



Dane County Planning & Development

Division of Zoning

Land Division Application

In order for applications to be processed, all information, survey drawings, application signatures and fees required must be submitted at time of application. Please check the appropriate box below for the type of application being submitted:

- Preliminary Certified Survey Map
- Certified Survey Map
- Subdivision Preliminary Plat*
- Subdivision Final Plat

*As per DCCO Ch. 75 - Prior to filing an application for approval of a preliminary plat, the subdivider shall consult with staff of the committee for advice, assistance and for the purpose of reviewing the procedures and requirements of Chapter 75 and other ordinances, plans or data which may affect the proposed development.

Property Owner Information		Surveyor Information	
Name	Saalsaa Brothers Real Estate	Williamson Surveying & Assoc. LLC	
Address	7935 Almor Dr, Verona	104A W. Main St, Waunakee	
Phone Number	608-576-6136	608-255-5705	
E-Mail Address	bretsaalsaa@aol.com	chris@williamsonsurveying.com	

Property/Location Information (accessdane.co.dane.wi.us)			
Township	Springdale	Section	25 24
			NE 1/4 SE & NE 1/4 NE SE
Acreage	20.13		
Parcel Number(s)	0607-244-8002-0 & 0607-244-9502-0		
Current Zoning	A-1	Proposed Zoning	
CSM	Lot	Subdivision	Block/Lot

- Is proposed land division associated with a rezone petition?
Yes No ETZ If Yes, Petition # _____
- Does the property abut or adjoin a County or State Trunk Highway?
Yes No If Yes, Highway Name: Hwy "G"
- Will public sewer serve the land division? Yes No
- Does the subdivision have significant features like shoreland, wetland and/or floodplain? Yes No
If Yes, describe features : there is a drainage way that runs through the property with Zone A floodplain around it.

Print Name: <u>Chris Adams</u>	Date: <u>9-19-19</u>
Signature: <u></u>	

SEP 24 2019

10316

DANE COUNTY PLANNING & DEVELOPMENT



CERTIFIED SURVEY MAP

WILLIAMSON SURVEYING AND ASSOCIATES, LLC

NDA T. PRIEVE & CHRIS W. ADAMS, PROFESSIONAL LAND SURVEYORS
104 A WEST MAIN STREET, WAUNAKEE, WISCONSIN, 53597 PHONE: 608-255-5705

Located in the SE 1/4 and NE 1/4 of the SE 1/4 of Section 24 and also the NE 1/4 of the NE 1/4 of Section 25, all in T6N, R7E, Town of Springdale, Dane County, Wisconsin.

PREPARED FOR:

BRET SAALSAA
7935 ALMOR DRIVE
VERONA, WI 53593

NE 1/4
OF THE
SE 1/4
LANDS

LOT 1
C.S.M.
15076

LOT 2
INCLUDING R/W
82,877 SQ. FT.
OR 1.90 ACRES
EXCLUDING R/W
65,860 SQ. FT.
OR 1.51 ACRES

NOTES:

- 1.) THIS SURVEY WAS PREPARED WITHOUT BENEFIT OF A TITLE REPORT FOR THE SUBJECT TRACT OR ADJOINERS AND IS THEREFORE SUBJECT TO ANY EASEMENTS, AGREEMENTS, RESTRICTIONS AND STATEMENT OF FACTS REVEALED BY EXAMINATION OF SUCH DOCUMENTS.
- 2.) WETLANDS AND FLOOD PLAIN, IF PRESENT, HAVE NOT BEEN DELINEATED OR SHOWN.
- 3.) SECTION CORNER TIES HAVE BEEN CHECKED AND VERIFIED FOR THE EAST 1/4 CORNER AND SE CORNER OF SECTION 24 AND THE EAST 1/4 CORNER OF SECTION 25, ALL IN T6N, R9E PER THE LATEST TIE SHEET ON RECORD.
- 4.) SEE SHEET 2 FOR BUILDING DETAILS.
- 5.) SEE SHEET 3 FOR LINE AND CURVE TABLES.

LEGEND

- = SET 3/4"x24" REBAR WT 1.5 LB PER LIN FT
- = FOUND 1 1/4" REBAR
- ⊕ = FOUND DANE COUNTY ALUMINUM MONUMENT
- (##) = RECORDED AS
- = APPROX. 100 YEAR FLOOD (PER ACCESS DANE GIS)

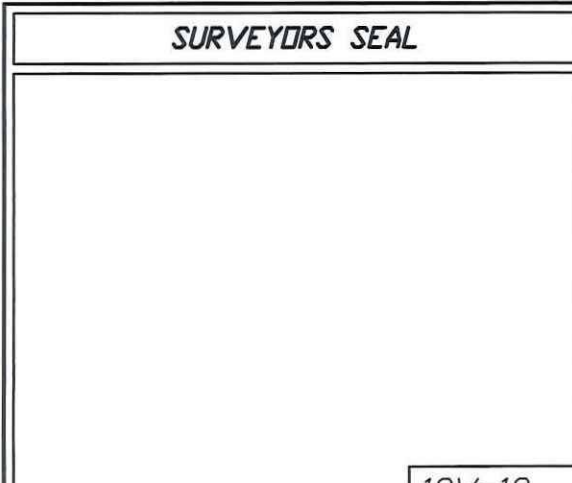
SCALE 1" = 300'



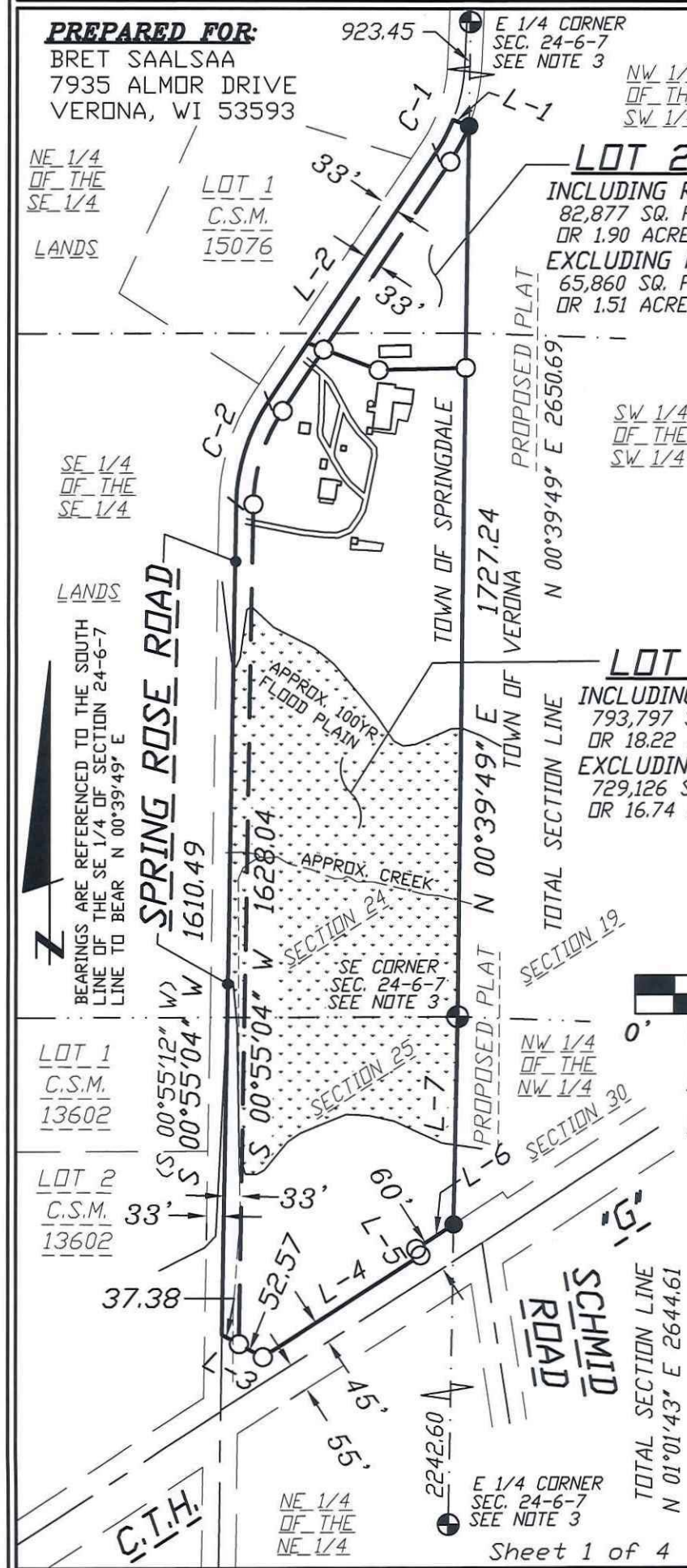
DOCUMENT NO. _____

CERTIFIED SURVEY MAP NO. _____

SURVEYORS SEAL



19W-19





CERTIFIED SURVEY MAP

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Located in the SE 1/4 and NE 1/4 of the SE 1/4 of Section 24 and also the NE 1/4 of the NE 1/4 of Section 25, all in T6N, R7E, Town of Springdale, Dane County, Wisconsin.

SURVEYOR'S CERTIFICATE

I, Noa T. Prieve, Professional Land Surveyor hereby certify that this survey is correct to the best of the professional surveyor's knowledge and belief and is in full compliance with the provisions of Chapter A-E 7 and Chapter 236.34 Wisconsin Statutes, the subdivision regulations of Dane County, and by the direction of the owners listed below, I have surveyed, divided, and mapped a correct representation of the exterior boundaries of the land surveyed and the division of that land, being part of the SE 1/4 and NE 1/4 of the SE 1/4 of Section 24 and also the NE 1/4 of the NE 1/4 of Section 25, all in T6N, R7E, Town of Springdale, Dane County, Wisconsin, more particularly described as follows:

Beginning at the Southeast corner of said Section 24; thence N 00°39'49" E along the East line of the Southeast 1/4, 1727.24 feet to the East right-of-way of Spring Rose Road; thence N 68°37'34" W, 33.00 feet to the centerline of said Spring Rose Road; thence along said centerline of Spring Rose Road for the next 4 courses along an arc of a curve concaved northwesterly having a radius of 331.33 feet and a long chord bearing of S 27°31'40" W, 71.04 feet; thence S 33°40'54" W, 580.50 feet; thence along an arc of a curve concaved southeasterly having a radius of 367.90 feet and a long chord bearing of S 17°17'59" W, 207.52 feet; thence S 00°55'04" W, 1610.49 feet; thence S 61°03'57" E, 89.95 feet to the North right-of-way of County Trunk Highway "G"; thence along said North right-of-way of County Trunk Highway "G" for the next 3 courses N 56°57'16" E, 361.57 feet; thence N 33°02'44" W, 15.00 feet; thence N 56°50'30" E, 86.19 feet to a point on the East line of the Northeast 1/4 of said Section 25; thence N 01°01'43" E along said East line of the Northeast 1/4, 402.01 feet to the point of beginning. This parcel contains 876,674 sq. ft. or 20.13 acres and is subject to a road right-of-way of 33 feet over the westerly side thereof.

Date _____

Noa T. Prieve S-2499
Professional Land Surveyor

CURVE TABLE:

C-#	RADIUS	CHORD BEARING	DIST.	ARC	DELTA	TANGENT BEARING
C-1	331.33	S 27°31'40" W	71.04	71.18	12°18'28"	S 21°22'26" W
C-2	367.90	S 17°17'59" W	207.52	210.38	32°45'50"	S 33°40'54" W
C-3	364.33	S 27°31'40" W	78.11	78.26	12°18'28"	S 21°22'26" W
C-4	334.90	S 17°17'59" W	188.91	191.51	32°45'50"	S 33°40'54" W

LINE TABLE:

L-#	BEARINGS	DIST.
L-1	N 68°37'34" W	33.00
L-2	S 33°40'54" W	580.50
L-3	S 61°03'57" E	89.95
L-4	N 56°57'16" E	361.57
L-5	N 33°02'44" W	15.00
L-6	N 56°50'30" E	86.19
L-7	N 01°01'43" E	402.01
L-8	N 69°02'53" W	146.48

SURVEYORS SEAL



CERTIFIED SURVEY MAP

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NOA T. PRIEVE & CHRIS W. ADAMS, PROFESSIONAL LAND SURVEYORS
104 A WEST MAIN STREET, WAUNAKEE, WISCONSIN, 53597 PHONE: 608-255-5705

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OWNERS' CERTIFICATE:

As owner, I hereby certify that I caused the land described on this certified survey map to be surveyed, divided and mapped as represented on the certified survey map. I also certify that this certified survey map is required by sec. 75.17(1)(a), Dane County Code of Ordinances, to be submitted to the Dane County Zoning and Land Regulation Committee for approval.

WITNESS the hand seal of said owners this _____ day of _____, 20____.

STATE OF WISCONSIN)
DANE COUNTY)

Saalsaa Bros Real Estate LLC.
Bret Saalsaa

Personally came before me this _____ day of _____, 20____ the above named Bret Saalsaa to me known to be the person who executed the foregoing instrument and acknowledge the same.

_____ County, Wisconsin.

Notary Public

My commission expires _____

Print Name

TOWN BOARD RESOLUTION

Resolved that this certified survey map is hereby acknowledged and approved by the Town of Springdale on this _____ day of _____, 20____.

Susan Duerst Severson
Town Clerk

NOTE:

REFER TO BUILDING SITE INFORMATION CONTAINED IN THE DANE COUNTY SOIL SURVEY.

DANE COUNTY APPROVAL

Approved for recording per Dane County Zoning and Land Regulation Committee action on _____.

Daniel Everson
Assistant Zoning Administrator

REGISTER OF DEEDS:

Received for recording this ___ day of _____, 20____ at ___ o'clock ___M. and recorded in Volume _____ of Dane County Certified Surveys on pages _____ through _____.

Kristi Chlebowski
Register of Deeds

SURVEYORS SEAL

DOCUMENT NO. _____

CERTIFIED SURVEY MAP NO. _____