



Meeting: Village Board
Meeting Date: 4/22/13
Agenda Item: #9h

Mission Statement

Delivering quality services in a courteous, cost-effective and efficient manner.

VILLAGE BOARD MEETING STAFF REPORT

REPORT TO: Burt R. McIntyre, President
Village Board of Trustees

REPORT FROM: Dave Wiese, Director of Community Development

AGENDA ITEM: Review and take action on the Certified Survey Map for the Murphy property located at 3026 Glendale Avenue, VH-260-1.

POLICY ISSUE

Does the Village Board wish to approve a Certified Survey Map for the Murphy property located at 3026 Glendale Avenue?

RECOMMENDED ACTION

Village staff recommends the Village Board approve the Certified Survey Map with the conditions that a stormwater management plan is approved by the Village Engineering Department and all laterals are installed to the new lots at actual cost. If the Village Board is in favor of this policy action, the following motion may be made:

“Motion to approve the CSM for the Murphy property at 3026 Glendale Avenue, VH-260-1, with the conditions a stormwater management plan is approved by the Village Engineering Department and all laterals are installed to the new lots at actual cost.”

POLICY ALTERNATIVE(S)

The Village Board could take the following action:

- Amend the CSM or provide additional considerations
- Deny the request
- Table the item and request additional information

BACKGROUND INFORMATION

The applicant currently owns a large single-family lot with a home on Glendale Avenue. The applicant is requesting to turn the existing 1.7 parcel into two lots in order to create a residential single-family lot. The property is currently zoned R-1 Residential Single Family. Staff has reviewed the Certified Survey Map, and it meets all the dimensional standards established in the Zoning Code and State Statutes.

PRIOR ACTION/REVIEW N/A.

POLICY REFERENCE

Wisconsin Statutes: 236
Howard Municipal Code: 46
Policies & Procedure Manual: N/A

FISCAL IMPACT:

- | | |
|------------------------------|-----------------------------|
| 1. Is There A Fiscal Impact? | <u>Yes (Available lots)</u> |
| 2. Is it Currently Budgeted? | <u>N/A</u> |
| 3. If Budgeted, Which Line? | <u>N/A</u> |

ATTACHED INFORMATION

- I. Proposed CSM and Location Map

ATTACHMENT I

CERTIFIED SURVEY MAP

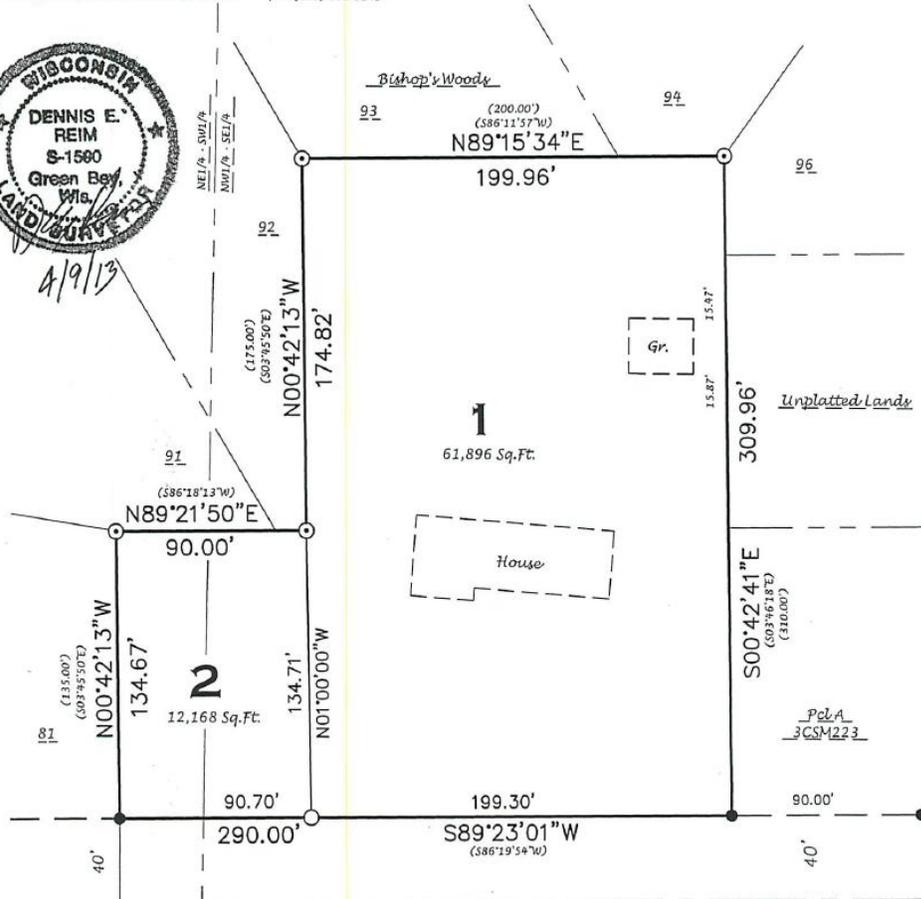
PART OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4, AND PART OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 8, T24N, R20E, VILLAGE OF HOWARD, BROWN COUNTY, WISCONSIN.



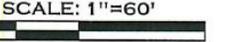
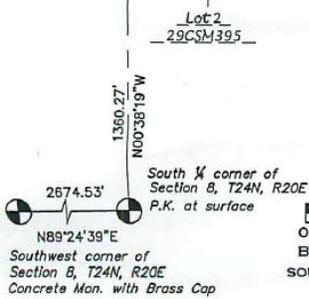
ROBERT E. LEE & ASSOCIATES, INC.
 ENGINEERING, SURVEYING, ENVIRONMENTAL SERVICES
 4664 GOLDEN POND PARK COURT
 HOBART, WI 54155
 INTERNET: www.releeinc.com
 PHONE: (920) 662-9641
 FAX: (920) 662-9141



4/9/13



GLENDALE AVE.



BEARINGS ARE REFERENCED TO THE SOUTH LINE OF THE SW 1/4 OF SECTION 8, T24N, R20E.
 RECORDED AS N89°24'39\"/>

LEGEND

- Set 1"Ø X 18" Iron Pipe, 1.34# Per Lin. Ft.
 - Existing 1"Ø Iron Pipe
 - ⊙ Existing 2"Ø Iron Pipe
 - ⊕ Recorded County Monument
- Sheet 1 of 3

CERTIFIED SURVEY MAP

SURVEYOR'S CERTIFICATE

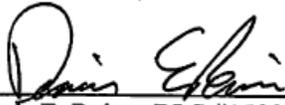
I, Dennis E. Reim, Registered Land Surveyor, do hereby certify that under the direction of Clifford Murphy (owner), I have surveyed, divided and mapped a parcel of land located in part of the Northwest 1/4 of the Southeast 1/4 and part of the Northeast 1/4 of the Southwest 1/4 of Section 08, T24N, R20E, Village of Howard, Brown County, Wisconsin, described as follows:

Commencing at the Southwest corner of said Section 8;
thence N89°24'39"E, 2674.53 feet to the South 1/4 of said Section 8;
thence N00°38'19"W, 1360.27 feet to the southeast corner of Lot 81, Bishop's Woods, the Point of Beginning;
thence N00°42'13"W, 134.67 feet to the northeast corner of said Lot 81;
thence N89°21'50"E, 90.00 feet to the southeast corner of Lot 91, Bishop's Woods;
thence N00°42'13"W, 174.82 feet to the southwest corner of Lot 93, Bishop's Woods;
thence N89°15'34"E, 199.96 feet to the southeast corner of Lot 94, Bishop's Woods;
thence S00°42'41"E, 309.96 feet to the north right of way of Glendale Avenue;
thence S89°23'01"W, 290.00 feet along said north right of way to the Point of Beginning.

Parcel contains 74,064 square feet or 1.70 acres of land more or less.

That the within map is a true and correct representation of the exterior boundaries of the land surveyed and that I have complied with the provisions of Chapter 236.34 of the Wisconsin Statutes and platting regulations of Brown County and the Village of Howard in the surveying and mapping of the same.

Dated this 9th day of April, 2013.


Dennis E. Reim RLS #1590
ROBERT E. LEE & ASSOCIATES, INC.



RESTRICTIVE COVENANTS

1. The land on all lot lines shall be graded by the subdivider and maintained by the owner to facilitate the drainage of surface water.
2. The land in the rear and the sides of all lots shall be graded in such a manner as to not interfere with the drainage of storm water.

CERTIFICATE OF THE BROWN COUNTY PLAN COMMISSION

Approved by the Brown County Planning Commission this _____ day of _____, 2013.

Peter Schlein, Senior Planner

CERTIFIED SURVEY MAP

OWNERS CERTIFICATE

As owners, we the undersigned hereby certify that we caused the land described on this plat to be surveyed, divided, mapped and dedicated as represented on the plat. We also certify that this plat is required by

S236.10 or S236.12 to be submitted to the following for approval or objection:
VILLAGE OF HOWARD, BROWN COUNTY PLANNING

Clifford E. and Dolores T. Murphy Revocable Trust

Clifford E. Murphy

Dolores T. Murphy

STATE OF WISCONSIN)
COUNTY OF BROWN) ss

Personally came before me this _____ day of _____, 2013, the above named owners to me known to be the person(s) who executed the foregoing instrument and acknowledged the same.

Notary Public _____
(print name)
Brown County, Wisconsin.
My commission expires: _____

CERTIFICATE OF THE VILLAGE OF HOWARD

Approved for the Village of Howard this _____ day of _____, 2013.

Paul F. Evert
Village of Howard Administrator

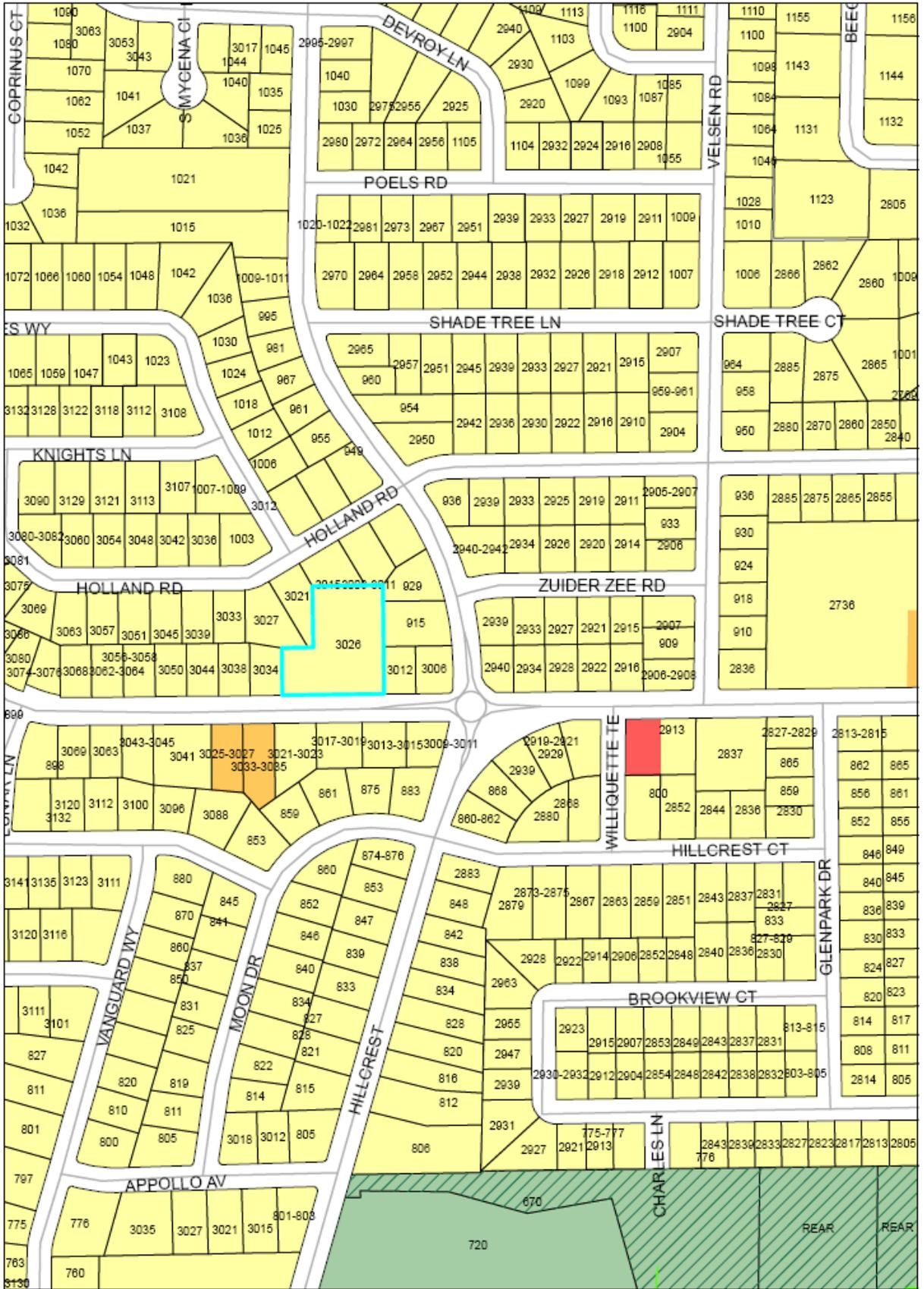
TREASURER'S CERTIFICATE

As duly elected Brown County Treasurer, I hereby certify that the records in my office show no unpaid taxes, no unredeemed tax sales and no unpaid special assessments affecting any of the lands shown, as of the date listed below.

Kerry M. Blaney, Brown County Treasurer

Date





Link to Google maps:

<http://data.mashedworld.com/dualmaps/map.htm?x=-88.0994640155&y=44.5659942876=16&gm=2&ve=5&gc=0&bz=16&bd=0&mw=1&sv=1&svb=0&svp=0&svz=0&svm=1&svf=1>