING 1.13 POUNDS PER LINEAL FOOT
•	DISTANCES ON CURVES ARE ARC LENGTHS
•	DISTANCES ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT
---	EXISTING ROAD RIGHT-OF-WAY
---	SUBJECT PARCEL BOUNDARY
---	PROPERTY LINE
---	SECTION QUARTER LINE
---	SECTION LINE
---	PROPOSED UTILITY EASEMENT (AS DESCRIBED)



**LOCATION MAP**  
AREA LOCATED IN THE SW-NW AND NW-SW  
SECTION 2, T19N, R24E  
CITY OF MANITOWOC  
MANITOWOC COUNTY, WI



SURVEY PREPARED BY:  
**jt ENGINEERING**  
REAL TRUSTED PROVEN  
1077 CENTENNIAL CENTRE BLVD  
HOBART, WI 54155

- A PRELIMINARY PLAT OF -  
**MARINER LUX SUBDIVISION PLAT**  
TYCORE BUILT

SURVEY PREPARED FOR:  
**TYCORE BUILT**  
BUILDING A BETTER WORLD. YOURS.  
TYCORE BUILT  
445 CARDINAL LN, STE. 102  
GREEN BAY, WI 54313

DRAWN BY:  
SMR  
CHECKED BY:  
JRC  
JT NUMBER:  
240134  
DATE:  
FEBRUARY 05, 2025

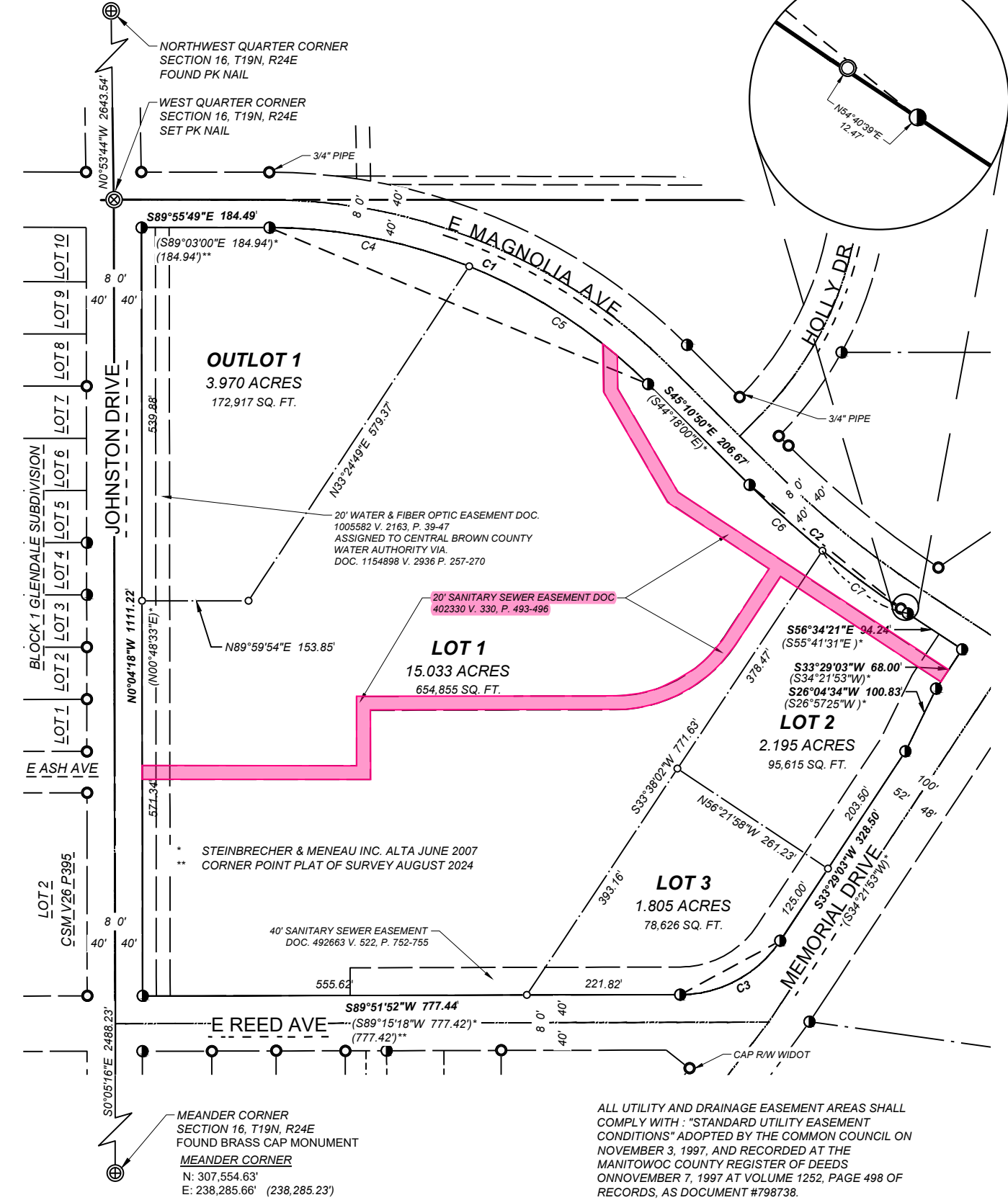
SHEET:  
**1** OF 2



# DRAFT

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

A PARCEL OF LAND LYING IN THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER (NW 1/4 OF THE SW 1/4), SECTION SIXTEEN (16), TOWNSHIP NINETEEN (19) NORTH, RANGE TWENTY-FOUR (24) EAST, BEING PART OF LOTS SIXTEEN (16), SEVENTEEN (17), AND THIRTY-ONE (31) OF OEHLER AND GUENTHER'S SUBDIVISION IN THE CITY OF MANITOWOC, MANITOWOC COUNTY, WISCONSIN.



NORTH

0 100 200 Feet

BEARINGS ARE REFERENCED TO THE WISCONSIN COUNTY COORDINATE SYSTEM, MANITOWOC COUNTY ZONE, GRID NORTH, WITH THE WEST LINE OF THE SOUTHWEST 1/4 OF SECTION 16 MEASURED TO BEAR SXX°XXX'E

### LEGEND

- ⊕ FOUND PLSS MONUMENT AS NOTED
- FOUND 3/4" REBAR
- FOUND 1" ID PIPE (UNLESS NOTED)
- SET 3/4" REBAR (1.502 LBS/FT)
- CSM CERTIFIED SURVEY MAP
- (100.00') RECORD BEARING OR DISTANCE

281 W Netherwood Road  
Suite 1  
Oregon, WI 53575  
www.JT-Engineering.com

**SURVEY PREPARED FOR:**  
CITY OF MANITOWOC  
900 QUAY STREET  
MANITOWOC, WI 54220

**FIELD WORK DATE:** JANUARY 22, 2025  
**DRAFTED BY:** SMR  
**CHECKED BY:** JRC  
**PROJECT NO:** 240134

SHEET 1 OF 3 SHEETS

**VOL.** \_\_\_\_\_ **PAGE** \_\_\_\_\_  
**DOC. NO.** \_\_\_\_\_  
**C.S.M. NO.** \_\_\_\_\_