

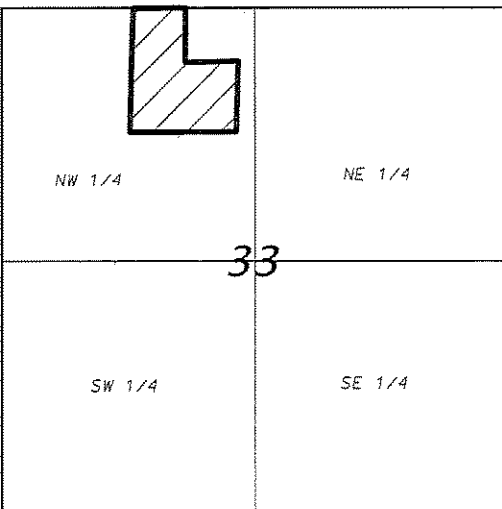
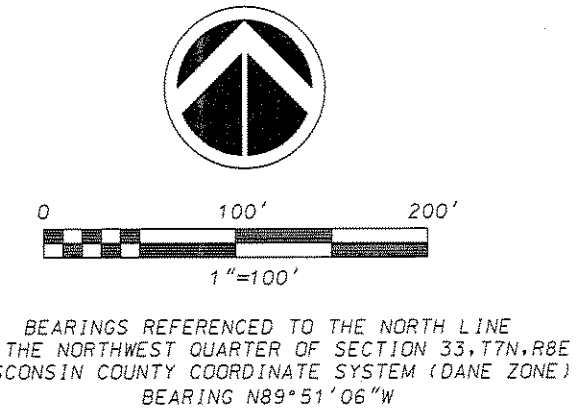
There are no objections to this plat with respect to Secs. 236.15, 236.16, 236.20 and 236.21(1) and (2), Wis. Stats. as provided by s. 236.12, Wis. Stats.

Certified _____, 20____

Department of Administration

SUGAR MAPLE

LOT 1, CERTIFIED SURVEY MAP NO. 1364 AND LOTS 1 & 2, CERTIFIED SURVEY MAP NO. 2351
 LOCATED IN THE NE1/4 OF THE NW1/4 OF SECTION 33, T7N, R8E,
 CITY OF MADISON, DANE COUNTY, WISCONSIN



LEGEND

- FOUND 1" IRON PIPE
- FOUND 3/4" IRON REBAR
- PLACE 1-1/4" X 18" IRON REBAR (WT=4.3LB/FT)
- ALL OTHER LOT AND OUTLOT CORNERS MARKED WITH 3/4" X 18" IRON REBAR (WT=1.5 LB/FT)
- () "RECORDED AS" INFORMATION

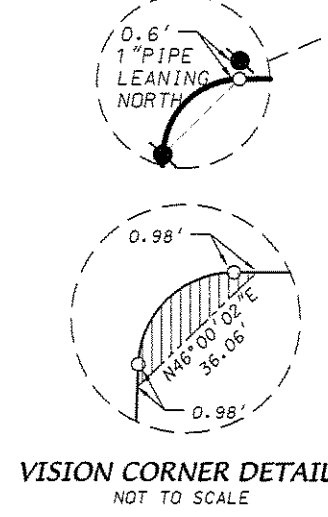
PUBLIC UTILITY EASEMENT
 UTILITY EASEMENTS AS HEREIN SET FORTH ARE FOR THE USE OF PUBLIC BODIES AND PRIVATE PUBLIC UTILITIES HAVING THE RIGHT TO SERVE THE AREA. SEE NOTE 2.

NOTES

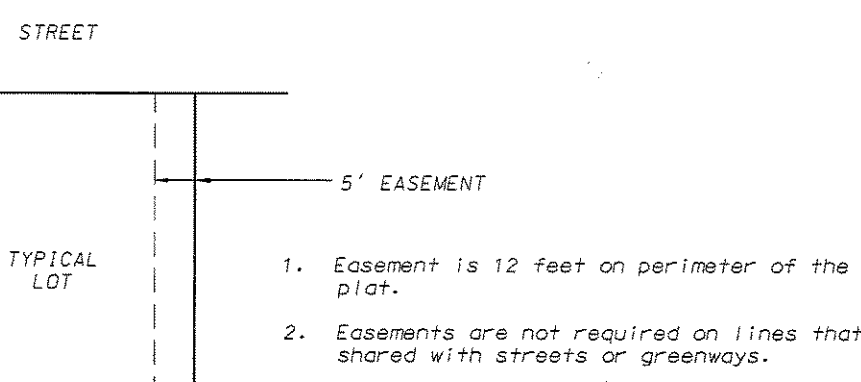
1. All lots within this plat are subject to public easements for drainage purposes which shall be a minimum of 5 feet in width measured from the property line to the interior of each lot except that the easements shall be 12 feet in width on the perimeter of the plat. For purposes of two (2) or more lots combined for a single development site, or where two (2) or more lots have a shared driveway agreement, the public easement for drainage purposes shall be a minimum of five (5) feet in width and shall be measured only from the exterior property lines of the combined lots that create a single development site, or have a shared width along the perimeter of the plat. Easements shall not be required on property lines shared with greenways or public streets. No buildings, driveways, or retaining walls shall be placed in any easement for drainage purposes. Fences may be placed in the easement only if they do not impede the anticipated flow of water.
- Note: In the event of a City of Madison Plan Commission and/or Common Council approved redvision of a previously subdivided property, the underlying public easements for drainage purposes are released and replaced by those required and created by the current approved subdivision.
2. Public Utility Easements:
 Creation of Easement Rights: A permanent easement over, across and within the Easement Area is established, memorialized, reserved by, granted, conveyed, transferred and assigned to the City of Madison, and all other public utility companies registered to do business in the City of Madison, for the use and purposes hereinafter set forth. The Easement Area may be used by City of Madison, and all other public utility companies registered to do business in the City of Madison, for the transmission of electrical, gas, telephone, cable, communication, video, and information services, together with the right of ingress and egress across the Easement Areas for the purpose of access to and use of these facilities. The City of Madison, and all other public utility companies registered to do business in the City of Madison, and their employees, agents and contractors shall have the right to construct, install, maintain, operate, repair, replace and reconstruct the utility facilities within the Easement Area. City of Madison, and all other public utility companies registered to do business in the City of Madison, shall have the further right of ingress and egress to and from the Easement Area in order to exercise its rights and privileges hereunder, and to cut and remove trees, vegetation and other impediments in the Easement Area which may obstruct or interfere with the actual or potential use of the Easement Area for the foregoing purposes.
3. Lots/buildings within this subdivision are subject to impact fees that are due and payable at the time building permits are issued.
4. The cumulative density of Lots 45 and 46 is limited to 250 total residential units.
5. No structure, screening or embankment of any kind shall be erected, placed, maintained or grown between the heights of 2.5' and 10' above the curb level or its equivalent within the vision corner in order to provide adequate vehicular vision clearance.
6. Distances, lengths and widths are measured to the nearest hundredth of a foot.
7. Distances shown along curves are chord lengths.

1-1/4" REBAR
 NW CORNER
 SECTION 33
 T7N, R8E
 N: 472,285.33
 E: 773,639.10

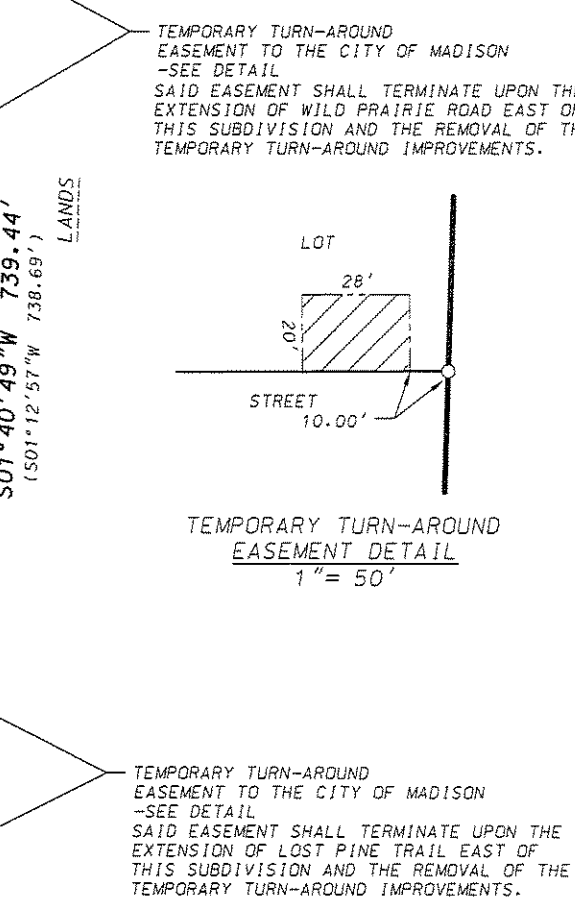
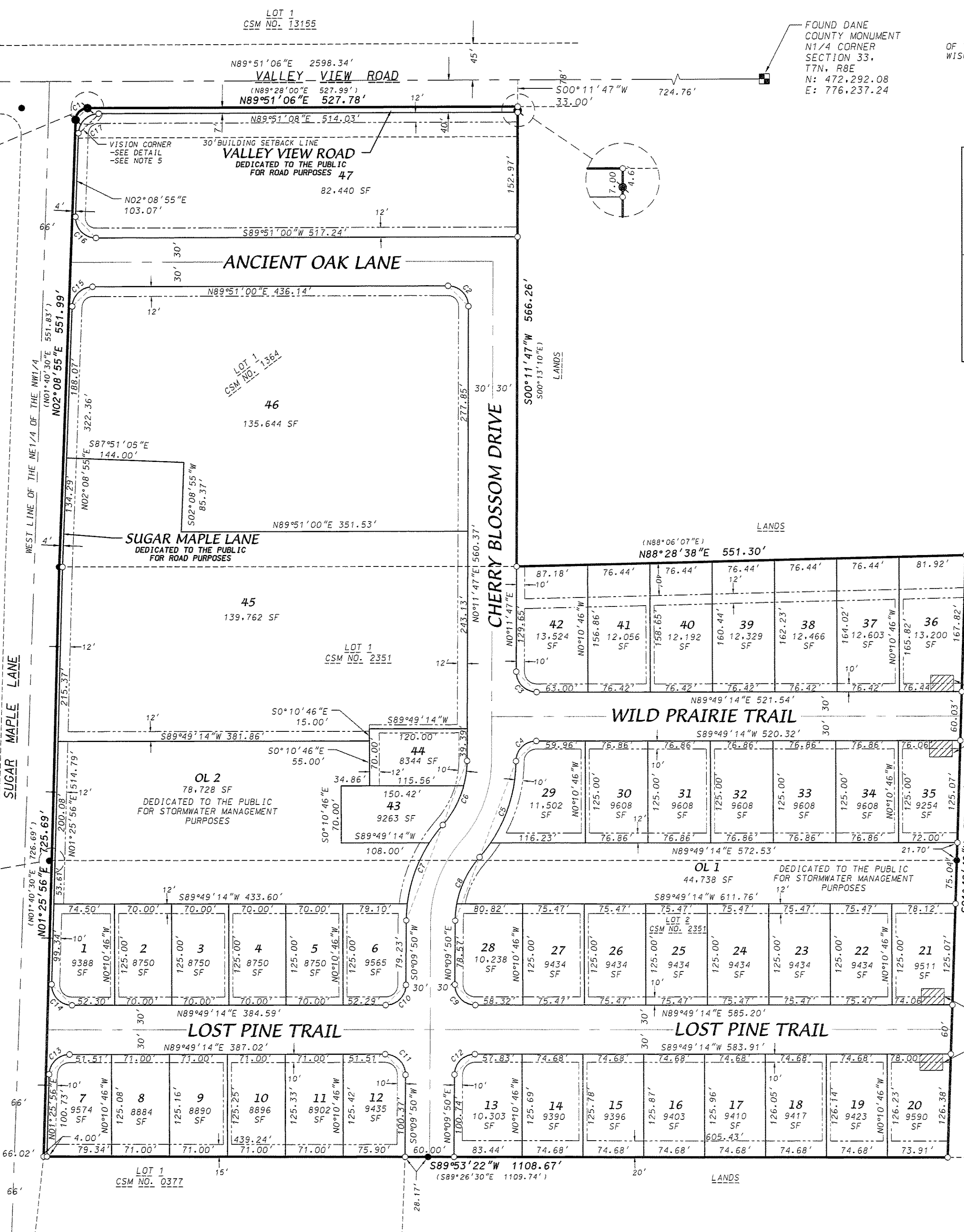
AS PUBLISHED
 N: 472,285.29
 E: 773,638.96



CURVE NUMBER	LOT	RADIUS (FEET)	CHORD (FEET)	ARC (FEET)	CHORD BEARING	CENTRAL ANGLE	TANGENT BEARING
C1	15.00	20.53	22.61	N45°15'25"E	86°20'56"	IN- N02°04'57"E OUT- N88°25'53"E	
C2	25.00	35.46	39.42	S44°58'36"E	90°20'48"		
C3	25.00	35.47	39.43	S44°59'29"E	90°22'34"		
C4	25.00	35.23	39.10	S45°00'59"W	89°36'30"		
C5	180.00	126.11	128.84	S20°43'03"W	41°00'38"	OUT- S00°12'44"W OUT- S41°13'22"W	
C6	29	180.00	104.94	106.49	S17°09'36"W	33°53'44"	
C6	OL1	180.00	22.34	22.35	S37°39'55"W	07°06'54"	
C6	OL2	180.00	84.10	85.93	S20°42'53"W	41°01'36"	OUT- S41°13'22"W
C7	43	120.00	30.90	30.98	S07°35'36"W	14°47'38"	
C7	43	120.00	54.46	54.94	S28°06'24"W	26°13'58"	
C7	40	120.00	126.25	128.99	S20°41'36"W	41°03'32"	
C7	43	180.00	27.60	27.63	S36°49'33"W	08°47'38"	
C7	44	120.00	79.72	80.38	S19°38'07"W	25°35'14"	
C7	6	180.00	20.97	20.98	S03°30'10"W	06°40'40"	
C8	120.00	21.38	21.41	S20°41'36"W	41°03'32"		
C8	OL1	120.00	63.81	64.59	S25°48'15"W	30°50'14"	
C9	28	120.00	21.38	21.41	S05°16'29"W	10°13'18"	
C10	25.00	35.46	39.42	N45°00'28"W	90°20'36"		
C11	25.00	35.25	39.12	N44°59'32"E	89°39'24"		
C12	25.00	35.46	39.42	S45°00'28"E	90°20'36"		
C13	25.00	34.85	38.57	N45°37'35"E	88°23'18"		
C14	25.00	35.89	39.97	N44°22'25"W	91°36'42"		
C15	25.00	34.64	38.27	N45°59'58"E	87°42'05"		
C16	25.00	36.06	40.27	N44°00'03"W	92°17'55"		
C17	25.00	34.64	38.27	N46°00'2"E	87°42'13"		



NON-EXCLUSIVE DRAINAGE EASEMENT DETAIL
 Not to Scale - See Note 1



WISCONSIN
 KEVIN J. PAPE
 S-2588
 MADISON
 WI
 LAND SURVEYOR
 6/17/14

Received: 06/18/2014
 CPA
27261
 0057

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