

# CITY OF MADISON

# Proposed Certified Survey

Plat Name: Zimmerman CSM

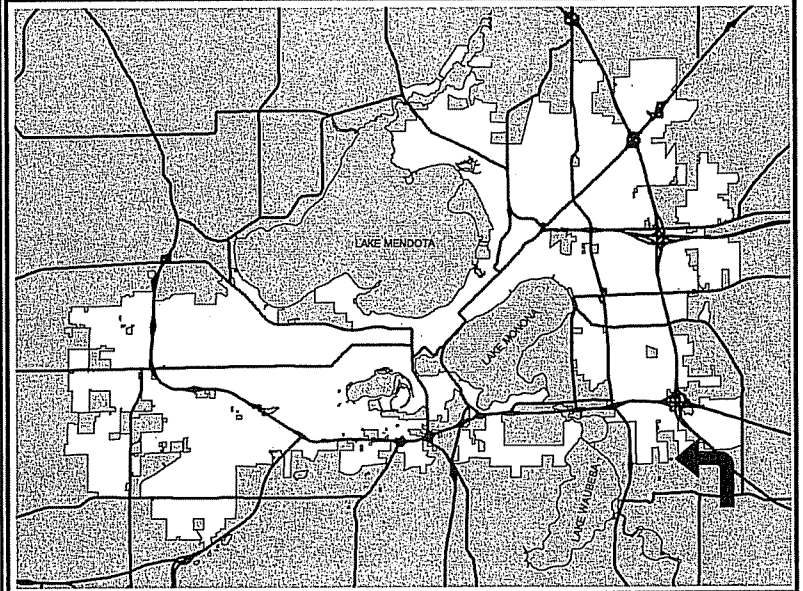
Location: 3316 Brugger Place  
Mitchell Zimmerman/  
Applicant: Harvey Johnson - Ayers Associates

- Preliminary
- Final
- Lot Division
- Within City
- Outside City

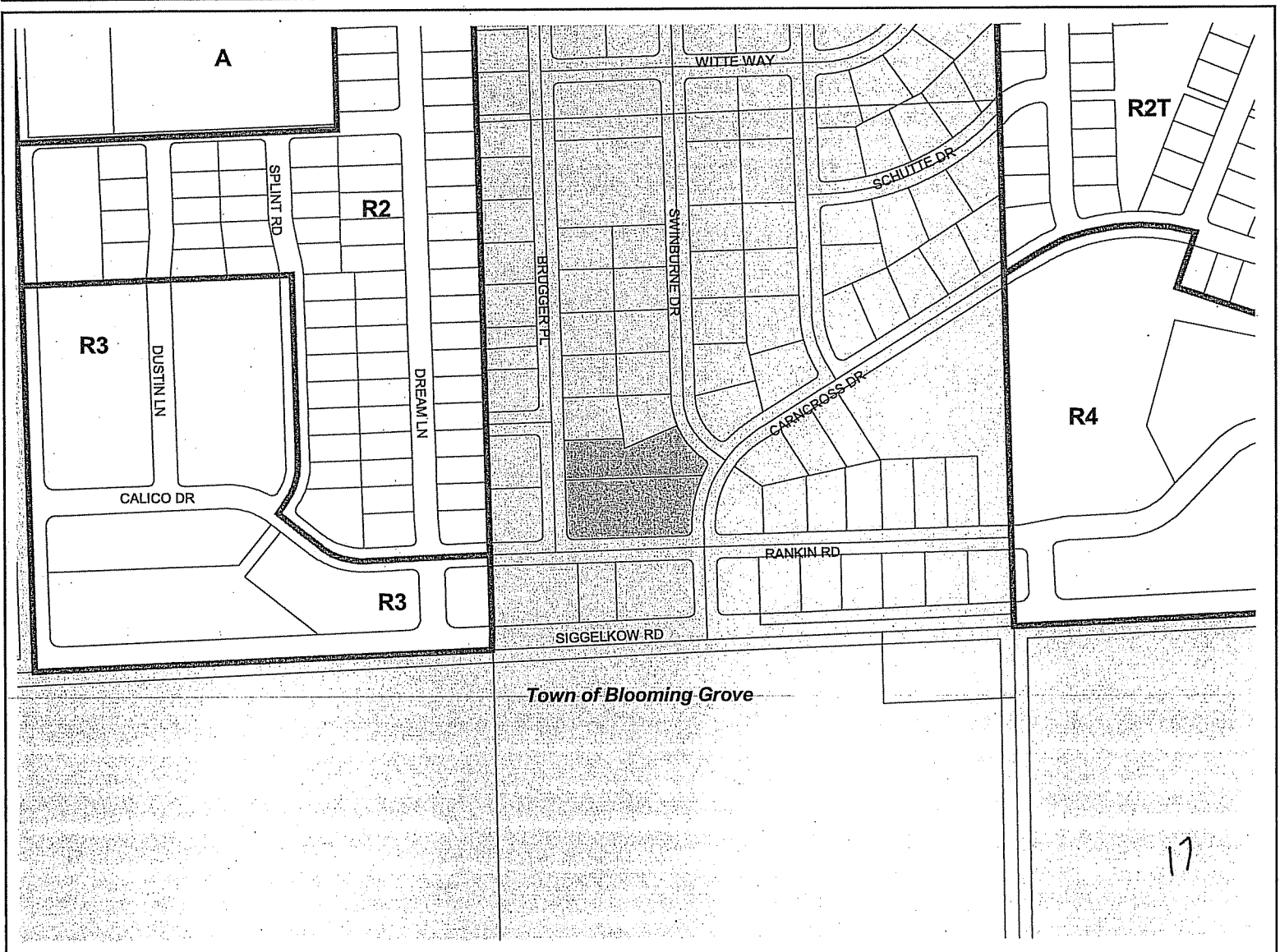
Public Hearing Dates:

Plan Commission 21 November 2005

Common Council N/A




For Questions contact: Tim Parks at: 261-9632 or tparks@cityofmadison.com or City Planning at 266-4635

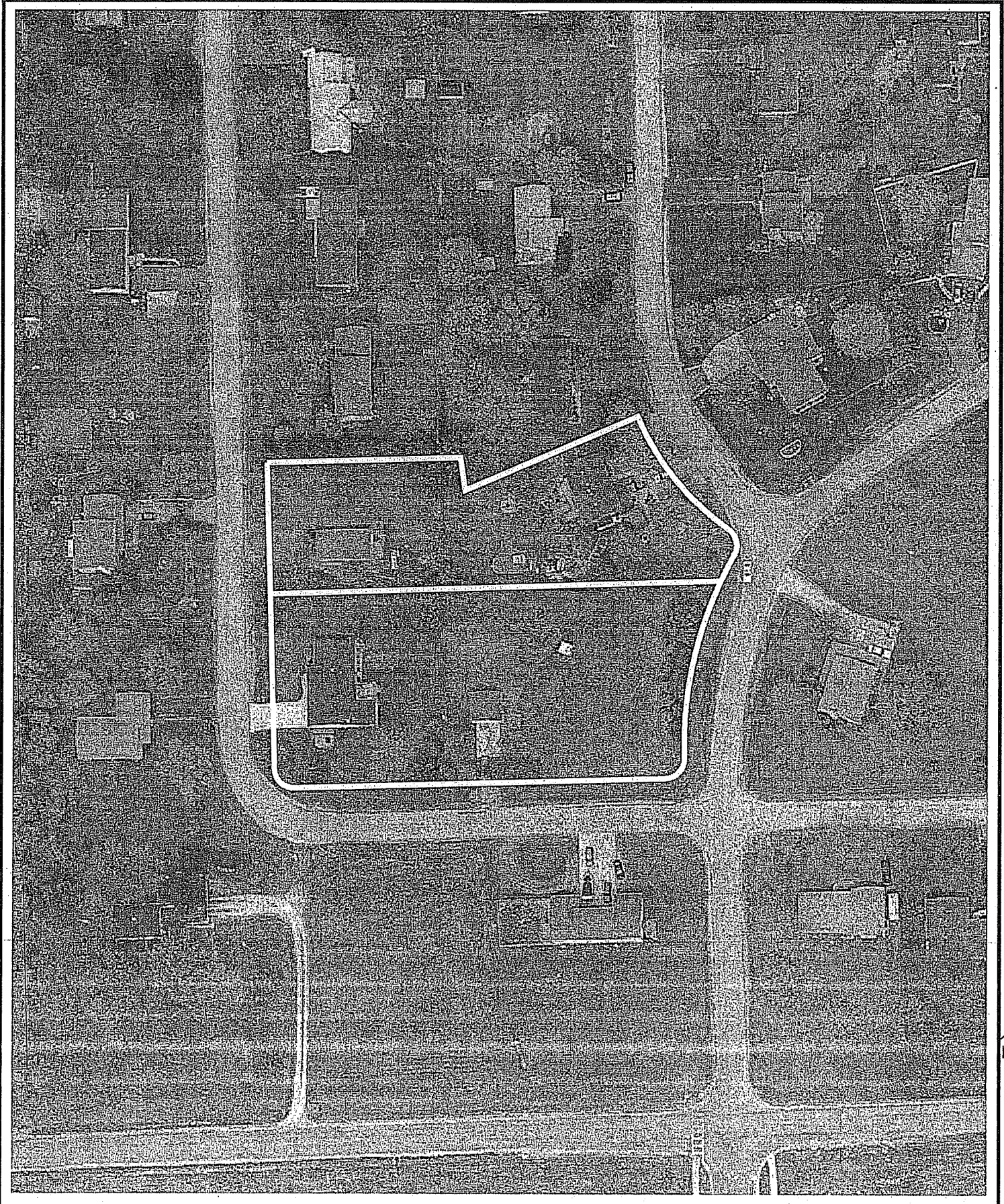


# 3316 Brugger Place

0 100 Feet



*Date of Aerial Photography - April 2003*





**SUBDIVISION APPLICATION**

**Madison Plan Commission**

215 Martin Luther King Jr. Blvd; Room LL-100

PO Box 2985; Madison, Wisconsin 53701-2985

Phone: 608.266.4635 | Facsimile: 608.267.8739

5500

Date Stamp

**\*\* Please read both pages of the application completely and fill in all required fields\*\***

**This application form may also be completed online at [www.cityofmadison.com/planning/plan.html](http://www.cityofmadison.com/planning/plan.html)**

**1a. Application Type.** (Choose ONE)

- Preliminary Subdivision Plat
- Final Subdivision Plat
- Land Division/ Certified Survey Map (CSM)

If a Plat, Proposed Subdivision Name: April Hill Blooming Grove

**1b. Review Fees.** Make checks payable to "City Treasurer."

- For Preliminary and Final Plats, an application fee of \$200, plus \$35 per lot and outlot contained on the plat drawing.
- For Certified Survey Maps, an application fee of \$200 plus \$150 per lot and outlot contained on the certified survey map.

**2. Applicant Information.**

Name of Property Owner: Mitchell Zimmerman Representative, if any: \_\_\_\_\_

Street Address: 3316 Brugger Pl. City/State: McFarland Zip: 53558

Telephone: (608) 206-2218 Fax: ( ) Email: \_\_\_\_\_

Firm Preparing Survey: Ayres Associates Contact: HARVEY JOHNSON

Street Address: 1802 Sankratz St. City/State: MADISON Zip: 53704

Telephone: 608-443-1200 Fax: (608) 443-1250 Email: Ayres Associates Com

Check only ONE - ALL Correspondence on this application should be sent to:  Property Owner  Survey Firm

**3a. Project Information.**

Parcel Address: 3316 Brugger Pl. in the City or Town of: Blooming Grove

Tax Parcel Number(s): \_\_\_\_\_ School District: McFarland

Existing Zoning District(s): R-2 Development Schedule: \_\_\_\_\_

Proposed Zoning District(s) (if any): R-2 Provide a Legal Description of Site on Reverse Side

**3b. For Surveys Located Outside the Madison City Limits and in the City's Extraterritorial Jurisdiction:**

Date of Approval by Dane County: 26 August 2005 Date of Approval by Town: \_\_\_\_\_

In order for an exterritorial request to be accepted, a copy of the approval letters from both the town and Dane County must be submitted.

Is the subject site proposed for annexation?  No  Yes If YES, approximate timeframe: N/A

**4. Survey Contents and Description.** Complete table as it pertains to the survey; do not complete gray areas.

Land Use	Lots	Outlots	Acres
Residential	3		1.91
Retail/Office			
Industrial			
Outlots Dedicated to City			
Homeowner Assoc. Outlots			
Other (state use)			
<b>TOTAL</b>	<b>3</b>		<b>1.91</b>

Describe the use of the lots and outlots on the survey
SINGLE-FAMILY LOTS

OVER →

5. **Required Submittals.** Your application is required to include the following check all that apply):

**Surveys** (prepared by a Registered Land Surveyor):

- For Preliminary Plats, **eighteen (18) copies** of the drawing drawn to scale are required. The drawing is required to provide all information as it pertains to the proposed subdivision as set forth in Section 16.23 (7)(a) of the Madison General Ordinances. The drawings shall include, but are not limited to, a description of existing site conditions and natural features, delineation of all public and private utilities that serve the site (denote field located versus record drawings), the general layout of the proposed subdivision, the dimensions of lots and outlots, widths of existing and proposed rights of way, topographic information, and any other information necessary for the review of the proposed subdivision.
- For Final Plats, **sixteen (16) copies** of the drawing are required to be submitted. The final plat shall be drawn to the specifications of Section 236.20 of the Wisconsin Statutes.
- • For Certified Survey Maps (CSM), **sixteen (16) copies** of the drawing are required. The drawings shall include all of the information set forth in Sections 16.23 (7)(a) and (d) of the Madison General Ordinances, including existing site conditions, the nature of the proposed land division and any other necessary data. Utility data (field located or from utility maps) may be provided on a separate map submitted with application.
- All surveys submitted with this application are required to be collated, stapled and folded so as to fit within an 8 1/2" X 14" case file. In addition, an **8-1/2 X 11 inch reduction of each sheet** must also be submitted.

**Report of Title and Supporting Documents:** All plats and certified surveys submitted to the City of Madison for approval shall include a Report of Title satisfactory to the Real Estate Division as required in Section 16.23 of the Madison General Ordinances. A minimum of **two (2) copies** of the City of Madison standard 60/30 year Report of Title shall be obtained from a local, reputable title insurance company. **Title insurance or a title commitment policy is NOT acceptable** (i.e. a Preliminary Title Report or a Record Information Certificate). The owner or applicant must deliver a **third copy** of the Report of Title to the survey firm preparing the plat or CSM. The applicant shall submit a copy of all documents listed in the Report of Title for each copy of the report submitted.

**For Residential Preliminary Plats ONLY:** If the proposed project will result in **ten (10) or more dwelling units**, it is required to comply with the City's Inclusionary Zoning requirements under Section 28.04 (25) of the Zoning Ordinance. A separate *INCLUSIONARY ZONING DWELLING UNIT PLAN APPLICATION* explaining the project's conformance with these ordinance requirements shall be submitted with your application.

**For Surveys Creating Residential Lots:** The applicant shall include a certified copy of the accepted option or offer, including all terms of the purchase and any other information that may be deemed necessary by the Real Estate Division to assist them in determining Fair Market Value for the purpose of establishing park fees.

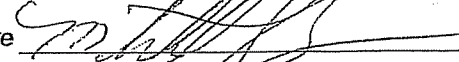
**For Surveys Outside the Madison City Limits:** A copy of the approval letters from both the town in which the property is located and Dane County must be submitted with your request. The City of Madison may not consider a survey within its extraterritorial jurisdiction without it first having been approved by the **town and Dane County**.

**For Surveys Conveying Land to the Public:** A Phase I Environmental Site Assessment Report may be required if any interest in these lands are to be conveyed to the public. Please contact the City's Real Estate Division at 267-8719, ext. 305 for a determination as soon as possible.

**Completed application and required Fee (from Section 1b on front):** \$ 650. Make all checks payable to "City Treasurer."

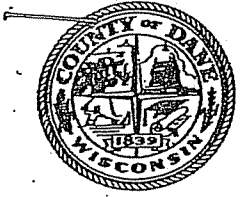
**Electronic Application Submittal:** All applicants are required to submit a copy of the completed application form, legal description and preliminary and/or final plats or certified survey map as individual Adobe Acrobat PDF files compiled either on a non-returnable CD-ROM to be included with their application materials, or in an e-mail sent to [pcapplications@cityofmadison.com](mailto:pcapplications@cityofmadison.com). The e-mail shall include the name of the project and applicant. Applicants unable to provide the materials electronically should contact the Planning Unit at 266-4635 for assistance.

The signer attests that this application has been completed accurately and all required materials have been submitted:

Applicant's Printed Name Mitchell Zimmerman Signature 

Date 9-6-05 Interest In Property On This Date \_\_\_\_\_

For Office Use Only	Date Recd:	PC Date:	Alder District:	Amount Paid: \$
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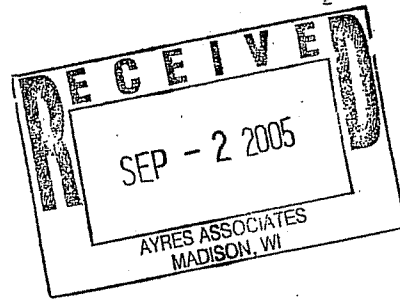
# Dane County Planning & Development

Room 116, City-County Building, Madison, Wisconsin 53703-3342

Land Division Review  
608/266-9086

August 26, 2005

Ayres Associates  
1802 Pankratz Street  
Madison, Wisconsin 53704-4069



Re: **CERTIFIED SURVEY MAP (Zimmerman)**  
NW1/4 S35 T7N R10E  
Town of Blooming Grove  
Dane County

Gentlepeople:

The above-described certified survey map proposal (submitted for review on 07/11/05) is hereby conditionally approved (a full 44 days prior to the legal expiration date with this application) as follows:

1. The document is to be completed in accordance with S.236.34, Wisconsin Statutes.
2. The document is to comply with S.236.20(3)(b), Wisconsin Statutes. Center of Section does not satisfy this requirement.
3. The owners certificate is to include "we also certify that this certified survey map is required by S.75.17(1)(a), Dane County Code of Ordinances to be submitted to the Dane County Zoning and Land Regulation Committee for approval."
4. All owners of record are to be included in the owners certificate (County records indicate that Mitchell L. Zimmerman is an owner). Spouses signatures and middle initials are required to provide valid certificates.
5. The owners certificate is to include the term "dedicated."
6. The Town of Blooming Grove approval certificate is to include "the public highway right-of-way dedication designated herein is hereby acknowledged and accepted by the Town of Blooming Grove."
7. As this property is located within the extraterritorial jurisdiction of the City of Madison, the Village of McFarland approval certificate is to be removed from the document.
8. The City of Madison approval certificate is to indicate the current City Planning Department Director.
9. The required certificates are to be executed.

Ayres Associates  
August 26, 2005  
Page 2

10. 33' from the Brugger Place, Carncross Drive, Rankin Road & Swinburne Drive right-of-way centerlines is to be clearly designated "dedicated to the public."

11. A notation is to be affixed to the document "refer to building site information contained in the Dane County Soil Survey."

12. The approximate locations of existing on-site sewage disposal systems are to be shown.

13. All references to "Dane County Zoning and Natural Resources Committee" are to be changed to "Dane County Zoning and Land Regulation Committee."

14. Distances between existing structures and lot boundaries are to be specified.

15. The former platted lot boundary is to be identified.

16. The instrument sheets are to be consecutively numbered, as required.

17. Compliance with S.10.04(1)(b)2., Dane County Code of Ordinances is to be established.

When the above conditions have been fully satisfied, the original document may be submitted to which the Dane County approving signature will be affixed. Thank you for your anticipated patience and for your anticipated cooperation in this matter.

Sincerely,

  
Norbert Scribner, Land Division Review

cc: Mitchell L. Zimmerman  
Clerk, Town of Blooming Grove  
City of Madison Planning Department

Enclosure:

JUST  
LAW  
SIZE

# Town of Blooming Grove

1880 S. Stoughton Road Madison WI 53716 \* Phone 608-223-1104 \* Fax 608-223-1106

October 4, 2005

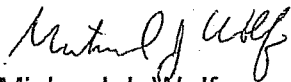
TIM PARKS  
MADISON PLANNING & DEVELOPMENT  
210 MLK JR BLVD  
MADISON WI 53703

There is a proposal to replat the properties located at the corner of Swinburne, Carncross, and Rankin Roads in the Town of Blooming Grove.

This letter is to let the City of Madison know the Town has no objections to this plan, contingent upon any approvals required by Dane County.

If there is anything else you require, please let me know.

Sincerely,



Michael J. Wolf  
Clerk/Treasurer/Administrator  
Town of Blooming Grove