



- LEGEND**
- FOUND 3/4" IRON REBAR
  - FOUND PK NAIL
  - POWER POLE
  - ELECTRIC TRANSFORMER
  - X — FENCE
  - E — UNDERGROUND ELECTRIC
  - OHE — OVERHEAD ELECTRIC
  - FO — FIBER OPTIC CABLE (UNDERGROUND)
  - SS — SANITARY SEWER
  - W — WATER MAIN
  - — EXISTING CONTOUR
  - — EXISTING ZONING
  - ( ) RECORDED AS INFORMATION
  - VALVE
  - HYD

**SURVEYOR'S CERTIFICATE**

I, Brett T. Stoffregan, Registered Land Surveyor, S-2742, hereby certify that this preliminary plat is a correct representation of all existing land divisions and features of the site and adjacent lands. I further certify that this preliminary plat is in compliance with the Land Division Regulations of the City of Madison.

Dated this 13th day of March, 2014.

*Brett T. Stoffregan*  
Brett T. Stoffregan, Registered Land Surveyor, S-2742



**OUTLOT USAGE TABLE**

O.L. 39	- Dedicated to the Public for Alley Purposes
O.L. 40	- Dedicated to the Public for Storm Water Management
O.L. 41	- Dedicated to the Public for Storm Water Management
O.L. 42	- Dedicated to the Public for Storm Water Management
O.L. 43	- Dedicated to the Public for Park Purposes
O.L. 44	- Owned by the City of Madison for Water Storage Purposes
O.L. 45	- Dedicated to the Public for Storm Water Management
O.L. 46	- Dedicated to the Public for Park Purposes
O.L. 47	- Dedicated to the Public for Storm Water Management
O.L. 48	- Reserved for Future Development

- NOTES**
- As of the date of this preliminary plat there is an active quarry operation on the lands located to the west of this plat.
  - The portion of O.L. 44 that lies outside of the boundary of Lot 1, CSM 10460 will be dedicated to the City of Madison prior to the recording of the final plat.
  - Lots 900-932 shall have a rear building line of 85 feet from right-of-way line.
  - Total acreage of this preliminary plat: 69.20 acres.
  - Existing zoning: A, PD
  - Proposed zoning: TR-U1, TR-P

**D'ONOFRIO KOTTKE AND ASSOCIATES, INC.**  
7530 Westward Way, Madison, WI 53717  
Phone: 608.833.7530 • Fax: 608.833.1089  
YOUR NATURAL RESOURCE FOR LAND DEVELOPMENT

**PRELIMINARY PLAT**  
**NORTH ADDITION TO GRANDVIEW COMMONS**  
A REPLAT OF LOTS 33-40, 57-61 AND 155-156 GRANDVIEW COMMONS, RECORDED IN VOLUME 58-005A OF PLATS ON PAGES 19-33 AS DOCUMENT NUMBER 3583911, DANE COUNTY REGISTRY, LOT 1, CERTIFIED SURVEY MAP NO. 10460, RECORDED IN VOLUME 61 OF CERTIFIED SURVEY MAPS ON PAGES 346-348 AS DOCUMENT NUMBER 3512375, DANE COUNTY REGISTRY AND A PARCEL OF LAND ALL LOCATED IN THE NE1/4 AND THE SE1/4 OF THE SW1/4 AND IN THE SW1/4 OF THE SE1/4 OF SECTION 2, T7N, R10E, CITY OF MADISON, DANE COUNTY, WISCONSIN

**OWNER:**  
ORE, Inc  
5990 Highway 51  
McFarland, WI 53558

**SUBDIVIDER:**  
MRECV Acquisitions, LLC  
c/o Jeff Rosenberg  
6801 South Towne Drive  
Madison WI 53713  
608-226-3000

**LAND PLANNER:**  
Vandowille & Associates  
120 East Lakeside Drive  
Madison WI 53715  
608-255-3988

**ENGINEER/SURVEYOR:**  
D'Onofrio, Kottke & Associates, Inc.  
7530 Westward Way  
Madison WI 53717  
608-833-7530

GRID NORTH  
WISCONSIN COUNTY  
COORDINATE SYSTEM  
DANE ZONE

SCALE: 1" = 100'