



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, or 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: First Addition to 1000 Oaks

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: VH South Pointe Land, LLC Representative, if any: Jeff Rosenberg
Street Address: 6801 South Towne Dr City/State: Madison, WI Zip: 53713
Telephone: (602) 226-3100 Fax: () Email: jrosenberg@veridianhomes.com
Firm Preparing Survey: D'Onofrio Kottke & Associates Contact: Dan Day
Street Address: 7530 Westward Way City/State: Madison, WI Zip: 53717
Telephone: (608) 833-7530 Fax: () Email: dday@donofrio.cc

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): 702 South Point Road
Tax Parcel Number(s): 0708-283-0101-3
Zoning District(s) of Proposed Lots: TR-P 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	270		
Retail/Office			
Industrial			
Other (state use):			

Land Use	Lots	Outlot	Acres
Outlots Dedicated to the Public (Parks, Stormwater, etc.)		7	
Outlots Maintained by a Private Group or Association		2	
PROJECT TOTALS		279	

OVER →
22-24

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.

☐ **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**.

☐ **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.

☐ **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.

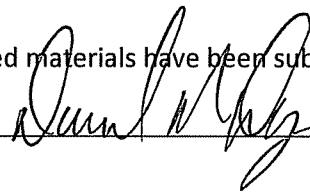
6. **Applicant Declarations:**

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

Applicant's Printed Name

DANIEL DAY

Signature



Date

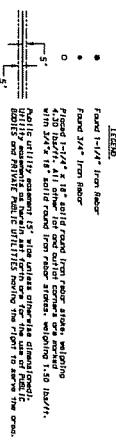
1/6/14

Interest In Property On This Date

There are no objections to this plat with respect to the provisions of the Wisconsin Statutes, Chapter 235, relating to the recording of plats, and the provisions of the Wisconsin Statutes, Chapter 235, relating to the recording of plats, and the provisions of the Wisconsin Statutes, Chapter 235, relating to the recording of plats.

Recorded _____ No. _____

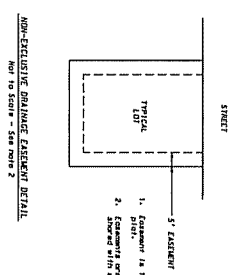
Department of Administration



REMARKS REFERENCED TO THE PLAT IN THE CITY OF MADISON, WISCONSIN, DATED MAY 31, 1977.

FIRST ADDITION TO 1000 OAKS PART OF LOT 1, CERTIFIED SURVEY MAP NO. 13155 LOCATED IN ALL 1/4'S OF THE SW1/4 OF SECTION 28, T7N, R8E CITY OF MADISON, DANE COUNTY, WISCONSIN

- NOTES
- This Plat is subject to the following recorded instruments:
 - Registration of Conditions and Covenants recorded in Doc. Nos. 423331, 423332, and 423341.
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 - All lots within this plat are subject to the same easements, for purposes hereinafter stated, as the easements shown on the plat. The easements are:
 - A 12-foot wide sidewalk on each side of the road, with a 5-foot wide shoulder on each side of the sidewalk.
 - A 12-foot wide sidewalk on each side of the road, with a 5-foot wide shoulder on each side of the sidewalk.
 - A 12-foot wide sidewalk on each side of the road, with a 5-foot wide shoulder on each side of the sidewalk.
 - The City of Madison, Wisconsin, is the owner of the easements shown on the plat. The City of Madison, Wisconsin, is the owner of the easements shown on the plat. The City of Madison, Wisconsin, is the owner of the easements shown on the plat.
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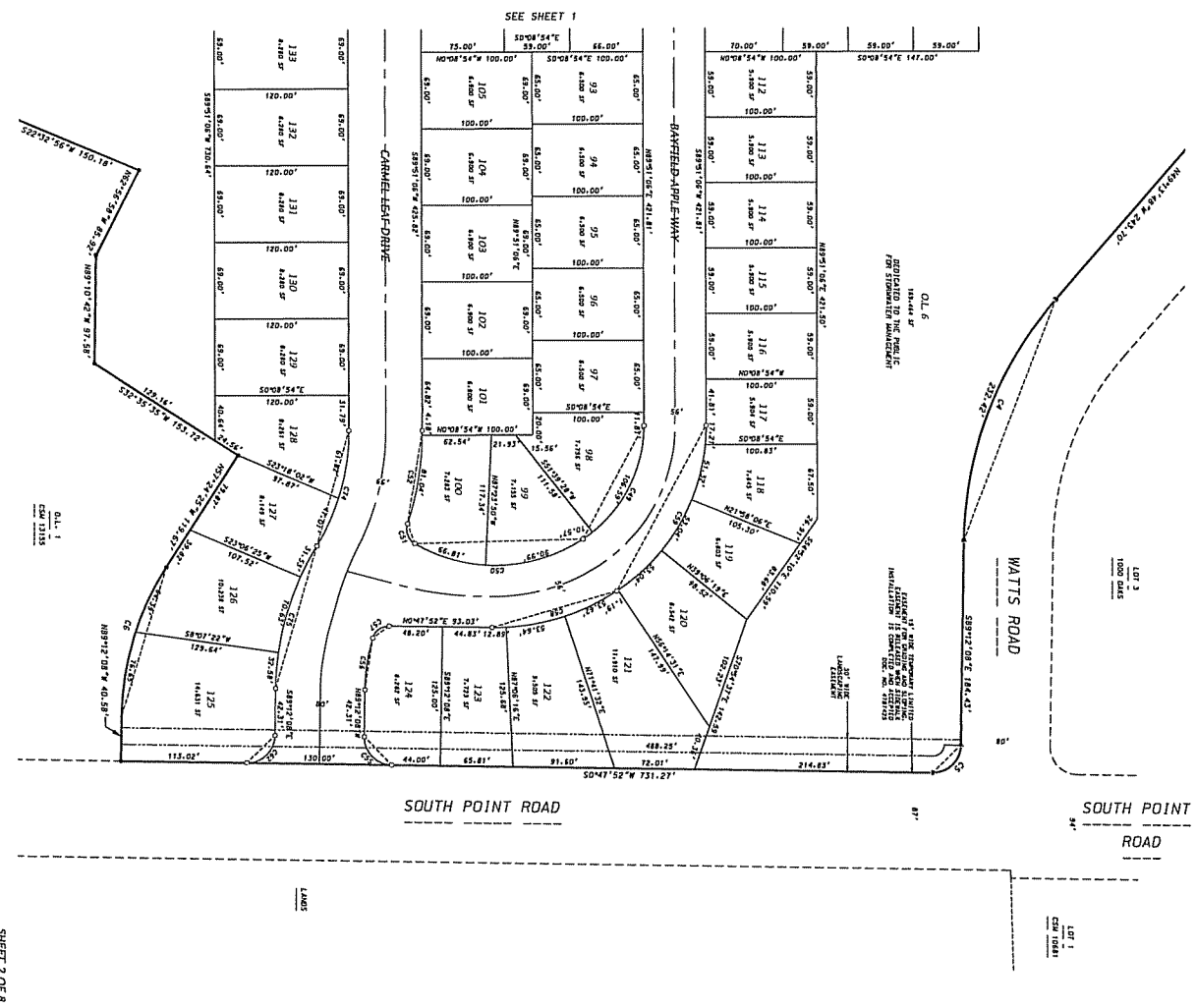
1. Easement is 12 feet on the center of the road.
2. Easement is 12 feet on the center of the road.



PLANNED BY: JAMES H. HARRIS, JR., INC.
 7500 Wisconsin Ave., Madison, WI 53717
 608/261-1111
 TITLE: FIRST ADDITION TO 1000 OAKS

PLAT NO. 13155

SHEET 2 OF 8





PART OF LOT 1, CERTIFIED SURVEY MAP NO. 13155
LOCATED IN ALL 1/4'S OF THE SW1/4 OF SECTION 28, T7N, R8E
CITY OF MADISON, DANE COUNTY, WISCONSIN

Found 1-1/4" Iron Rebar

-



1.050.1

7530 Wornout Way, Medina, WI 53717

FME13-07-122

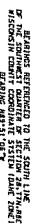


PART OF LOT 1, CERTIFIED SURVEY MAP NO. 13155
LOCATED IN ALL 1/4'S OF THE SW1/4 OF SECTION 28, T7N, R8E
CITY OF MADISON, DANE COUNTY, WISCONSIN



and 1-1/4" Iron Rebar

Public utility assessment 15" wide unless otherwise dimensioned. Utility assessment as shown at left for the use of Public BOULEVARD and PRIVATE PUBLIC UTILITIES. Moving the right to serve the area.

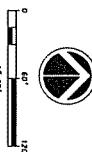


FM: 15-07-122

SHEET 5 OF 8

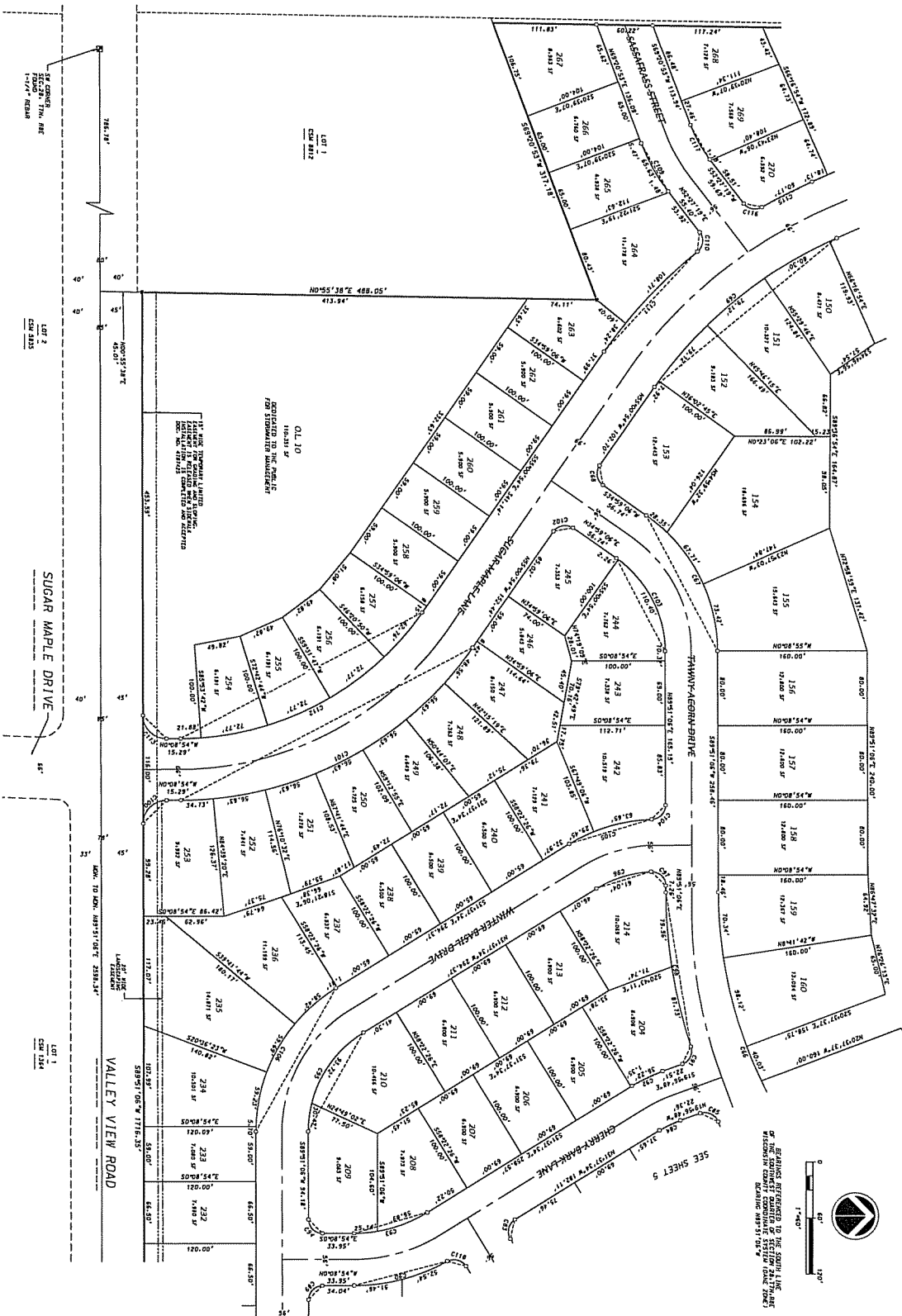
22-24

PART OF LOT 1, CERTIFIED SURVEY MAP NO. 131355
LOCATED IN ALL 1/4'S OF THE SW 1/4 OF SECTION 28, T7N, R8E
CITY OF MADISON, DANE COUNTY, WISCONSIN

[illegible]

TOYOTA NATIONAL INSTITUTE FOR LAND DEVELOPMENT FM:15-07-122

SHEET 6 OF 8



There are no objections to this plat with respect to the provisions of the Wisconsin Statutes, Chapter 231, Section 23.1, which are hereby approved by the Department of Administration.



FIRST ADDITION TO 1000 OAKS

PART OF LOT 1, CERTIFIED SURVEY MAP NO. 13155
LOCATED IN ALL 1/4'S OF THE SW1/4 OF SECTION 28, T7N, R8E
CITY OF MADISON, DANE COUNTY, WISCONSIN

OWNER NAME

OWNER NAME	LOT	AREA	ACRES	DEED	REMARKS
C1	1	1.00	1.00	1887-10-17	1887-10-17
C2	2	1.00	1.00	1887-10-17	1887-10-17
C3	3	1.00	1.00	1887-10-17	1887-10-17
C4	4	1.00	1.00	1887-10-17	1887-10-17
C5	5	1.00	1.00	1887-10-17	1887-10-17
C6	6	1.00	1.00	1887-10-17	1887-10-17
C7	7	1.00	1.00	1887-10-17	1887-10-17
C8	8	1.00	1.00	1887-10-17	1887-10-17
C9	9	1.00	1.00	1887-10-17	1887-10-17
C10	10	1.00	1.00	1887-10-17	1887-10-17
C11	11	1.00	1.00	1887-10-17	1887-10-17
C12	12	1.00	1.00	1887-10-17	1887-10-17
C13	13	1.00	1.00	1887-10-17	1887-10-17
C14	14	1.00	1.00	1887-10-17	1887-10-17
C15	15	1.00	1.00	1887-10-17	1887-10-17
C16	16	1.00	1.00	1887-10-17	1887-10-17
C17	17	1.00	1.00	1887-10-17	1887-10-17
C18	18	1.00	1.00	1887-10-17	1887-10-17
C19	19	1.00	1.00	1887-10-17	1887-10-17
C20	20	1.00	1.00	1887-10-17	1887-10-17
C21	21	1.00	1.00	1887-10-17	1887-10-17
C22	22	1.00	1.00	1887-10-17	1887-10-17
C23	23	1.00	1.00	1887-10-17	1887-10-17
C24	24	1.00	1.00	1887-10-17	1887-10-17
C25	25	1.00	1.00	1887-10-17	1887-10-17
C26	26	1.00	1.00	1887-10-17	1887-10-17
C27	27	1.00	1.00	1887-10-17	1887-10-17
C28	28	1.00	1.00	1887-10-17	1887-10-17
C29	29	1.00	1.00	1887-10-17	1887-10-17
C30	30	1.00	1.00	1887-10-17	1887-10-17
C31	31	1.00	1.00	1887-10-17	1887-10-17
C32	32	1.00	1.00	1887-10-17	1887-10-17
C33	33	1.00	1.00	1887-10-17	1887-10-17
C34	34	1.00	1.00	1887-10-17	1887-10-17
C35	35	1.00	1.00	1887-10-17	1887-10-17
C36	36	1.00	1.00	1887-10-17	1887-10-17
C37	37	1.00	1.00	1887-10-17	1887-10-17
C38	38	1.00	1.00	1887-10-17	1887-10-17
C39	39	1.00	1.00	1887-10-17	1887-10-17
C40	40	1.00	1.00	1887-10-17	1887-10-17
C41	41	1.00	1.00	1887-10-17	1887-10-17
C42	42	1.00	1.00	1887-10-17	1887-10-17
C43	43	1.00	1.00	1887-10-17	1887-10-17
C44	44	1.00	1.00	1887-10-17	1887-10-17
C45	45	1.00	1.00	1887-10-17	1887-10-17
C46	46	1.00	1.00	1887-10-17	1887-10-17
C47	47	1.00	1.00	1887-10-17	1887-10-17
C48	48	1.00	1.00	1887-10-17	1887-10-17
C49	49	1.00	1.00	1887-10-17	1887-10-17
C50	50	1.00	1.00	1887-10-17	1887-10-17
C51	51	1.00	1.00	1887-10-17	1887-10-17
C52	52	1.00	1.00	1887-10-17	1887-10-17
C53	53	1.00	1.00	1887-10-17	1887-10-17
C54	54	1.00	1.00	1887-10-17	1887-10-17
C55	55	1.00	1.00	1887-10-17	1887-10-17
C56	56	1.00	1.00	1887-10-17	1887-10-17
C57	57	1.00	1.00	1887-10-17	1887-10-17
C58	58	1.00	1.00	1887-10-17	1887-10-17
C59	59	1.00	1.00	1887-10-17	1887-10-17
C60	60	1.00	1.00	1887-10-17	1887-10-17
C61	61	1.00	1.00	1887-10-17	1887-10-17
C62	62	1.00	1.00	1887-10-17	1887-10-17
C63	63	1.00	1.00	1887-10-17	1887-10-17
C64	64	1.00	1.00	1887-10-17	1887-10-17
C65	65	1.00	1.00	1887-10-17	1887-10-17
C66	66	1.00	1.00	1887-10-17	1887-10-17
C67	67	1.00	1.00	1887-10-17	1887-10-17
C68	68	1.00	1.00	1887-10-17	1887-10-17
C69	69	1.00	1.00	1887-10-17	1887-10-17
C70	70	1.00	1.00	1887-10-17	1887-10-17
C71	71	1.00	1.00	1887-10-17	1887-10-17
C72	72	1.00	1.00	1887-10-17	1887-10-17
C73	73	1.00	1.00	1887-10-17	1887-10-17
C74	74	1.00	1.00	1887-10-17	1887-10-17
C75	75	1.00	1.00	1887-10-17	1887-10-17
C76	76	1.00	1.00	1887-10-17	1887-10-17
C77	77	1.00	1.00	1887-10-17	1887-10-17
C78	78	1.00	1.00	1887-10-17	1887-10-17
C79	79	1.00	1.00	1887-10-17	1887-10-17
C80	80	1.00	1.00	1887-10-17	1887-10-17
C81	81	1.00	1.00	1887-10-17	1887-10-17
C82	82	1.00	1.00	1887-10-17	1887-10-17
C83	83	1.00	1.00	1887-10-17	1887-10-17
C84	84	1.00	1.00	1887-10-17	1887-10-17
C85	85	1.00	1.00	1887-10-17	1887-10-17
C86	86	1.00	1.00	1887-10-17	1887-10-17
C87	87	1.00	1.00	1887-10-17	1887-10-17
C88	88	1.00	1.00	1887-10-17	1887-10-17
C89	89	1.00	1.00	1887-10-17	1887-10-17
C90	90	1.00	1.00	1887-10-17	1887-10-17
C91	91	1.00	1.00	1887-10-17	1887-10-17
C92	92	1.00	1.00	1887-10-17	1887-10-17
C93	93	1.00	1.00	1887-10-17	1887-10-17
C94	94	1.00	1.00	1887-10-17	1887-10-17
C95	95	1.00	1.00	1887-10-17	1887-10-17
C96	96	1.00	1.00	1887-10-17	1887-10-17
C97	97	1.00	1.00	1887-10-17	1887-10-17
C98	98	1.00	1.00	1887-10-17	1887-10-17
C99	99	1.00	1.00	1887-10-17	1887-10-17
C100	100	1.00	1.00	1887-10-17	1887-10-17



DRAWN BY: J. L. SMITH
2010 Wisconsin, Wis. Stat. Ch. 231, Sec. 23.1
THIS MAP, WHEN RECORDED, SHALL BE A PART OF THE PUBLIC RECORDS

22-24



PART OF LOT 1, CERTIFIED SURVEY MAP NO. 13155
LOCATED IN ALL 1/4'S OF THE SW1/4 OF SECTION 28, T7N, R8B
CITY OF MADISON, DANE COUNTY, WISCONSIN

1. Brett T. Stafford, Registered Land Surveyor 5-3742 do hereby certify that in full compliance with the provisions of Chapter 236 of the Wisconsin State Statutes and the Subdivision Regulations of the City of Madison, and under the direction of the owners listed below, I have surveyed, divided and mapped "first Addition to 1000 Oaks" and that such plot correctly represents all the exterior boundaries and the

[illegible]

Scott T. Storrman, Registrar

The seal is circular with a dotted border. The text "WISCONSIN" is curved along the top inner edge, and "LAND SURVEYOR" is curved along the bottom inner edge. In the center, the text reads: "BRETT T. STOFFREGEN", "S-2142", "MADISON, WISCONSIN".

At South Pointe, LLC, a limited liability company duly organized and existing under and by virtue of the laws of the State of Wisconsin, an owner, does hereby certify that said limited liability company caused the lot(s) described on this plan to be surveyed, divided, mapped and dedicated as represented on this plan.

W. Scott Poirier, LLC does further certify that this plat is required by S235.10 or S236.12 Wisconsin Statutes to be submitted to the following agencies for approval or objection:

In witness whereof, Vn South Pointe, LLC has caused these presents to be signed by its official officer/s of said limited liability company of Modicon, Wisconsin in this _____ day of _____, 2014,

Personally came before me this _____ day of _____, 2014, the above named officer(s) of the above named WJ South Pointe, LLC to me known to be the person(s) who executed the foregoing instrument and acknowledged the same.

By Commission Expires Notary Public, Dane County, Wisconsin

in witness whereof, Jim & Sue Investment, LLC has caused these presents to be signed by its official officer(s) of said limited liability company at Madison, Wisconsin this _____ day of _____, 2014.

Jim & Sue Investment, LLC

Personal name before me this _____ day of _____, 2014, the above named officer(s) of the above named Jim & Sue Investment, LLC to me known to be the person(s) who executed the foregoing instrument and acknowledged the same.

My Commission and Term _____

Notary Public, State of _____

My commission expires _____
Notary Public, Dane County, Wisconsin

Resolved that the plot of Tract Addition to 1820 Doms, _____, File No. _____, Number _____, I.D. Number _____, located in the City of Madison, was hereby approved by Enactment _____, adopted this _____ day of _____, 2014, and that said Enactment further provided for the occupation of those _____ lots designated and rights conveyed by said plat to the City of Madison for public use.

Enacted this _____ day of _____, 2014.

Dated this _____ day of _____, 2014

COUNTY TREASURER'S CERTIFICATE

1. Adam Collopy, being the duly elected, qualified, and acting treasurer of the County of Dora, do hereby certify that in accordance with the records in my office, there are no unpaid taxes or special assessments as of this _____ day of _____, 2014 affecting the land included in "First Addition to 1000 Oaks".

Adam Gallagher, Treasurer, Dane County, Wisconsin

*First Addition to 1000 Data = _____ day of _____, 2014 on any of the lands included in the plot or

David M. Gendron, City Treasurer, Dane County, Wisconsin

Received for recording this _____ day of _____, 2014 at _____ o'clock _____ and recorded in Volume _____ of Plats on Page(s) _____ as Document Number _____.

Kristi Chlebowski, Dane County Register of Deeds