



City of Fitchburg
 Planning/Zoning Department
 5520 Lacy Road
 Fitchburg, WI 53711
 (608-270-4200)

LAND DIVISION APPLICATION

The undersigned owner, or owner's authorized agent, of property herein described hereby submits ten (10) copies of the attached maps, one (1) copy no larger than 11" x 17", and one (1) pdf document of the complete submittal (planning@fitchburgwi.gov) for approval under the rules and requirements of the Fitchburg Land Division Ordinance.

1. Type of Action Requested:
- Certified Survey Map Approval
 - Preliminary Plat Approval
 - Final Plat Approval
 - Replat
 - Comprehensive Development Plan Approval

2. Proposed Land Use (Check all that Apply):
- Single Family Residential
 - Two-Family Residential
 - Multi-Family Residential
 - Commercial/Industrial

3. No. of Parcels Proposed: 2

4. No. Of Buildable Lots Proposed: 1

5. Zoning District: Business-General (Lot 1) and Small Lot Agricultural (A-S) for Outlot 1

6. Current Owner of Property: Samuel & Kaye Cooke
 Address: 5335 Lacy Road, Fitchburg, WI 53711 Phone No: 608-444-5339 (Sam)

7. Contact Person: Samuel Cooke and Ron Klaas (D'Onofrio Kottke & Associates)
 Email: scooke@scsengineers.com and rklaas@donofrio.cc
 Address: 5335 Lacy Road (Sam) and 7530 Westward Way, Madison (Ron) Phone No: 608-833-7530 (Ron)

8. Submission of legal description in electronic format (MS Word or plain text) by email to: planning@fitchburgwi.gov
 Pursuant to Section 24-2 (4) of the Fitchburg Land Division Ordinance, all Land Divisions shall be consistent with the currently adopted City of Fitchburg Comprehensive Plan.

Respectfully Submitted By: *Samuel Cooke Kaye Cooke* Samuel Cooke and Kaye Cooke
 Owner's or Authorized Agent's Signature Print Owner's or Authorized Agent's Name

PLEASE NOTE - Applicants shall be responsible for legal or outside consultant costs incurred by the City. Submissions shall be made at least four (4) weeks prior to desired plan commission meeting.

For City Use Only: Date Received: 10/20/20

Ordinance Section No. _____ Fee Paid: \$910

Permit Request No. CS-2370-20

CERTIFIED SURVEY MAP

LOCATED IN:

LOT ONE (1) OF CERTIFIED SURVEY MAP NUMBER 3060, RECORDED IN VOLUME 12 OF CERTIFIED SURVEY MAPS, PAGE 59-61, AS DOCUMENT NO. 1603724, IN THE NE 1/4 OF THE NE 1/4 OF SECTION 15, T6N, R9E, CITY OF FITCHBURG, DANE COUNTY, WISCONSIN.

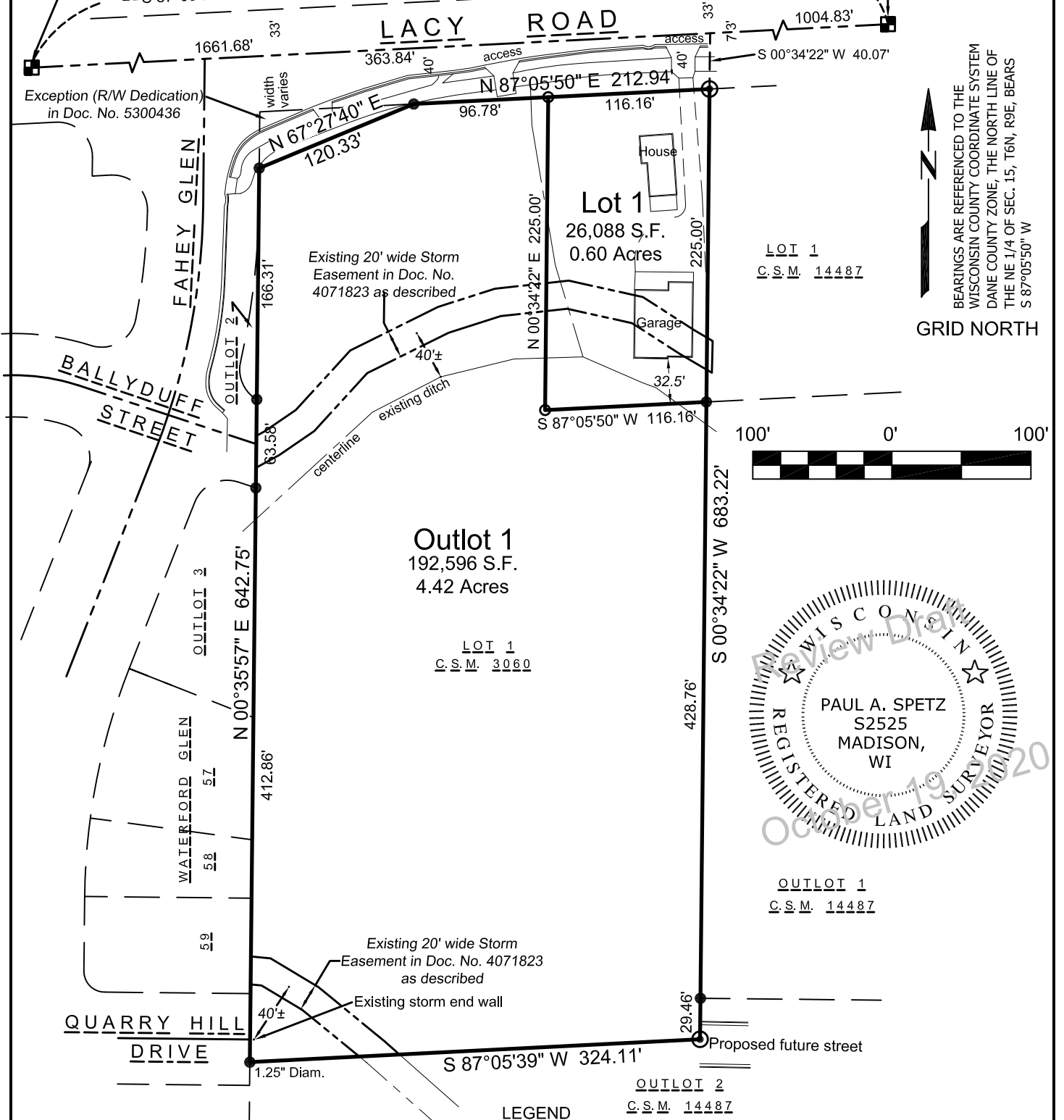
This C.S.M. Contains
218,684 S.F.
5.02 Acres

NOTE: all PLSS witness monuments were found and verified. A-E 7.08(1)(c)

Northeast of Section 15
T6N, R9E, Found Survey Nail
N:456308.89'
E:815179.76'

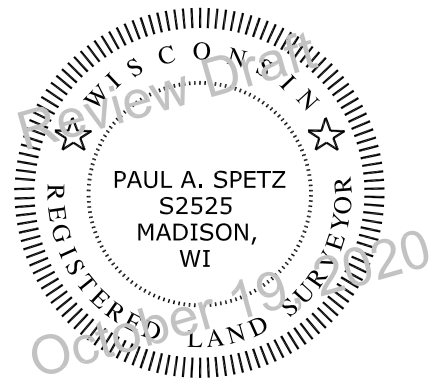
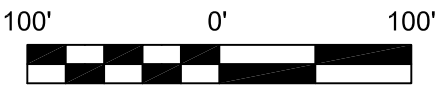
North of Section 15
T6N, R9E, Found Survey Nail
N:456173.85'
E:812516.67'

S 87°05'50" W 2666.51' (NE Mon. to N. Mon. of Sec. 15) ---



BEARINGS ARE REFERENCED TO THE WISCONSIN COUNTY COORDINATE SYSTEM DANE COUNTY ZONE, THE NORTH LINE OF THE NE 1/4 OF SEC. 15, T6N, R9E, BEARS S 87°05'50" W

GRID NORTH



LOT 1
C.S.M. 3060

OUTLOT 1
C.S.M. 14487

- LEGEND
- SOLID IRON ROD FOUND (0.75" Dia. unless noted)
 - ⊙ IRON PIPE FOUND (1.5" Outside Diam. unless Noted)
 - 3/4"x18" SOLID IRON ROD SET 1.50lbs./LINEAL FOOT.
 - () INDICATES RECORDED AS
- DISTANCES ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT.

MAP NO. _____
DOCUMENT NO. _____
VOLUME _____ PAGE _____

CERTIFIED SURVEY MAP

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I, Paul A. Spetz, Registered Land Surveyor for Isthmus Surveying LLC, hereby certify: that under the direction of Samuel L. Cooke III and Kaye E. Cooke, owners of said land, I have surveyed, divided, and mapped the following parcel(s) of land:

Legal description: *Per Wi Statute 236.34(1m)(d)(2)*

That portion of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 15, T6N, R9E, City of Fitchburg, Dane County, Wisconsin, more particularly described as follows:

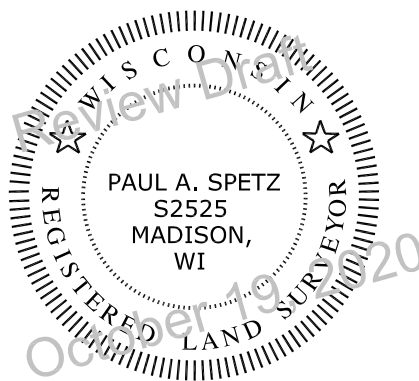
Lot One (1) of Certified Survey Map Number 3060, as Recorded in Volume 12 of Certified Survey Maps, pages 59-61, as Document No. 1603724, in the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 15, T6N, R9E, City of Fitchburg, Dane County, Wisconsin, Excepting therefrom those lands dedicated for the Right-of-way of Lacy Road in Document No. 5300436.

This description contains an area of 218,684 Square Feet or 5.02 Acres.

I further certify that the map on sheet one (1) is a correct representation of the exterior boundaries of the land surveyed and that I have fully complied with the provisions of Chapter 236.34 of the State Statutes and Chapter 15, Land Division Ordinance of City of Fitchburg in surveying, dividing, and mapping the same.

Dated this _____ day of _____, 2020.

Paul A. Spetz, S 2525



SURVEYED BY:
ISTHMUS SURVEYING, LLC
450 NORTH BALDWIN STREET
MADISON, WI 53703
(608) 244.1090
www.isthmussurveying.com
isthmussurveying@sbcglobal.net

SURVEYED FOR:
SAM AND KAYE COOKE
5335 LACY ROAD
FITCHBURG, WI 53711
(608) 444.5339

MAP NO. _____

DOCUMENT NO. _____

VOLUME _____ PAGE _____

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OWNERS CERTIFICATE:

We, Samuel L. Cooke III and Kaye E. Cooke, as owners, hereby certify that we have caused the land described on this Certified Survey Map to be surveyed, divided, mapped and dedicated as represented on the Map hereon. I further certify that this Certified Survey Map is required by Chapter 236.34 of the Wisconsin State Statutes and Chapter 15, City of Fitchburg Land division Ordinance, to be submitted to the City of Fitchburg for approval.

Witness the hand and seal of said owner this _____ day of _____, 2020.

By: _____, Samuel L. Cooke III Kaye E. Cooke

State of _____))ss
County of _____)

Personally came before me this _____ day of _____, 2020, the above named Samuel L. Cooke III and Kaye E. Cooke, owners, to me known to be the persons who executed the foregoing instrument and acknowledged the same.

My Commission expires: _____ Notary Public, State of Wisconsin

CITY OF FITCHBURG APPROVAL

This Certified Survey Map, including any dedications and public easements shown hereon, has been duly filed with and approved by the City Council of the City of Fitchburg, Dane County, Wisconsin.

Dated _____ day of _____, 2020.

_____, Tracy Oldenburg, City Clerk
Fitchburg, Wisconsin

REGISTER OF DEEDS CERTIFICATE

Received for recording on this _____ day of _____, 2020,
at _____ o'clock _____. m. and recorded in recorded in Volume _____ of
Certified Survey Maps on pages _____, as Document Number _____.

_____, Kristi Chlebowski, Dane County Register of Deeds

MAP NO. _____

DOCUMENT NO. _____

VOLUME _____ PAGE _____

