

THE MEADOWS AT CONSERVANCY PLACE

LOT 1, CERTIFIED SURVEY MAP NO. 13616, LOCATED IN THE SE1/4 OF THE SW1/4 OF SECTION 19 AND IN THE NE1/4 OF THE NW1/4 OF SECTION 30, T9N, R10E, VILLAGE OF DEFOREST, DANE COUNTY, WISCONSIN

There are no objections 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

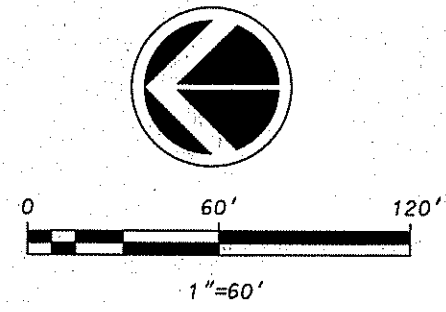


NOTES

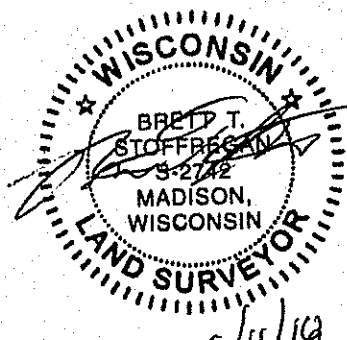
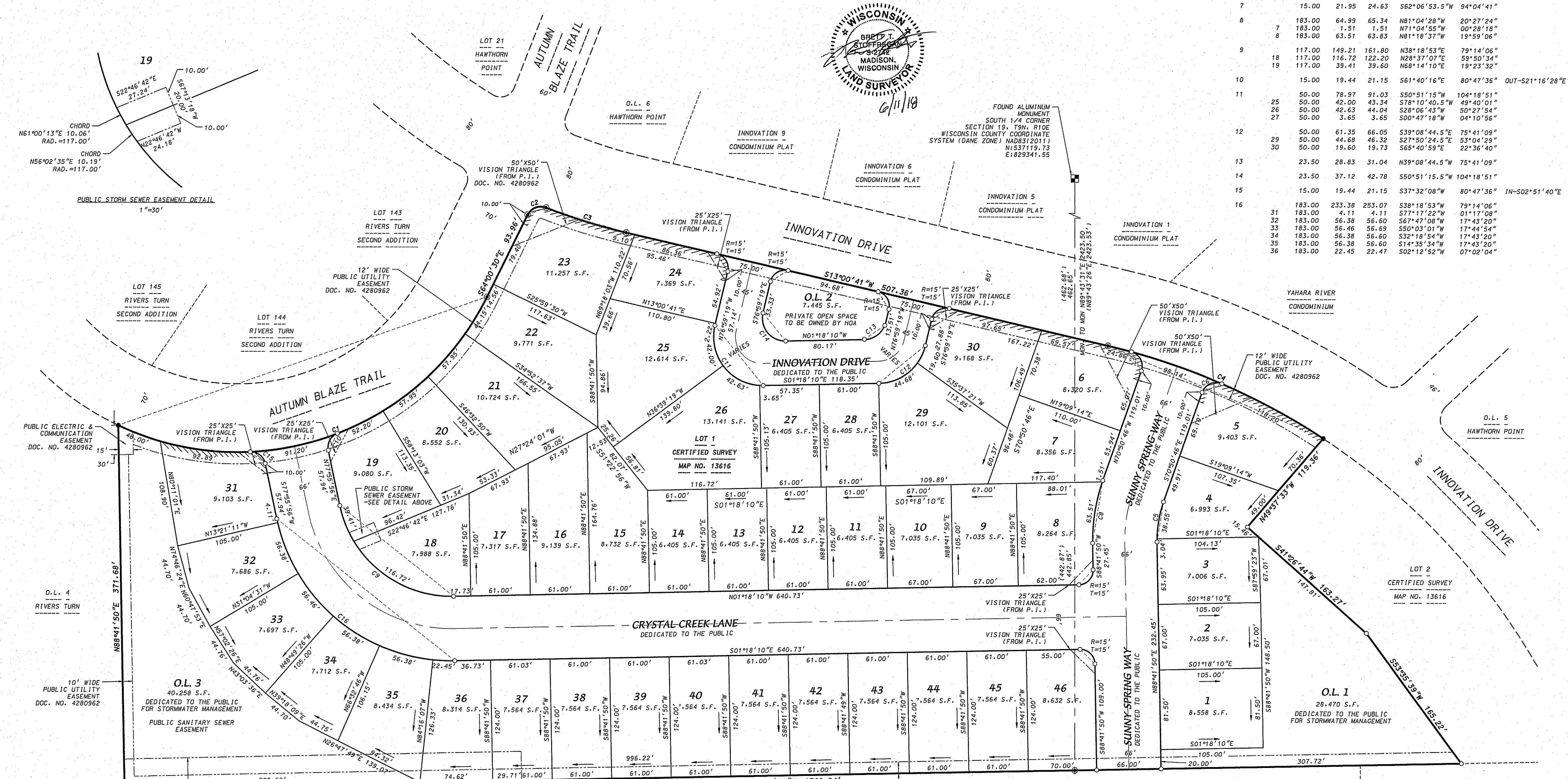
1. Vision Triangle Restrictions: No fence, wall, hedge, planting, or structure shall be erected, placed, planted, or allowed to grow in such a manner as to obstruct vision between a height of 2 and 1/2 feet and 10 feet above the centerline grades of the nearest adjacent streets.

LEGEND

- Found 1-1/4" Iron Rebar
- Found 3/4" Iron Rebar
- Placed 1-1/4" x 18" solid round iron rebar stake, weighing 4.30 lbs/ft. All other lot and outlot corners are marked with 3/4" x 18" solid round iron rebar stakes, weighing 1.50 lbs/ft.
- Public utility easement (6' wide unless otherwise dimensioned). Utility easements as herein set forth are for the use of PUBLIC BODIES and PRIVATE PUBLIC UTILITIES having the right to serve the area.
- Arrows indicate the direction of drainage flows in various components resulting from site grading and the construction of required public improvements. The drainage flow components shall be maintained and preserved by the property owner. Modifications shall be approved by the Village of DeForest Public Works Director or Engineer.
- No Vehicular Access Allowed
- Recorded as information



CURVE TABLE							
CURVE NUMBER	LOT	RADIUS (FEET)	CHORD (FEET)	ARC (FEET)	CHORD BEARING	CENTRAL ANGLE	TANGENT BEARING
1	OL3	285.00	400.10	443.52	S19°25'34"E	89°09'52"	IN-S25°09'23"W
	31	285.00	46.00	46.05	S20°31'37"W	09°15'30"	
	ROW	285.00	91.20	91.59	S12°04'04"E	18°24'48"	
	19	285.00	52.20	52.28	S26°31'45"E	10°30'34"	
	20	285.00	57.95	58.05	S37°37'07"E	11°40'10"	
2	21	285.00	57.95	58.05	S49°17'17"E	11°40'10"	
	22	285.00	44.15	44.20	S59°33'56"E	08°53'08"	
2	15.00	20.29	22.28	S21°27'35"E	85°05'50"		
3	610.00	85.92	85.99	S17°03'00"W	08°04'38"	IN-S21°05'20"W	
4	690.00	240.19	241.42	S23°02'06"W	20°02'50"	OUT-S33°03'32"W	
	6	690.00	24.86	24.86	S14°02'37"W	02°03'52"	
	ROW	690.00	98.14	98.22	S19°09'14"W	08°09'22"	
5	5	690.00	118.20	118.34	S28°08'43"W	09°49'36"	
	117.00	41.55	41.77	S81°04'28"E	20°27'24"		
3	117.00	3.04	3.04	N89°26'34"E	01°29'28"		
	4	117.00	38.55	38.73	S80°19'44"E	18°57'56"	
6	15.00	21.95	24.63	S23°48'25.5"E	94°04'41"	OUT-S23°13'55"W	
7	15.00	21.95	24.63	S62°06'53.5"W	94°04'41"		
8	183.00	64.99	65.34	N81°04'28"W	20°27'24"		
	7	183.00	1.51	1.51	N71°04'55"W	00°28'18"	
8	183.00	63.51	63.83	N81°18'37"W	19°59'06"		
	117.00	149.21	161.80	N38°18'53"E	79°14'06"		
9	117.00	116.72	122.20	N28°37'07"E	59°50'34"		
	19	117.00	39.41	39.60	N68°14'16"E	19°23'36"	
10	15.00	19.44	21.15	S61°40'16"E	80°47'36"	OUT-S21°16'28"E	
11	50.00	78.97	91.03	S50°51'15"W	104°18'51"		
	25	50.00	42.00	43.34	S78°10'40.5"W	49°40'01"	
26	50.00	42.63	44.04	S28°06'43"W	50°27'54"		
	27	50.00	3.65	3.65	S00°47'18"W	04°10'56"	
12	50.00	61.35	66.05	S39°08'44.5"E	75°41'09"		
	29	50.00	44.68	46.32	S21°50'24.5"E	53°04'29"	
30	50.00	19.60	19.73	S65°40'59"E	22°36'40"		
	23.50	28.83	31.04	N39°08'44.5"E	75°41'09"		
14	23.50	37.12	42.78	S50°51'15.5"W	104°18'51"		
	15.00	19.44	21.15	S37°32'08"W	80°47'36"	IN-S02°51'40"E	
16	183.00	233.38	253.07	S38°18'53"W	79°14'06"		
	31	183.00	4.11	4.11	S77°17'22"W	01°17'08"	
32	183.00	56.38	56.60	S67°47'08"W	17°43'20"		
	33	183.00	55.46	55.69	S50°03'01"W	17°44'54"	
34	183.00	56.38	56.60	S32°18'54"W	17°43'20"		
	35	183.00	56.38	56.60	S14°35'34"W	17°43'20"	
36	183.00	22.45	22.47	S02°12'52"W	07°02'04"		
	183.00	22.45	22.47	S02°12'52"W	07°02'04"		



Received: 06/12/2018
CPA
27865

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D'ONOFRIO KOTTKE AND ASSOCIATES, INC.
7530 Westward Way, Madison, WI 53717
Phone: 608.833.7530 • Fax: 608.833.1089
YOUR NATURAL RESOURCE FOR LAND DEVELOPMENT

FN:18-07-104

THE MEADOWS AT CONSERVANCY PLACE

LOT 1, CERTIFIED SURVEY MAP NO. 13616, LOCATED IN THE SE1/4 OF THE SW1/4 OF SECTION 19 AND IN THE NE1/4 OF THE NW1/4 OF SECTION 30, T9N, R10E, VILLAGE OF DEFOREST, DANE COUNTY, WISCONSIN

There are no objections 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

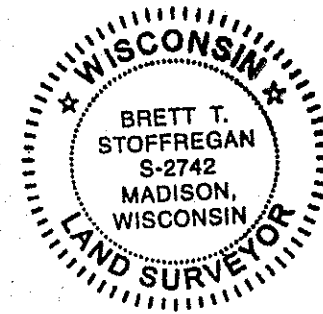
SURVEYOR'S CERTIFICATE

I, Brett T. Stoffregan, Registered Land Surveyor S-2742 do hereby certify that in full compliance with the provisions of Chapter 236 of the Wisconsin State Statutes and the Subdivision Regulations of the Village of DeForest, and under the direction of the owners listed below, I have surveyed, divided and mapped "The Meadows at Conservancy Place" and that such plat correctly represents all the exterior boundaries and the subdivision of the land surveyed as is described as follows:

Lot 1, Certified Survey Map No. 13616, recorded in Volume 89 of Certified Survey Maps on pages 157-161 as Document Number 6037485, Dane County Registry, located in the SE1/4 of the SW1/4 of Section 19 and in the NE1/4 of the NW1/4 of Section 30, T9N, R10E, Village of DeForest, Dane County, Wisconsin. Containing 559,731 square feet (12.850 acres).

Dated this 11th day of June, 2018.

Brett T. Stoffregan, Professional Land Surveyor S-2742



OWNER'S CERTIFICATE

VH CP, LLC a limited liability company duly organized and existing under and by virtue of the laws of the State of Wisconsin, as owner, does hereby certify that said limited liability company caused the land described on this plat to be surveyed, divided, mapped and dedicated as represented on this plat.

VH CP, LLC does further certify that this plat is required by S236.10 or S236.12 Wisconsin Statutes to be submitted to the following agencies for approval or objection:

Department of Administration
Village Board, Village of DeForest
Dane County Zoning and Land Regulation Committee

In witness whereof, VH CP, LLC has caused these presents to be signed by its official officer(s) of said limited liability company at Madison, Wisconsin this _____ day of _____, 2018.

VH CP, LLC

STATE OF WISCONSIN
COUNTY OF DANE) S.S

Personally came before me this _____ day of _____, 2018, the above named officer(s) of the above named VH CP, LLC to me known to be the person(s) who executed the foregoing instrument and acknowledged the same.

My Commission expires _____ Notary Public, Dane County, Wisconsin

VILLAGE OF DEFOREST - VILLAGE BOARD APPROVAL

The plat of "The Meadows at Conservancy Place" located in the Village of DeForest, including all public right-of-ways and public utilities dedicated thereon, is hereby approved by the Village Board of the Village of DeForest. I, LuAnn Leggett, do hereby certify that I am the duly appointed, qualified, and acting Village Clerk of the Village of DeForest and that the foregoing is a representation of an ordinance adopted by the Village Board of the Village of DeForest on _____, 2018.

Dated this _____ day of _____, 2018.

LuAnn Leggett, Village Clerk, Village of DeForest, Dane County, Wisconsin

CERTIFICATE OF VILLAGE TREASURER

I, Steve Fahlgren, as the duly appointed, qualified, and acting Village Treasurer of the Village of DeForest, Dane County, Wisconsin, do hereby certify that, in accordance with the records in my office, there are no unredeemed tax sales and no unpaid taxes or charges currently due as of this _____ day of _____, 2018 on any of the lands included in the plat of "The Meadows at Conservancy Place".

Dated this _____ day of _____, 2018.

Steve Fahlgren, Village Treasurer, Village of DeForest, Dane County, Wisconsin

COUNTY TREASURER'S CERTIFICATE

I, Adam Gallagher, being the duly elected, qualified, and acting treasurer of the County of Dane, do hereby certify that in accordance with the records in my office, there are no unpaid taxes or special assessments as of this _____ day of _____, 2018 affecting the land included in "The Meadows at Conservancy Place".

Dated this _____ day of _____, 2018.

Adam Gallagher, Treasurer, Dane County, Wisconsin

REGISTER OF DEEDS CERTIFICATE

Received for recording this _____ day of _____, 2018 at _____ and recorded in Volume _____ of Plats on Pages _____ as Document Number _____.

KRISTI CHABOWSKI, Dane County Register of Deeds

Received: 06/12/2018
CPA

27865

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FN:18-07-104



SCOTT WALKER
GOVERNOR
ELLEN E. NOWAK
SECRETARY

Plat Review
101 E Wilson St FL 9, Madison WI 53703
PO Box 1645, Madison WI 53701
(608) 266-3200 Fax: (608) 264-6104 TTY: (608) 267-9629
E-mail: plat.review@wi.gov
<http://doa.wi.gov/platreview>

June 13, 2018

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PERMANENT FILE NO. 27865

Daniel Everson
Dane County Zoning and Land Regulation Committee
210 MLK JR BLVD STE 116
Madison WI 53703-3342

Subject: THE MEADOWS AT CONSERVANCY PLACE
SW 1/4 S19
NW 1/4 S30 T9N R10E
VILLAGE OF DEFOREST, DANE COUNTY

Dear Mr. Everson:

Your county planning agency is an objecting authority for this subdivision. Enclosed are copies for your review. Your agency must either object, or certify no objection within 20 days of your receipt of this submittal.

-If the plat is objected to, you must notify the Surveyor and this department.
(see s. 236.12 (3), Wis. Stats.)

- If the plat is certified as nonobjectionable, we must receive a print bearing your certification so that we may finalize our review (see s. 236.12 (3), Wis. Stats.).

By the date shown below this office must either file objections or certify the plat as nonobjectionable for all the objecting agencies involved. Failure to meet the statutory review time limits will allow the subdivider to demand an immediate certification of no objection.

Plat Review
Phone (608) 266-3200
plat.review@wi.gov
<http://doa.wi.gov/platreview>

Enc: Prints

cc: Surveyor, Brett Stoffregan, D'ONOFRIO, KOTTKE & ASSOCIATES INC, 7530 WESTWARD WAY, MADISON WI 53717

DEPARTMENT OF ADMINISTRATION TIME LIMIT EXPIRES: 07/12/2018