



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

**** 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

NOTICE REGARDING LOBBYING ORDINANCE: If you are seeking approval of a development that has over 40,000 square feet of non-residential space, or a residential development of over 10 dwelling units, of if you are seeking assistance from the City with a value of \$10,000 (including grants, loans, TIF or similar assistance), then you likely are subject to Madison's lobbying ordinance (Sec. 2.40, MGO). You are required to register and report your lobbying. Please consult the City Clerk's Office for more information. Failure to comply with the lobbying ordinance may result in fines.

1a. Application Type.

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

If a Plat, Proposed Subdivision Name: _____

1b. Review Fees. Make checks payable to "City Treasurer." Note: New fees effective May 2012 (!)

- For Preliminary and/or Final Plats, an application fee of \$250, plus \$50 per lot or outlot contained on the plat.
- For Certified Survey Maps, an application fee of \$250 plus \$200 per lot and outlot contained on the CSM.

2. Applicant Information.

Name of Property Owner: Door Creek Church Representative, if any: Randy Olson
 Street Address: 6602 Dominion Dr City/State: Madison, WI Zip: 53718
 Telephone: (608) 222-8586 Fax: () Email: randy@doorcreekchurch.org
 Firm Preparing Survey: Williamson Surveying & Associates, LLC Contact: Chris Adams (agent)
 Street Address: 104A W. Main St City/State: Wausaukee/WI Zip: 53597
 Telephone: (608) 255-5705 Fax: (608) 849-9760 Email: chris@williamsonsurveying.com

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

3a. Project Information.

Parcel Addresses (note town if located outside City) : 6602 Dominion Dr
 Tax Parcel Number(s): 0710-013-1818-0
 Zoning District(s) of Proposed Lots: PD & SR-V1 School District: Madison

→ Please provide a Legal Description on your CSM or plat. Note your development schedule in your Letter of Intent.

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

Date of Approval by Dane County: _____ Date of Approval by Town: _____

→ For an extraterritorial request to be scheduled, approval letters from both the Town and Dane County must be submitted.

4. Subdivision Contents and Description. Complete table as it pertains to your request; do not complete gray areas.

Land Use	Lots	Outlots	Acres
Residential	3		0.89
Retail/Office			
Industrial			
Other (state use):	1		29.84

Land Use	Lots	Outlot	Acres
Outlots Dedicated to the Public (Parks, Stormwater, etc.)			
Outlots Maintained by a Private Group or Association			
PROJECT TOTALS	4		30.73

OVER →

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

Map Copies (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 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)&(d) of the Madison General Ordinances, including existing site conditions, the nature of the proposed 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" folder. An **8-1/2 X 11-inch reduction of each sheet** shall also be submitted.

Letter of Intent: Twelve (12) copies of a letter describing the proposed subdivision in detail including, but not limited to: the number and type/ use of lots proposed with this subdivision; existing conditions and uses of the property; development and phasing schedule for the project, and; the names of persons involved (contractor, architect, landscaper, business manager, etc.). ***The letter of intent for a subdivision can be the same document as the letter of intent required for a concurrent Land Use Application for the same property. **A letter of intent is not required for Subdivision Applications for lot combinations or split duplexes.**

Report of Title and Supporting Documents: All plats and certified surveys submitted for approval shall include a Report of Title satisfactory to the Office of Real Estate Services as required in Section 16.23 of the Madison General Ordinances. A minimum of **two (2) copies** of a City of Madison standard 60-year Report of Title shall be obtained from a 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 applicant shall submit a copy of all documents listed in the Report of Title for each copy of the report submitted.

For any plat or CSM creating common areas to be maintained by private association: Two (2) copies of proposed development restrictions and covenants shall be submitted for City approval prior to recording of the survey instrument.
N/A

For Surveys Outside the Madison City Limits: A copy of the approval letters from both the Town where 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 prior approval **Town and Dane County**.
N/A

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 Office of Real Estate Services at 266-4222 for a determination as soon as possible.
N/A

Electronic Application Submittal: All applicants are required to submit a copy of this completed application form, 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. The transmittal shall include the name of the project and applicant.

6. **Applicant Declarations:**

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

Applicant's Printed Name Chris Adams (agent) Signature 

Date April 17, 2013 Interest In Property On This Date surveyor



CERTIFIED SURVEY MAP

WILLIAMSON SURVEYING AND ASSOCIATES, LLC

NOA T. PRIEVE & CHRIS W. ADAMS, REGISTERED LAND SURVEYORS
104 A WEST MAIN STREET, WAUNAKEE, WISCONSIN, 53597 PHONE: 608-255-5705

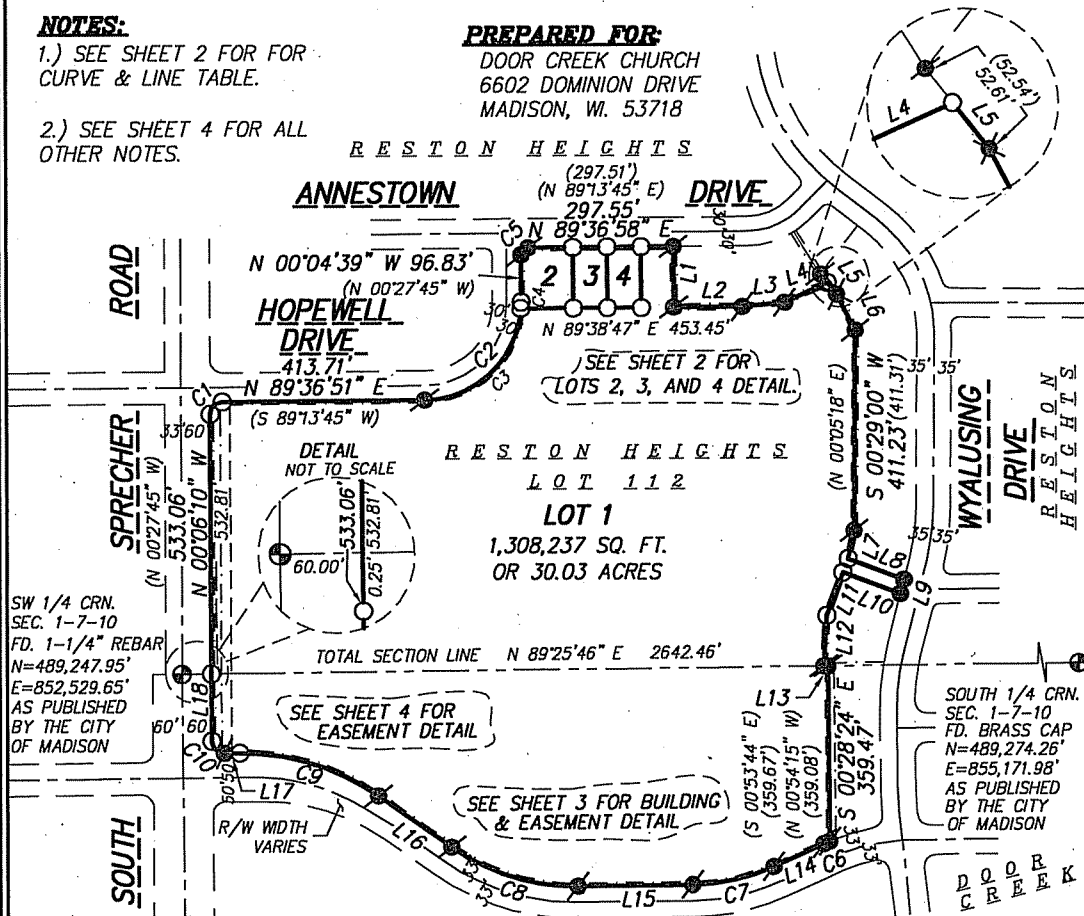
Located in the SW 1/4 and SE 1/4 of the SW 1/4 of Section 1, and the NW 1/4 of the NW 1/4 of Section 12, all in T7N, R10E, City of Madison, Dane County, Wisconsin. Including all of Lot 112, Reston Heights.

NOTES:

- 1.) SEE SHEET 2 FOR CURVE & LINE TABLE.
- 2.) SEE SHEET 4 FOR ALL OTHER NOTES.

PREPARED FOR:

DOOR CREEK CHURCH
6602 DOMINION DRIVE
MADISON, WI. 53718



LEGEND

- = SET 3/4"x24" REBAR WT 1.5 LB PER LIN FT
- = FOUND 3/4" REBAR
- ⊙ = FOUND 1 1/4" REBAR
- ⊗ = FOUND 1 1/4" PIPE
- ⊕ = FOUND DANE COUNTY SECTION CORNER (AS NOTED)
- (#) = RECORDED AS

SCALE 1" = 300'



DOCUMENT NO. _____

CERTIFIED SURVEY MAP NO. _____

WISCONSIN COUNTY COORDINATE SYSTEM, DANE COUNTY BEARINGS ARE REFERENCED TO THE SOUTH LINE OF THE SW 1/4 OF SECTION 1-7-10. LINE TO BEAR N 89°25'46" E



SURVEYORS SEAL



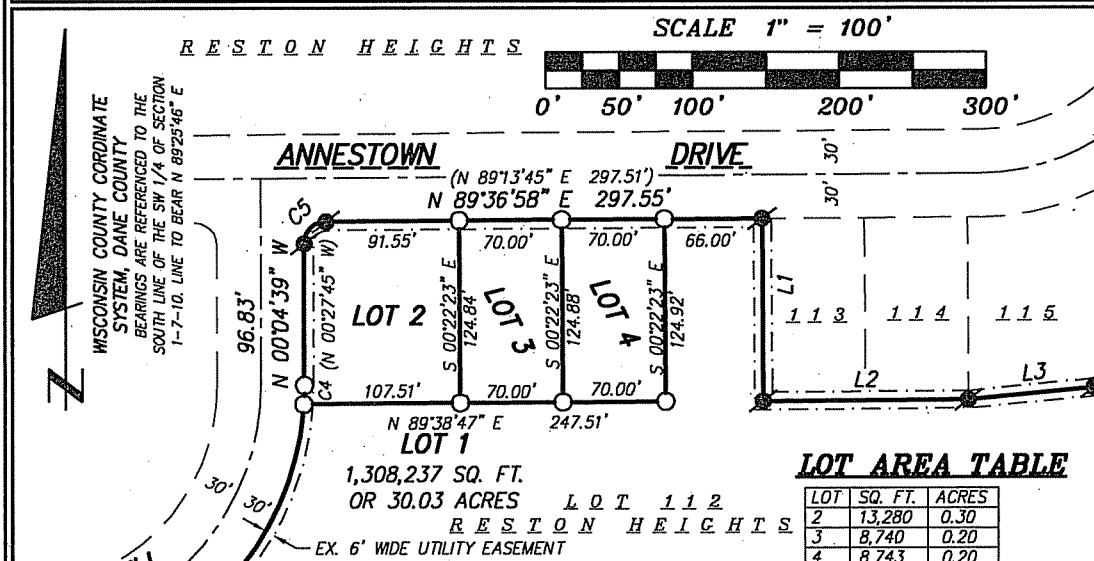
CERTIFIED SURVEY MAP

WILLIAMSON SURVEYING AND ASSOCIATES, LLC

NOA T. PRIEVE & CHRIS W. ADAMS, REGISTERED LAND SURVEYORS

104 A WEST MAIN STREET, WAUNAKEE, WISCONSIN, 53597 PHONE: 608-255-5705

Located in the SW 1/4 and SE 1/4 of the SW 1/4 of Section 1, and the NW 1/4 of the NW 1/4 of Section 12, all in T7N, R10E, City of Madison, Dane County, Wisconsin. Including all of Lot 112, Reston Heights.



LOT AREA TABLE

LOT	SQ. FT.	ACRES
2	13,280	0.30
3	8,740	0.20
4	8,743	0.20

CURVE TABLE

C#	RADIUS	CHORD BEARING	DISTANCE	ARC LENGTH	DELTA	TAN. IN	TAN. OUT
C1	25.00'	N 44°46'06" E	35.26'	39.14'	89°41'29"	N 00°04'38" W	N 89°36'51" E
C1		(N 44°23'00" E)			(89°41'30")		
C2	200.00'	N 44°46'06" E	282.08'	313.08'	89°41'29"	N 89°36'51" E	N 00°04'38" W
C2		(N 44°23'00" E)			(89°41'30")		
C3	200.00'	N 46°38'26" E	272.66'	300.01'	85°56'50"	N 89°36'51" E	N 03°40'01" E
C4	200.00'	N 01°47'41" E	13.07'	13.07'	03°44'39"	N 03°40'01" E	N 00°04'38" W
C5	15.00'	N 44°45'08" E	21.12'	23.43'	89°29'48"	N 00°00'14" E	N 89°30'02" E
C5		(N 44°23'00" E)	(21.16')	(23.48')	(89°41'30")		
C6	450.00'	S 66°18'34" W	12.79'	12.79'	01°37'42"	S 67°07'25" W	S 65°29'43" W
C6		(S 65°55'58" W)			(01°37'42")	(N 66°44'49" E)	
C7	409.00'	S 77°27'30" W	169.56'	170.80'	23°55'36"	S 65°29'42" W	S 89°25'18" W
C7		(S 77°04'54.5" W)			(23°55'35")		
C8	442.00'	N 72°38'21" W	271.59'	276.06'	35°47'06"	S 89°28'06" W	N 54°44'48" W
C8		(N 73°02'35" W)	(271.88')	(276.36')	(35°49'26")		
C9	483.00'	N 72°38'37" W	296.99'	301.88'	35°48'39"	N 54°44'18" W	S 89°27'03" W
C9		(N 73°02'22" W)	(297.04')	(301.94')	(35°49'02")		
C10	25.00'	N 45°31'58" W	35.39'	39.32'	90°06'32"	S 89°24'46" W	N 00°28'42" W
C10		(N 45°55'04" W)	(35.37')	(39.30')	(90°03'38")		

LINE TABLE

L#	BEARING	DISTANCE	L#	BEARING	DISTANCE
L1	S 00°22'23" E	124.95'	L10	N 69°22'39" W	125.59'
L1	(S 00°46'15" E)	(125.00')	L10	(N 69°40'08" W)	
L2	N 89°38'47" E	139.93'	L11	S 20°41'13" W	94.83'
L2	(N 89°13'45" E)	(140.00')	L11	(S 20°19'52" W)	
L3	N 84°27'03" E	86.27'	L12	S 03°11'43" W	103.69'
L3	(S 84°01'17" W)	(86.21')	L12	(N 02°42'14" E)	
L4	N 64°47'34" E	95.42'	L13	N 89°25'46" E	8.07'
L4	(S 64°25'45" W)	(95.47')	L13	(N 89°02'20" E)	(8.00')
L5	S 38°22'36" E	30.31'	L14	S 65°29'43" W	111.92'
L5	(N 39°01'22" W)	(30.27')	L14	(N 65°07'07" E)	
L6	S 27°24'31" E	83.47'	L15	S 89°25'09" W	235.07'
L6	(S 27°45'14" E)	(83.45')	L15	(N 89°02'42" E)	(235.01')
L7	S 12°10'43" W	59.08'	L16	N 54°44'01" W	182.80'
L7	(N 11°54'52" E)		L16	(S 55°07'52" E)	(182.83')
L8	S 89°22'39" E	122.03'	L17	S 89°27'03" W	31.58'
L8	(S 69°40'08" E)		L17	(N 89°03'07" E)	(31.64')
L9	S 14°01'01" W	30.22'	L18	N 00°24'16" W	137.75'
L9	(S 13°33'01" E)	(30.21')	L18	(N 00°53'15" W)	(137.76')

SURVEYORS SEAL

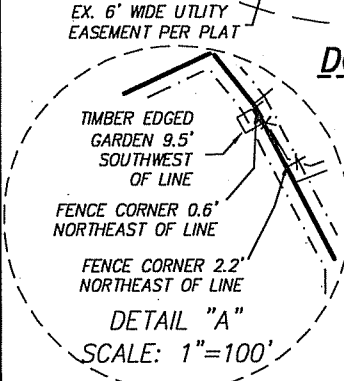
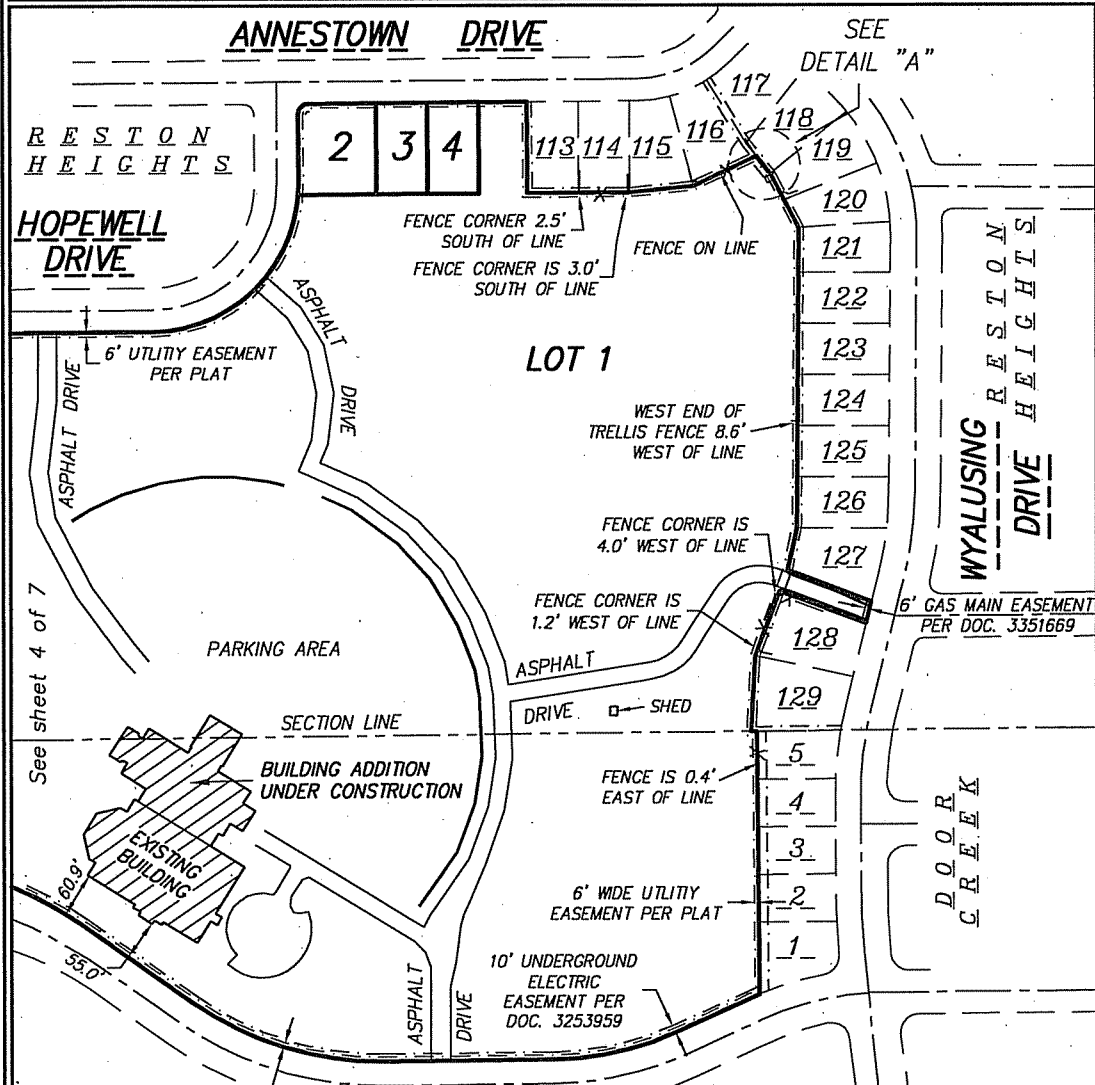


CERTIFIED SURVEY MAP

WILLIAMSON SURVEYING AND ASSOCIATES, LLC

NOA T. PRIEVE & CHRIS W. ADAMS, REGISTERED LAND SURVEYORS
104 A WEST MAIN STREET, WAUNAKEE, WISCONSIN, 53597 PHONE: 608-255-5705

Located in the SW 1/4 and SE 1/4 of the SW 1/4 of Section 1, and the NW 1/4 of the NW 1/4 of Section 12, all in T7N, R10E, City of Madison, Dane County, Wisconsin. Including all of Lot 112, Reston Heights.



DOMINION DRIVE

SCALE = 1" = 200'

WISCONSIN COUNTY COORDINATE SYSTEM, DANE COUNTY BEARINGS ARE REFERENCED TO THE SOUTH LINE OF THE SW 1/4 OF SECTION 1-7-10. LINE TO BEAR N 89°25'46" E

SURVEYORS SEAL

14W-51



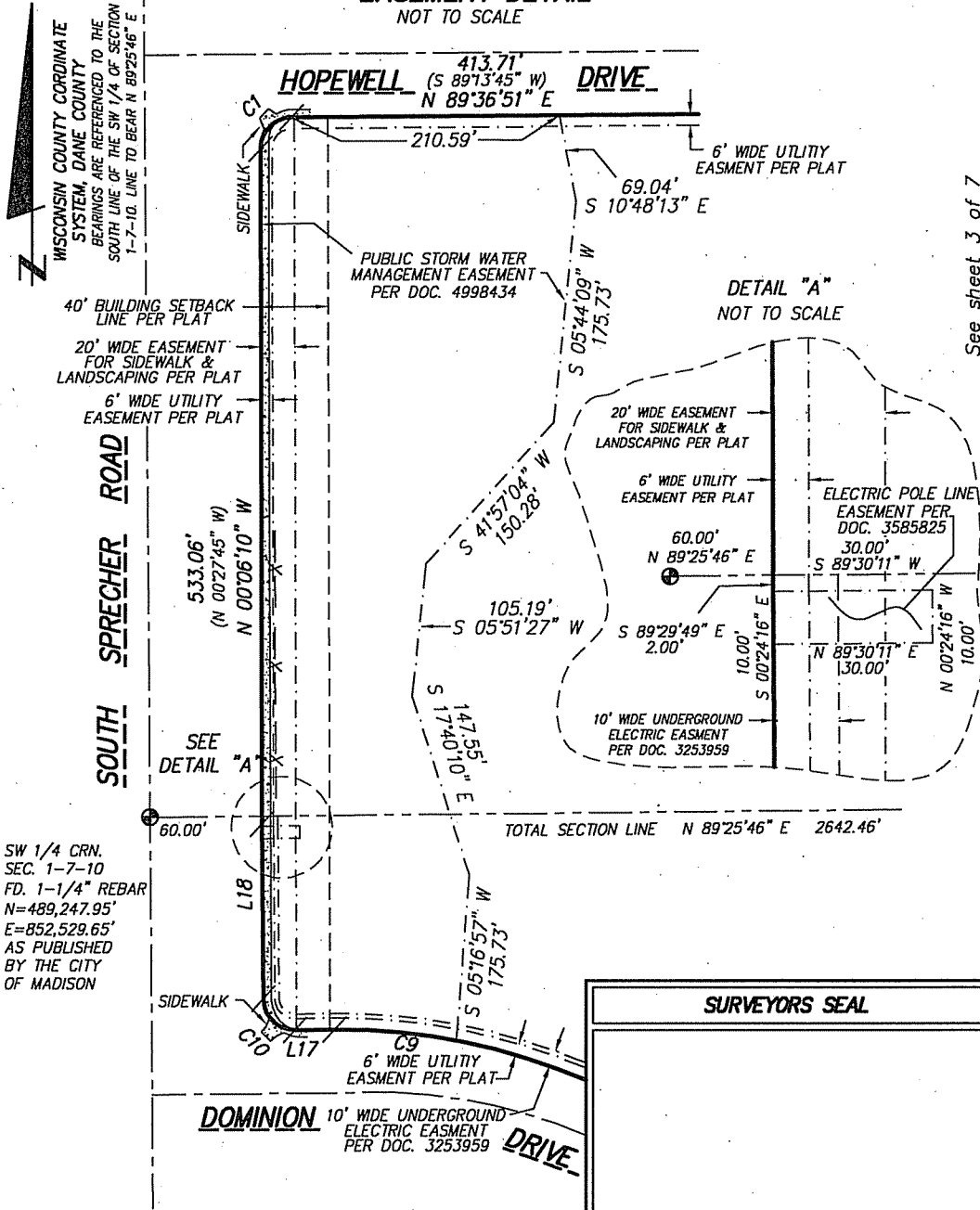
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EASEMENT DETAIL NOT TO SCALE



See sheet 3 of 7

DOCUMENT NO. _____
CERTIFIED SURVEY MAP NO. _____



CERTIFIED SURVEY MAP

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NOTES:

- 1.) THIS SURVEY WAS PREPARED WITHOUT BENEFIT OF A TITLE REPORT FOR THE SUBJECT TRACT OR ADJOINERS AND IS THEREFORE SUBJECT TO ANY EASEMENTS, AGREEMENTS, RESTRICTIONS AND STATEMENT OF FACTS REVEALED BY EXAMINATION OF SUCH DOCUMENTS.
- 2.) WETLANDS, IF PRESENT, HAVE NOT BEEN DELINEATED OR SHOWN.
- 3.) FLOOD PLAIN, IF PRESENT, HAS NOT BEEN LOCATED OR SHOWN.
- 4.) SUBJECT TO A DECLARATION OF CONDITIONS AND COVENANTS RECORDED DECEMBER 1, 1998, AS DOCUMENT No. 3052768.
- 5.) SUBJECT TO THE RESTRICTIONS FOR RESTON HEIGHTS RECRDED DECEMBER 28, 1999, AS DOCUMENT No. 3181291. FIRST AMENDMENT RECORDED DECEMBER 14, 2000, AS DOCUMENT No. 3272972. SECOND AMENDMENT RECORDED SEPTEMBER 26, 2001, AS DOCUMENT No. 3377795. THIRD AMENDMENT RECORDED OCTOBER 16, 2001, AS DOCUMENT No. 3567915. FOURTH AMENDMENT RECORDED NOVEMBER 18, 2003, AS DOCUMENT No. 3842274. FIFTH AMENDMENT RECORDED JANUARY 7, 2005, AS DOCUMENT No. 4009575.

CITY OF MADISON COMMON COUNCIL:

Resolved that this Certified Survey Map located in the City of Madison was hereby approved by Enactment number _____, File ID Number _____, adopted on the _____ day of _____, 20____, and that said enactment further provided for the acceptance of those lands dedicated and rights conveyed by said Certified Survey Map to the City of Madison for public use.

Dated this _____ day of _____, 20____

Maribeth Witzel-Behl
City of Madison, Dane County

CITY OF MADISON PLAN COMMISSION:

Approved for recording per Secretary, Madison Planning Commission action of _____ day of _____, 20____

Steven R. Cover
Secretary Plan Commission

SURVEYORS SEAL



CERTIFIED SURVEY MAP

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NOA T. PRIEVE & CHRIS W. ADAMS, REGISTERED LAND SURVEYORS
104 A WEST MAIN STREET, WAUNAKEE, WISCONSIN, 53597 PHONE: 608-255-5705

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SURVEYOR'S CERTIFICATE

I, Noa T. Prieve, Registered Land Surveyor hereby certify that in full compliance with the provisions of Chapter 236.34 Wisconsin Statutes, the subdivision regulations of City of Madison, and by the direction of the owners listed below, I have surveyed, divided, and mapped a correct representation of all of the exterior boundaries of the land surveyed, being part of the SW 1/4 and SE 1/4 of the SW 1/4 of Section 1, and the NW 1/4 of the NW 1/4 of Section 12, all in T7N, R10E, City of Madison, Dane County, Wisconsin, including all of Lot 112, Reston Heights, more particularly described as follows:

Commencing at the Southwest corner of said Section 1; thence along the south line of said SW 1/4 of Section 1, N 89°25'46" E, 60.00 feet to the point of beginning; thence N 00°06'10" W, 532.81 feet; thence along the arc of a curve concaved southeasterly having a radius of 25.00 feet and a long chord bearing N 44°46'06" E, a distance of 35.26 feet; thence N 89°36'51" E, 413.71 feet; thence along the arc of a curve concaved northwesterly having a radius of 200.00 feet and a long chord bearing N 44°46'06" E, a distance of 282.08 feet; thence N 00°04'39" W, 96.83 feet; thence along the arc of a curve concaved southeasterly having a radius of 15.00 feet and a long chord bearing N 44°45'08" E, a distance of 21.12 feet; thence N 89°36'58" E, 297.55 feet; thence S 00°22'23" E, 124.95 feet; thence N 89°38'47" E, 139.93 feet; thence N 84°27'03" E, 86.27 feet; thence N 64°47'34" E, 95.42 feet; thence S 38°22'36" E, 30.31 feet; thence S 27°24'31" E, 83.47 feet; thence S 00°29'00" W, 411.23 feet; thence S 12°10'43" W, 59.08 feet; thence S 69°22'39" E, 122.03 feet; thence S 14°01'01" W, 30.22 feet; thence N 69°22'39" W, 125.59 feet; thence S 20°41'13" W, 94.83 feet; thence S 03°11'43" W, 103.69 feet to said south line of the SW 1/4 of Section 1; thence along said south line of the SW 1/4 of Section 1, N 89°25'46" E, 8.07 feet; thence S 00°28'24" E, 359.47 feet; thence along the arc of a curve concaved southerly having a radius of 450.00 feet and a long chord bearing S 66°18'34" W, a distance of 12.79 feet; thence S 65°29'43" W, 111.92 feet; thence along the arc of a curve concaved northerly having a radius of 409.00 feet and a long chord bearing S 77°27'30" W, a distance of 169.56 feet; thence S 89°25'09" W, 235.07 feet; thence along the arc of a curve concaved northerly having a radius of 442.00 feet and a long chord bearing N 72°38'21" W, a distance of 271.59 feet; thence N 54°44'01" W, 182.80 feet; thence along the arc of a curve concaved southerly having a radius of 483.00 feet and a long chord bearing N 72°38'37" W, a distance of 296.99 feet; thence S 89°27'03" W, 31.58 feet; thence along the arc of a curve concaved northeasterly having a radius of 25.00 feet and a long chord bearing N 45°31'58" W, a distance of 35.39 feet; thence N 00°24'16" W, 137.75 feet; thence N 00°06'10" W, 0.25 feet to the point of beginning. This parcel contains 1,339,000 square feet or 30.74 acres.

Williamson Surveying and Associates, LLC
by Noa T. Prieve & Chris W. Adams

Date _____

Noa T. Prieve S-2499
Registered Land Surveyor

OWNERS' CERTIFICATE:

Door Creek Church, Inc., a corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin, as owner, does hereby certify that said corporation caused the lands described on this Certified Survey Map to be surveyed, divided, mapped and dedicated as represented on the Certified Survey Map.

Door Creek Church, Inc., does further certify that this Certified Survey Map is required to be submitted to the following for approval or objection: Common Council, City of Madison

WITNESS the hand seal of said owners this _____ day of _____, 20____.
Door Creek Church, Inc.

STATE OF WISCONSIN)
DANE COUNTY)

Lisa Taylor, Registered Agent

Personally came before me this _____ day of _____
20____ the above named Lisa Taylor, Door Creek Church, Inc., acting in
said capacity and known by me to be the person who executed the
foregoing instrument and acknowledge the same.

County, Wisconsin.

My commission expires _____

Notary Public

Print Name

SURVEYORS SEAL



CERTIFIED SURVEY MAP

WILLIAMSON SURVEYING AND ASSOCIATES, LLC

NOA T. PRIEVE & CHRIS W. ADAMS, REGISTERED LAND SURVEYORS
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CONSENT OF MORTGAGEE:

Buckeye Evangelical Free Church, Inc., a corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin, mortgagee of the described land, does hereby consent to the surveying, dividing, dedication and mapping of the land described on this certified survey map and does hereby consent to the above owners certificate.

IN WITNESS WHEREOF, the said Bache Funding Corp. of Wisconsin, has caused these presents to be signed by its corporate officer listed below at _____, Wisconsin and its corporate seal hereunto affixed on this ___ day of _____, 20___.

Buckeye Evangelical Free Church, Inc.

Authorized Representative

STATE OF WISCONSIN)
DANE COUNTY)

Personally came before me this ___ day of _____, 20___, _____ its _____ of the above named corporation, to me known to be the person who executed the foregoing instrument and to me known to be such officer of said corporation, and acknowledge that they executed the foregoing instrument as such officer as the deed of said corporation, by its authority.

Notary Public

County, Wisconsin.

My commission expires _____

REGISTER OF DEEDS:

Received for recording this ___ day of _____, 20___ at ___ o'clock ___M. and recorded in Volume _____ of Dane County Certified Surveys on pages _____ through _____.

Kristi Chlebowski
Register of Deeds

DOCUMENT NO. _____

CERTIFIED SURVEY MAP NO. _____

SURVEYORS SEAL