



# CERTIFIED SURVEY MAP

LOT 193, THE MEADOWLANDS AND LOT 601, CERTIFIED SURVEY MAP NO. 13725,  
LOCATED IN THE SW1/4 OF THE NE1/4 SECTION 1, T7N, R10E,  
CITY OF MADISON, DANE COUNTY, WISCONSIN

## SURVEYOR'S CERTIFICATE

I, Brett T. Stoffregan, Professional Land Surveyor, S-2742, do hereby certify that this survey is in full compliance with Chapter 236.34 of the Wisconsin Statutes and the Subdivision Regulations of the City of Madison, Dane County, Wisconsin and under the direction of the Owners listed below, I have surveyed, divided and mapped the land described herein and that said map is a correct representation of the exterior boundaries of the land surveyed and the division thereof. Said land is described as follows:

Lots 193, The Meadowlands and Lot 601, Certified Survey Map No. 13725 recorded in located in the SW1/4 of the NE1/4 of Section 1, T7N, R10E, City of Madison, Dane County, Wisconsin. Containing 12,066 square feet (0.277 acres).

Dated this 5th day of January, 2017.



Brett T. Stoffregan, Professional Land Surveyor, S-2742



## NOTES

- All lots (701-704) within this Certified Survey Map are subject to public easements for drainage purposes which shall be 5 feet in width measured from the property line to the interior of each lot. Easements shall not be required on property lines shared with outlots 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.  
  
The Intra-block drainage easements shall be graded with the construction of each principle structure in accordance with the approved storm water drainage plan on file with the City Engineer and the Zoning Administrator, as amended in accordance with the Madison General Ordinances.  
  
Note: In the event of a City of Madison Plan Commission and/or Common Council approved redivision 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. The Public Drainage Easements recorded as Doc No. 3945724 affecting the lots of this Certified Survey Map are hereby released and replaced with those shown on the map.
- Public Utility Easements shown on this Certified Survey Map are for use of public bodies and public private utilities having the right to serve the area.
- A structural plan of the structure's foundation for the Lots 701 thru 704 shall be submitted to the Director of the Building Inspection Division for approval with the application for a building permit as required information.
- This Certified Survey Map is subject to the notes shown on The Meadowlands plat:
  - Restrictions for Reston Heights recorded as Doc. No. 3181291.
  - First Amendment to Restrictions recorded as Doc. No. 3272972.
  - Third Amendment to Restrictions recorded as Doc. No. 3567915.
  - Declaration of Conditions and Covenants recorded as Doc. No. 3481381.
  - Planned Unit Development recorded as Doc. No. 3161689.
  - Planned Unit Development recorded as Doc. No. 3161690.
  - Declaration of Conditions, Covenants and Restrictions recorded as Doc. No. 3176079.
  - Plans -PUD/GDP recorded as Doc. No. 3928853.
  - Restrictive Covenant recorded as Doc. No. 3933783.
  - All buildings and outdoor recreational area shall comply with MGO Sec. 16.23(3)(d) Highway Noise Land Use Provisions policies and ordinances.
  - Subsoil information indicates that lots within this plat may encounter bedrock during construction of dwelling units. Lot owners shall verify this information and determine appropriate design to mitigate any adverse effects on said construction.
- This Certified Survey Map is subject to the following recorded instruments:
  - Restrictive Covenant recorded as Doc. No. 3969923.
  - Declaration of Conditions, Covenants and Restrictions recorded as Doc. No. 3965762 and amended as Doc. Nos 4151353, 4192101, 4270167, 4286690 and 4744513.
  - Declaration of Conditions, Covenants and Restrictions recorded as Doc. No. 3999672 and modified as Doc. Nos. 4229345, 5037244, 5101079 and 5176856.
  - Declaration of Conditions, Covenants and Restrictions recorded as Doc. No. 5025984.
  - Declaration of and Covenants recorded as Doc. No's. 4004639, 4004640 and 5025985.

**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

DATE: January 5, 2017  
F.N.: 16-07-129  
C.S.M. NO. \_\_\_\_\_  
DOC. NO. \_\_\_\_\_  
VOL. \_\_\_\_\_ SHEET \_\_\_\_\_



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## MADISON COMMON COUNCIL CERTIFICATE

Resolved that this Certified Survey Map located in the City of Madison was hereby approved by Resolution Number \_\_\_\_\_, File ID Number \_\_\_\_\_, adopted on the \_\_\_\_\_ day of \_\_\_\_\_, 2017 and that said enactment further provided for the acceptance of those lands dedicated and rights conveyed by said Certified Survey Map of the City of Madison for public use.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2015

Maribeth L. Witzel- Behl, City Clerk  
City of Madison, Dane County, Wisconsin

## MADISON PLAN COMMISSION CERTIFICATE

Approved for recording per the Secretary of the City of Madison Plan Commission.

By: \_\_\_\_\_ Date: \_\_\_\_\_  
Natalie Erdmann, Secretary Plan Commission

## REGISTER OF DEEDS CERTIFICATE

Received for recording this \_\_\_\_\_ day of \_\_\_\_\_, 2017 at  
\_\_\_\_\_.M. and recorded in Volume \_\_\_\_\_ of Certified Survey  
Maps on Pages \_\_\_\_\_ as Document Number \_\_\_\_\_.

Kristi Chlebowski, Dane County Register of Deeds



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