

Paul Braun

From: Paul Braun
Sent: Wednesday, July 15, 2015 2:00 PM
To: Robert Peronto; Jerry Peot; Greg Minikel; Kari Jensen; Rob Michaelson; Steve Bacalzo; Becky Olson; David Howrath - Comcast (David_Howrath@cable.comcast.net)
Cc: Nicolas Sparacio; robleylandsurveying@hotmail.com
Subject: Easement Release 2211 N. 8th Street
Attachments: 2211 n 8th_201507151352.pdf

Bruce Robley, Robley Land Surveying on behalf of his client is requesting a release of easement for an existing lot at 2211 N. 8th Street. Please respond to me by Wednesday July 22 if there are any concerns with releasing this easement. See the attachments.

thanks

Paul Braun
City Planner
Community Development - City of Manitowoc
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2211 N. 8th Street



Author:
Date Printed: 7/23/2015



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July 15, 2015

Manitowoc Area Utilities

The Willow Spruce Trust, owner of Tract 4 of Certified Survey Map recorded in Volume 9 Page 681, address being 2211 N. 8th Street, Manitowoc, wish to subdivide said Tract 4 into two lots, the north 143.5 feet and the south 251.04 feet. In subdividing said Tract 4, we desire to remove or replace the existing 12 foot wide utility easement in the easterly 56 feet of said Tract 4. A 10 foot wide utility and drainage, see Woodridge Estate Subdivision # 4, could replace said 12 wide easement, along the south, east and north lines of said Tract 4.

Sincerely
Willow Spruce Trust

LP 7786

572493

SURVEY IN THE NW 1/4 OF THE SW 1/4 & IN THE SW 1/4 OF THE SW 1/4 OF SECTION 8, T. 19 N., R. 24 E., TOWN OF MANITOWOC, MANITOWOC COUNTY, WIS., BEING A RESURVEY OF & ADDITION TO AN EXISTING CERTIFIED SURVEY RECORDED IN VOLUME 1, PAGE 707

SURVEYOR'S CERTIFICATE

I, Gene F. Hojan, Registered Land Surveyor with Brey, Stuewe & Braun Inc. do hereby certify that I have surveyed and mapped the following described tract:

A tract of land in the NW 1/4 of the SW 1/4 and in the SW 1/4 of the SW 1/4 of Section 8, T. 19 N., R. 24 E., Town of Manitowoc, Manitowoc County, Wisconsin, being a resurvey of and an addition to an existing Certified Survey recorded in Volume 1, Page 707, described as follows:

Commencing at the W 1/4 corner of said Section 8, thence S. 0° 11' W. (recorded as S. 0° 13' W) 963.70 feet along the section line to the point of real beginning, thence continue S. 0° 11' W. (recorded as S. 0° 13' W.) 229.0 feet along said section line, thence S. 4° 32' E. 105.55 feet along the centerline of C.T.H. "B", thence S. 5° 20' 43" E. 60.22 feet along said centerline, thence N. 89° 38' 30" E. 265.07 feet, thence N. 2° 30' 42" W. 394.54 feet, thence S. 89° 38' 30" W. 262.0 feet to the point of real beginning.

Said tract contains 2.43 acres.

I further certify that the adjacent map is a true representation of said property and correctly shows the exterior boundaries and correct measurements thereof. Also that I have fully complied with the requirements of Chapter 236.34 of the Wisconsin Statutes, Section 7 of the Subdivision Regulations for Manitowoc County, Wisconsin & Chapter 21 of the Municipal Code of the City of Manitowoc, Wi.

Dated FEB 23, 1982 Gene F. Hojan
Gene F. Hojan, Registered Land Surveyor S-1470

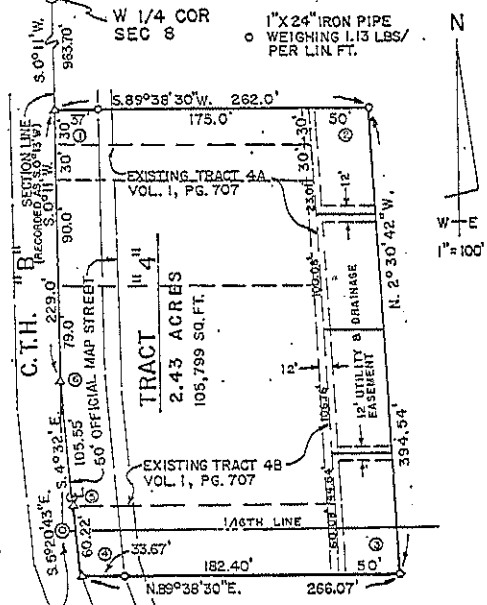
OWNER'S CERTIFICATE

As owners we hereby certify that we caused the land described on this map to be surveyed, mapped, divided and dedicated as represented on this map, and that we shall comply with the established drainage plan on file at the Manitowoc City Hall. Said compliance with the drainage plan shall run with the land and be binding upon the owner, its successors and assigns.

Dated March 26, 1982 William G. Eisner
William G. Eisner

INTERIOR ANGLES	
⊙	30° 38' 30"
⊙	32° 05' 12"
⊙	57° 50' 48"
⊙	94° 50' 15"
⊙	173° 11' 17"
⊙	175° 17'

Alice Eisner
Alice Eisner
Robert A. Donoff
Robert A. Donoff
Christopher Allie
Christopher Allie

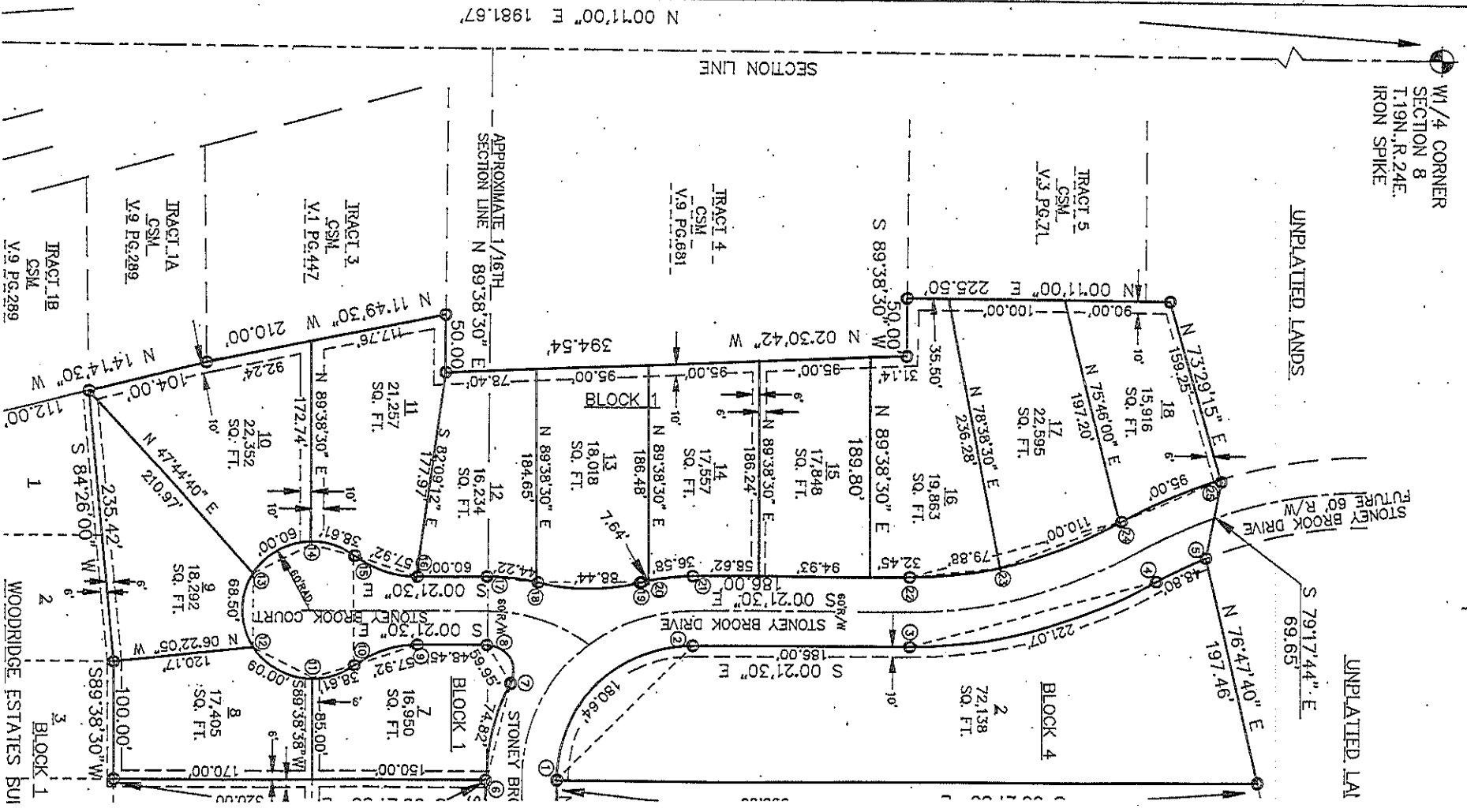


RECEIVED FOR RECORD
1982 APR 7 PM 3:26
REGISTER

CERTIFICATE OF PLANNING AGENCY
This certified survey map has been submitted to and approved by the Manitowoc City Plan Commission.

Dated 4/23/82 Anthony V. Dufek
Anthony V. Dufek, Mayor

WOODRIDGE ESTATES SUBD. #4



WITH 3/4"
1.50LBS/LI
UTILITY AN
SYMMETRIC
WIDTH SHC

W1/4 CORNER
SECTION 8
T.19N., R.24E.
IRON SPIKE

UNPLATTED LANDS

UNPLATTED LAI

TRACT 1A
CSM
V.9 PG.289

TRACT 1B
CSM
V.9 PG.289

TRACT 3
CSM
V.1 PG.447

TRACT 4
CSM
V.9 PG.681

TRACT 5
CSM
V.3 PG.71

10
22,352
SQ. FT.

11
21,257
SQ. FT.

9
18,292
SQ. FT.

8
17,405
SQ. FT.

12
16,234
SQ. FT.

13
18,018
SQ. FT.

7
16,950
SQ. FT.

6
17,482
SQ. FT.

14
17,557
SQ. FT.

15
17,848
SQ. FT.

5
18,064
SQ. FT.

16
19,883
SQ. FT.

17
22,595
SQ. FT.

4
72,138
SQ. FT.

18
15,916
SQ. FT.

2
72,138
SQ. FT.

WOODRIDGE ESTATES SUBD. #4

STONE BROOK DRIVE
FUTURE 60' R/W

STONE BROOK DRIVE

STONE BROOK COURT

WOODRIDGE ESTATES SUBD. #4