

CITY OF MANITOWOC

WISCONSIN, USA www.manitowoc.org



September 28, 2018

To: Mayor and Common Council

From: Manitowoc City Plan Commission

Subject: PC 33-2018: Jagemann Stamping; Request to Purchase Lot 1 of a

Certified Survey Volume 33, Page 199 Manitowoc I-43 Industrial Park.

Dear Mayor and Common Council:

At the September 26, 2018 meeting of the Manitowoc City Plan Commission, the Commission considered all items on its agenda, including the item identified above, and wishes to report and recommend to the Common Council the following actions: To approve the request to purchase the 11.1 acre parcel in the I-43 Industrial Park.

Respectfully Submitted,

Jeremy Du Chateau Staff to the Plan Commission

Attachment: Request and Map Granicus # 18-0983

Jagemann Stamping 5757 W. Custer St. Manitowoc, WI 54220



5757 W. Custer Street PO Box 217 Manitowoc, WI USA 54221-0217 P: 920.682.4633 F: 920.682.6002 www.jagemann.com

August 23, 2018

City Hall C/O Mayor Justin Nickels and City Council 900 Quay Street Manitowoc, WI 54220

Dear Mr. Nickels

Jagemann Stamping is seeking to purchase property in the City of Manitowoc I-43 Industrial park with the intention to construct a building and related office to expand our operations.

- Description of the property northern approximately 11 acres Lot 1 on the Corner of West Custer Street and South 59th street, within the Manitowoc I-43 Technology and Enterprise Campus. Legal description Lot 1 of a certified survey recorded in Volume 33, Page 199, document # 1195930
- Construction of a 80,000 sq. ft. manufacturing building and related offices
- A total investment of approximately \$10 million including land, building, and equipment

· Creation of as many as 75 jobs over a five-year period

Sincerely,

Thomas Jagemann

IAGENANN IAGENANN STAMPING CO. PRECISION PLASTICS LAGENANN SPORTING GROUP

CEO

Jagemann Stamping | 5757 W Custer St. Manitowoc, WI 54220

Jagemann Precision Plastics | 951 Esther Ln. Murfreesboro, TN 37129

Jagemann Sporting Group | 5757 W. Custer St. Manitowoc, WI 54220

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STATE OF WI - MTWC CO KRISTI TUESBURG REG/DEEDS RECEIVED FOR RECORD 07/12/2018 9:31:00 AM

1821905



CERTIFIED SURVEY MAP LOCATED IN THE SW 1/4 OF THE SE 1/4 AND IN THE SE 1/4 OF THE SW 1/4 OF SECTION 27, T.19N., R.23E., CITY OF MANITOWOC, MANITOWOC COUNTY, WISCONSIN BEING A RESURVEY OF LOT 3, BLOCK 6 OF THE MANITOWOC 1-43 INDUSTRIAL PARK SUBDIVISION NO. 3 - EXISTING 1-1/4" IRON ROD - EXISTING 3/4" IRON ROD 1" IRON PIPE SET WEIGHING 1.50 lbs./ft ALL BEARINGS ARE RELATED TO THE WISCONSIN COORDINATE SCALE IN FEET REFERENCE SYSTEM 200 SCONSIN PAUL M. TEINBRECHER S-1608 MANITOWOC, WI CENTER SEC 27 T19N, R23E N 299447.29 E 214439.76 (CHISELED "X") S00'21'21"E SYRYE 50'x50' SIGN EASEMENT 2626.87 WEST CUSTER STREET 826.22 N83'10'04"E 45 ALL EASEMENTS ARE 15' WIDE 107.79 R=4098.17 N00'09'11"E Δ=1'30'25" L=107.79 7 LC=107.79 10'-S00"09"42"W CB=N83'55'16.5"E LOT 1 SO 59TH STREE 594.94 R=260.00' Δ=33'28'37" 482,893 SQ. FT. 11.086 ACRES L=151.91' LC=149.76' CB=N16'35'07.5"W LOT 3 BLOCK 6 R=340.00' Δ=16'48'23" 15' UTILITY & DRAINAGE EASEMENTS 764.94 L=99.73' LC=99.37 CB=N24'55'13.5"W — — N89'46'34"E 786.76'-R=340.00 □170.00° Δ=33'28'37" L=198.66' R=340.00 Δ=16'40'14" ŝ L=98.93' LC=98.58' CB=N16'35'07.5"W CB=N8'10'56"W SO. LOT 2 N00'09'11"E- --484,372 SQ. FT. 11.119 ACRES 63RD STREET R=340,00' Δ=33'28'35" L=198.66' LC=195.84' 100.00 CB=S16'34'37.5"E R=260.00' Δ=33'57'42" L=154.11 488.32 ALL EASEMENTS S 1/4 COR SEC 27 T19N, R23E N 296820.473 E 214456.074 (2" IP W/CAP) ARE 15' MDE LC=151.87' CB=S16'20'05"E S00'38'46"W 1.09' N89'46'34"E 2624.66' 189'49'45"W 2623.31' þ SECTION LINE SECTION LINE S89'46'34"W 526.91 N89'49'45"W 400.15' SW COR SEC 27, T19N, R23E N 296810.22 E 211831.43 1/4 SECTION SE COR SEC 27, T19N, R23E N 296812.65 E 217079.38 (2" IP W/CAP) SET 1° ၽ LOT 2 BLOCK 6 LOT 1 BLOCK 6 MANITOWOC 1-43 IND, PARK SUB, NO. 2 SHEET 1 (RR SPIKE) E CENTER

SEC 34

T19N, R23E

N 294180.55

E 214429.52

(PK NAIL) 2640.06 BG 유 88