Department of Planning & Development
Planning Unit

Website: www.cityofmadison.com

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215 Martin Luther King, Jr. Boulevard
P.O. Box 2985
Madison, Wisconsin 53701-2985
TDD 608 266-4747
FAX 608 266-8739
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June 21, 2006

Michael S. Marty
Calkins Engineering, LLC
5010 Voges Road
Madison, Wisconsin 53718

RE: File No. LD 0618 – Certified survey map – 625-627 E. Mifflin Street (Great Dane Development)

Dear Mr. Marty:

The certified survey of property located at 625-627 E. Mifflin Street, Section 13, Township 7N, Range 9E, City of Madison, Dane County, Wisconsin, creating one lot is hereby **conditionally approved**. The site was zoned PUD-GDP-SIP by the Common Council on June 20, 2006.

The conditions of approval from the reviewing agencies for the CSM are:

Please contact Janet Gebert, City Engineering, at 266-4751 if you have questions regarding the following four items:

1. Legal description header on streets 1 and 2, and in the surveyors certificate shall be revised to include "Block 121".

2. Insert a "Point of Beginning" into the Surveyor's Certificate.

3. The following note shall be added to the certified survey map. "All lots created by this certified survey map are individually responsible for compliance with Chapter 37 of the Madison General Ordinances in regard to storm water detention at the time they develop."

4. All outstanding Madison Metropolitan Sewerage District (MMSD) and City of Madison sanitary sewer connection charges are due and payable prior to connection to the public sewerage system.

Please contact John Leach, Traffic Engineering, at 267-8755 if you have questions regarding the following two items:

5. The attached streetlights and tree declaration of conditions and covenants shall be executed and returned.

6. The applicant shall note on the face of the CSM the two access locations agreed to by the City (for the related planned unit development).

Please note that the City Real Estate Office is reviewing the report of title provided with this survey and may have comments. That office will send any comments to you by fax. If you have any questions, please contact Jeff Ekola at 267-8719 for more information.

A resolution authorizing the City to sign the CSM and any other documents related to the proposed land division was adopted by the Common Council on June 20, 2006.

As soon as the comments and conditions have been satisfied as verified with a completed affidavit form (enclosed), the original along with the revised Certified Survey Map, with all signatures and approvals from the reviewing agencies, shall be brought to this office for final signoff. You or your client may then record the certified survey at the Dane County Register of Deeds. For information on recording procedures and fees, contact the Register of Deeds at 266-4141.

Upon acceptance and recording of the certified survey map by the Dane County Register of Deeds, please transfer the recorded volume, document number, and page numbers to the copies and forward a copy to this office for our records.

The original survey map with the recording information is permanently kept on file in the Dane County Register of Deeds Office. A copy of the recorded document can be obtained from the Register of Deeds Office, Room 110, City-County Building or the Real Estate Office in the Madison Department of Planning and Development.

Any appeal from this action, including the conditions of approval, must be filed with the Circuit Court within thirty (30) days from the date of this letter. The approval of this CSM shall be null and void if not recorded in **six months** from the date of the approving resolution. If you have any questions or if may be of any further assistance, please do not hesitate to contact my office at 261-9632.

Sincerely,

Timothy M. Parks
Planner

cc: Janet Gebert, Engineering Division
        John Leach, Traffic Engineering
        Jeff Ekola, Real Estate Development Unit
        Norb Scribner, Dane County Land Records and Regulations