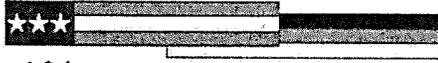




Village of

Germantown
Willkommen

FEES MUST BE PAID AT TIME OF APPLICATION

- \$200 Plan Commission Consultation
- \$1,085 Rezoning
- \$1,240 PDD < 5 acres
- \$2,095 PDD 5-20 acre site
- \$3,460 PDD > 20 acre site

Date Paid: _____ Received by: _____

REZONING & PDD APPLICATION

Pursuant to Section 17.51 of the Municipal Code

Please read and complete this application carefully. **All applications must be signed and dated.**

<p>1 APPLICANT OR AGENT</p> <p><u>David Yurk</u></p> <p><u>Payne and Dolan INC.</u></p> <p><u>W6830 Greenville Drive</u></p> <p><u>Greenville WI 54942</u></p> <p><u>Phone (920)213-5523</u></p> <p><u>E-Mail DYurk@Walbecgroup.com</u></p>	<p style="text-align: center;"><u>PROPERTY OWNER</u></p> <p><u>Robert Zignego</u></p> <p><u>N120W17520 Freistadt Road</u></p> <p><u>Germantown WI. 53022</u></p> <p><u>Phone (262) 707-9757</u></p> <p><u>E-Mail bob@zignego.com</u></p>
--	---

<p>2 PROPERTY ADDRESS OR GENERAL LOCATION</p> <p>Parcel of land North of the intersection of Elm Lane and Forest Drive</p>	<p style="text-align: center;">TAX KEY NUMBER</p> <p style="text-align: center;">GTNV_241058</p>
--	--

3 **REZONING REQUEST**

FROM R3	TO R1 & R2
---	--

4 **METES AND BOUNDS LEGAL DESCRIPTION OF PROPERTY – REQUIRED**

Attach pages as necessary

All of Lot 38 of Harvest Hills, being a part of the Southeast 1/4 of the Northwest 1/4, Section 24, Town 9 North, Range 20 East, Village of Germantown, Washington County, Wisconsin.

5

PURPOSE OF REZONING REQUEST

Briefly describe why the applicant is rezoning the property. Include a description of the proposed use, including any new construction and number of employees, if applicable.

Bob is subdividing his Tax Parcel GTNV_241058 into a 3 Lot CSM. The parcel is currently zoned R3. Lot 1 of the proposed CSM will be rezoned R1. Bob Zignego plans on building a house on that lot in the future. Lot 2 of the proposed CSM will be rezoned R2. Proposed Lot 2 is currently an open field which at some point Zignego plans on selling. Lot 3 incorporates lands that is owned by Mike and Pamela Madrzak. Zignego is selling a lands to the East and West of the Madzrak's parcel to Madzrak. Those lands Zignego are selling to Madzrak needs to be zoned R2 to be combined in the proposed CSM with Madzrak parcel which is currently zoned R2.

6

SUPPORTING DOCUMENTATION:

- Plat of Survey (1:100)
- Site Plan and elevations for new construction (can be conceptual)

7

READ AND INITIAL THE FOLLOWING:

- X I understand that the Village is under no obligation to rezone property and that density and lot coverages provided in the Zoning Code are maximums. Actual build out will depend on myriad factors including topography and other natural conditions, surrounding neighborhood context and the detailed design of a project.
- X I understand that Village Staff, Plan Commission and/or Village Board may request additional information to properly evaluate this request and failure to provide such information may in itself be sufficient cause to deny the petition.
- X I am aware that this rezoning shall go into effect immediately upon the final approval of the Village Board and its execution of the rezoning ordinance
- X I understand that Village Staff is required to post one or more signs along the street frontage of and/or on the property subject of this application that indicate to nearby property owners and the general public that a public hearing of my application will be held before the Village Plan Commission and/or Village Board prior to action taken on this application; I hereby grant Village Staff permission to enter onto the property for the expressed purpose of installing said sign(s) provided Village Staff is responsible for installing, maintaining and removing said signs in a reasonable manner and time frame.

8

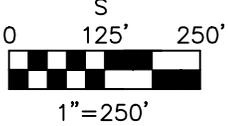
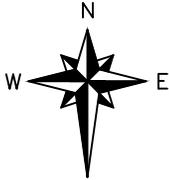
SIGNATURES – ALL APPLICATIONS MUST BE SIGNED BY OWNER!

David York
Applicant _____ Date

Bob Zignego
Owner _____ Date

CERTIFIED SURVEY MAP NO -

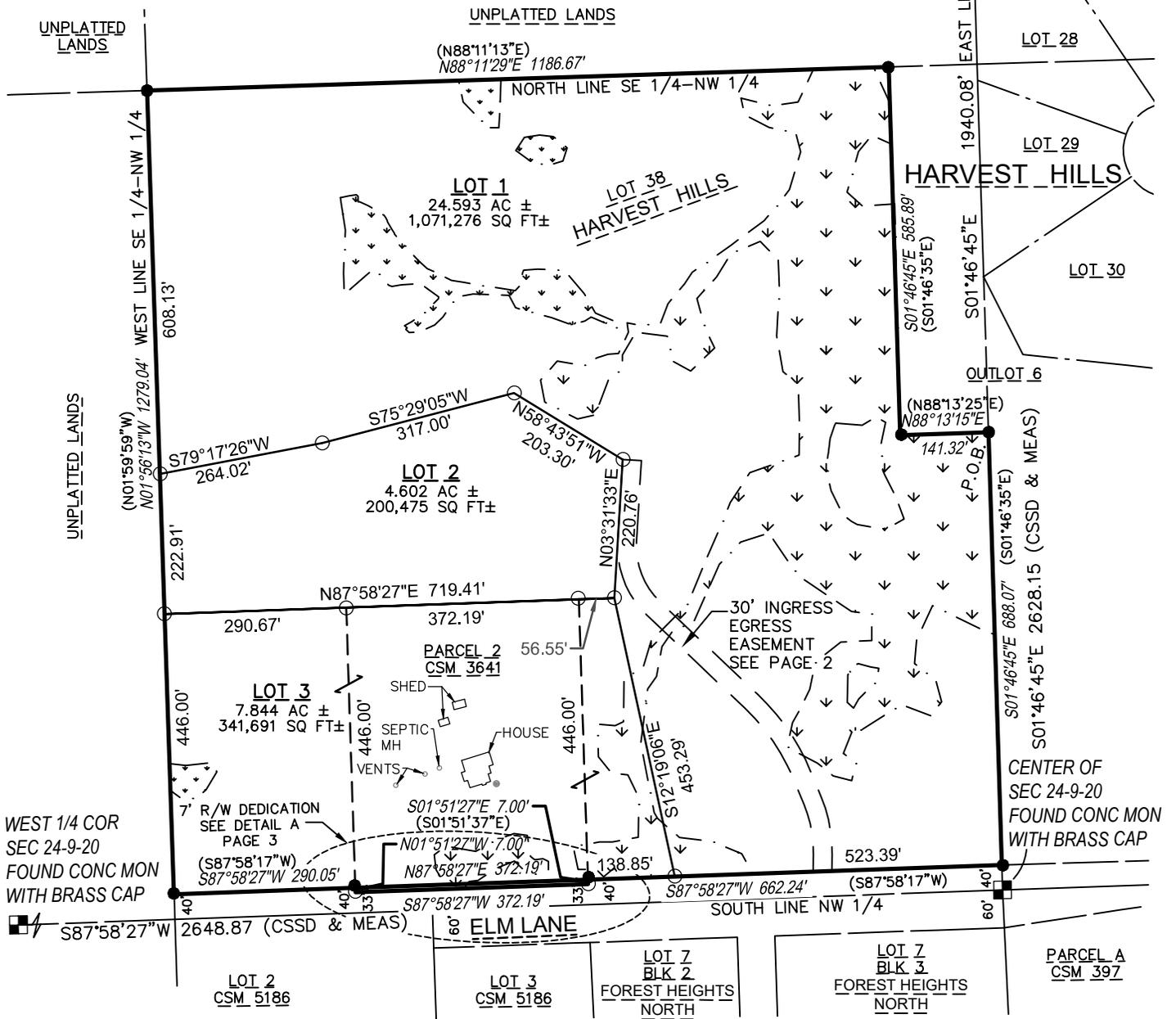
LOT 38 OF HARVEST HILLS, PARCEL 2, CERTIFIED SURVEY MAP NO. 3641, LOCATED IN THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 9 NORTH, RANGE 20 EAST, VILLAGE OF GERMANTOWN, WASHINGTON COUNTY, WISCONSIN.



BEARING REFERENCE - BEARINGS ARE REFERENCED TO THE WISC. STATE PLANE COORDINATE SYSTEM, GRID NORTH, SOUTH ZONE (NAD83), WITHIN WHICH THE EAST LINE OF THE NORTHWEST 1/4 OF SECTION 24 T9N, R20E, HAS AN ASSUMED BEARING OF N01°46'45"E (PER CSSD AS REVISED JAN 2019)

WETLANDS SHOWN ARE PLOTTED FROM THE WISCONSIN DNR SURFACE WATER DATA MAP. VILLAGE OF GERMANTOWN PER ORDINANCE HAS A 25' BUILDING SETBACK LINE REQUIREMENT FOR WETLAND BOUNDARIES.

NORTH 1/4 COR,
SEC 24-9-20
FOUND CONC MON
WITH BRASS CAP
N-456259.63
E-248170.45



LEGEND

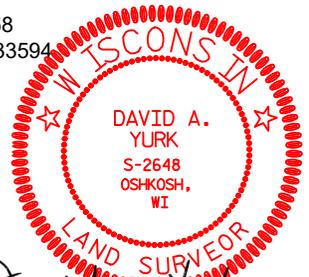
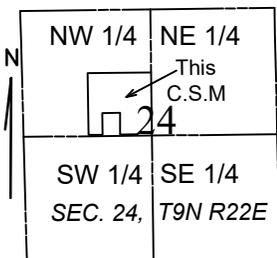
- IRON REBAR SET (#6 REBAR X 18", 1.50lbs./LIN. FT.)
- IRON PIPE FOUND (1" IRON PIPE UNLESS NOTED)
- PLSS MONUMENT FOUND
- () RECORDED AS
- ∨ WETLANDS
- WELL

OWNER Parcel 2, CSM 3641:
MICHAEL MADRZAK & PAMELA MADRZAK
N116W13444 ELM AVE
GERMANTOWN, WI. 53022
PHONE# 414-477-5028
TAX KEY: GTNV_242992
TITLE DEED: DOC#1477063
ZONING: RS2 SINGLE FAMILY RESIDENTIAL

OWNER Lot 38 Harvest Hills:
ROBERT ZIGNEGO
N120W17520 FREISTADT ROAD
GERMANTOWN, WI. 53022
PHONE# 262-707-9757
TAX KEY: GTNV_241058
TITLE DEED: DOC#1533594
ZONING: RS3 SINGLE FAMILY RESIDENTIAL

VICINITY MAP

1"=2000'

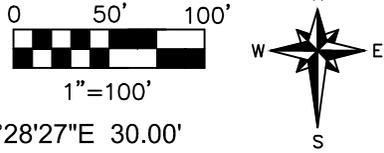


David A. Yurk

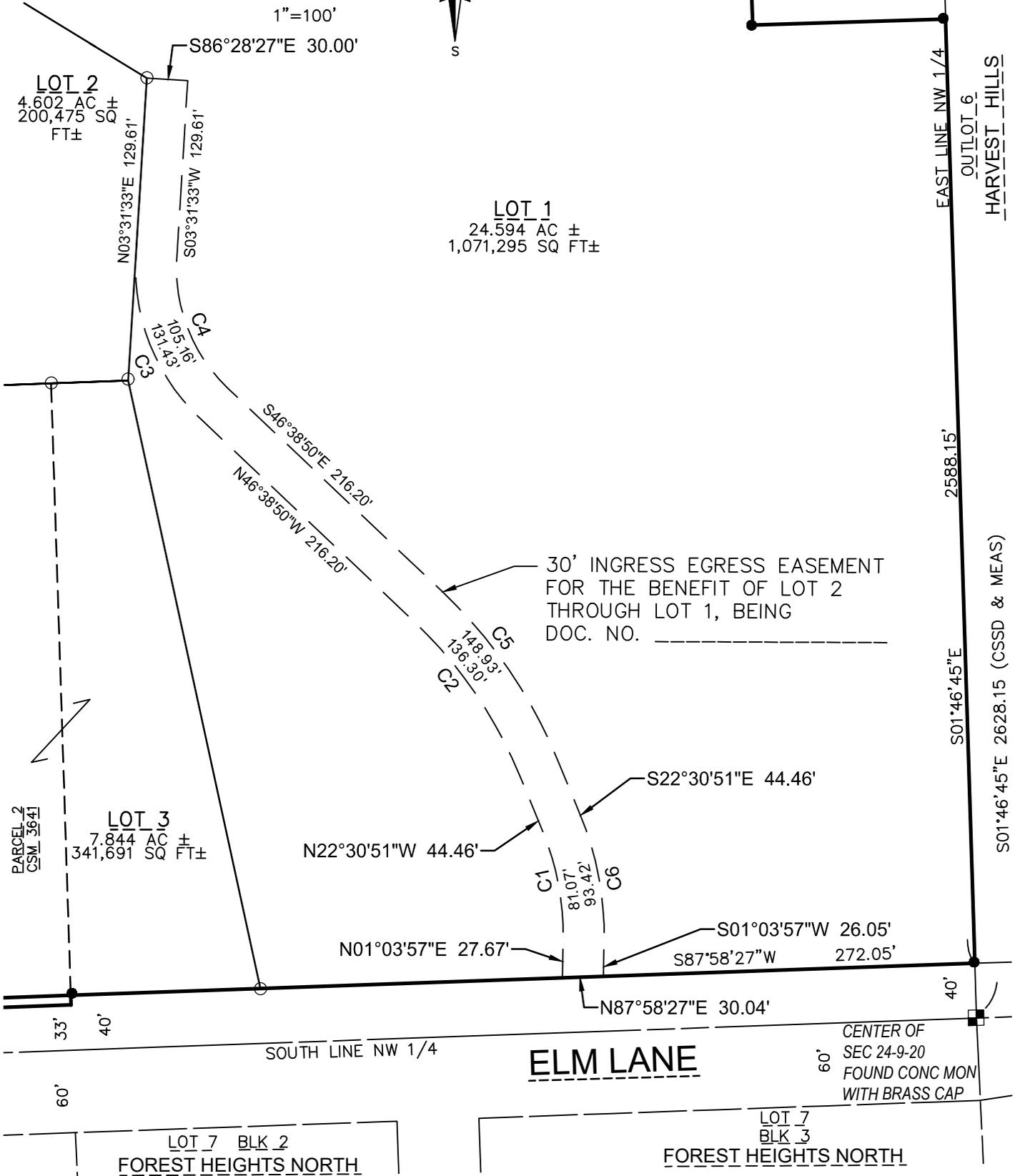
David A. Yurk, PLS 2648
DATED September 1, 2021 SHEET 1 OF 6

CERTIFIED SURVEY MAP NO - _____

LOT 38 OF HARVEST HILLS, PARCEL 2, CERTIFIED SURVEY MAP NO. 3641, LOCATED IN THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 9 NORTH, RANGE 20 EAST, VILLAGE OF GERMANTOWN, WASHINGTON COUNTY, WISCONSIN.

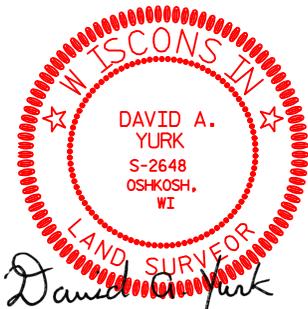


NORTH 1/4 COR, SEC 24-9-20
FOUND CONC MON WITH
BRASS CAP



30' INGRESS EGRESS EASEMENT FOR THE BENEFIT OF LOT 2 THROUGH LOT 1, BEING DOC. NO. _____

Exterior Curve Table							
Curve #	Length	Radius	Delta	Chord Bearing	Chord	Tangent In	Tangent Out
C1	81.07	196.99	23°34'49"	N10°43'27"W	80.50'	N01° 03' 57"E	N22° 30' 51"W
C2	136.30	323.60	24°07'58"	N34°34'51"W	135.29'	N22° 30' 51"W	N46° 38' 50"W
C3	131.43	150.09	50°10'23"	N21°33'38"W	127.27'	N46° 38' 50"W	N03° 31' 33"E
C4	105.16	120.09	50°10'23"	S21°33'38"E	101.83'	S46° 38' 50"E	S03° 31' 33"W
C5	148.93	353.60	24°07'58"	S34°34'51"E	147.84'	S22° 30' 51"E	S46° 38' 50"E
C6	93.42	226.99	23°34'49"	S10°43'27"E	92.76'	S01° 03' 57"W	S22° 30' 51"E



David A. Yurk, PLS 2648
DATED September 1, 2021
SHEET 2 OF 6

CERTIFIED SURVEY MAP NO - _____

LOT 38 OF HARVEST HILLS, PARCEL 2, CERTIFIED SURVEY MAP NO. 3641, LOCATED IN THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 9 NORTH, RANGE 20 EAST, VILLAGE OF GERMANTOWN, WASHINGTON COUNTY, WISCONSIN.

SURVEYOR'S CERTIFICATE

STATE OF WISCONSIN)
 :SS
 WAUKESHA COUNTY)

I, David A. Yurk, professional land surveyor, certify:

THAT I have surveyed, divided and mapped all of Lot 38 of Harvest Hills, being a part of the Southeast 1/4 of the Northwest 1/4, Section 24, Town 9 North, Range 20 East, Village of Germantown, Washington County, Wisconsin, which is bounded and described as follows.

COMMENCING at the North Quarter Corner of Section 24; thence S01°46'45"E along the East line of the Northwest 1/4 a distance of 1940.08 feet to the point of beginning; thence continuing S01°46'45"E along said East line a distance of 688.07 feet to the Northerly right-of-way line of Elm Lane, thence S87°58'27"W along said Northerly right-of-way line a distance of 662.24 feet to the Easterly line of Parcel 2, Certified Survey Map No 3641, thence S01°51'27"E along said Easterly line a distance of 7.00 feet to the Northerly right-of-way line of Elm Lane; thence S87°58'27"W along said Northerly line a distance of 372.19 feet to the Westerly line of Parcel 2, Certified Survey Map No 3641; thence N01°51'27"W along said Westerly line a distance of 7.00 feet to the Northerly right-of-way line of Elm Lane; thence S87°58'27"W along said Northerly right-of-way line a distance of 290.05 feet to the West line of the Southeast Quarter of the Northwest Quarter of Section 24, thence N01°56'13"W along said West line a distance 1279.04 feet to the North line of the Southeast Quarter of the Northwest Quarter of Section 24, thence N88°11'29"E along said North line a distance 1186.67 feet to the Westerly line of Outlot 6, Harvest Hills; thence S01°46'45"E along said Westerly line a distance of 585.89 feet to a Southerly line of Outlot 6, Harvest Hills; thence N88°13'15"E along said Southerly line a distance of 141.32 feet to the point of beginning. Said described lands contains 37.040 Acres (1,613,442 square feet) more or less of land.

THAT I have made the survey, land division and map by the direction Robert Zignego and that the map is a correct representation of all the exterior boundaries of the land surveyed and the land division thereof made.

THAT I have complied with Chapter 236 of the Wisconsin Statutes and Chapter 18 of the Village of Germantown Code of Ordinances in surveying, dividing and mapping of same. Per Wis. Stats. 236.21 (1), this certificate has the same force and effect as an affidavit.

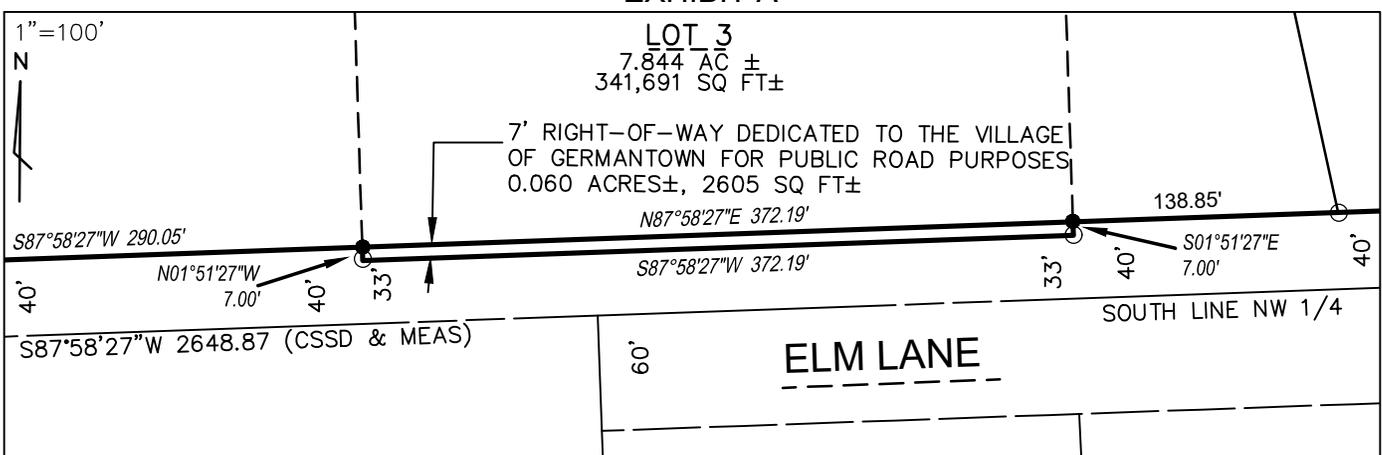
Date: September 1, 2021

David A. Yurk



DAVID A. YURK
 PROFESSIONAL LAND SURVEYOR S-2648

EXHIBIT A



CERTIFIED SURVEY MAP NO - _____

LOT 38 OF HARVEST HILLS, PARCEL 2, CERTIFIED SURVEY MAP NO. 3641, LOCATED IN THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 9 NORTH, RANGE 20 EAST, VILLAGE OF GERMANTOWN, WASHINGTON COUNTY, WISCONSIN.

OWNER'S CERTIFICATE

Michael Madrzak and Pamela Madrzak owners, certifies that he caused the land described on this map to be surveyed, divided, mapped and dedicated as represented on this map in accordance with s. 236.10 and s. 236.12, Wis. Stats. and the requirements of the Village of Germantown to be submitted for approval or objection.

As owners, we hereby dedicate that part of Elm Lane to the Village of Germantown for public road purposes as represented on sheets 1 & 3 of 6 of this Certified Survey Map

In Witness Where thereof that said Michael Madrzak and Pamela Madrzak , has caused these presents to be signed

_____, _____,

this ____ day of _____, 2021.

STATE OF WISCONSIN}

:SS

WASHINGTON COUNTY}

Personally came before me this ____ day of _____, 2021, Michael Madrzak and Pamela Madrzak, to me known to be the person executed the foregoing instrument, and to me known

[Seal]

Notary Public, State of Wisconsin
My commission expires on _____

CONSENT OF CORPORATE MORTGAGEE

_____, a corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin, mortgagee of the above described lands, does hereby consent to the surveying, dividing, mapping and dedication of the land described on this plat, and does hereby consent to the above certificate of Michael Madrzak and Pamela Madrzak, owner OF SAID LANDS

In Witness Where of, _____, has caused these presents to be signed by _____, its President, and countersigned by _____, its Secretary, at _____, Wisconsin and its corporate seal to be hereunto affixed this ____ day of _____, 2021

President Dated Secretary Dated
STATE OF WISCONSIN}

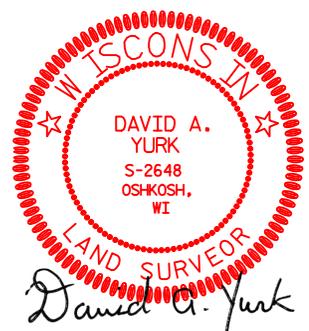
:SS

WASHINGTON COUNTY}

This instrument was acknowledged before me on the ____ day of _____, 2021, by _____, President, and _____, Secretary of the above named corporation, to me known to be the persons who executed the foregoing instrument, and to me known to be such President and Secretary of said corporation, and acknowledged that they executed the foregoing instrument as such officers of said corporation, by its authority.

[Seal]

Notary Public, State of Wisconsin
My commission expires on _____



David A. Yurk, PLS 2648
DATED: September 1, 2021

CERTIFIED SURVEY MAP NO - _____

LOT 38 OF HARVEST HILLS, BEING A PART OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 9 NORTH, RANGE 20 EAST, VILLAGE OF GERMANTOWN, WASHINGTON COUNTY, WISCONSIN.

CONSENT OF CORPORATE MORTGAGEE

_____, a corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin, mortgagee of the above described lands, does hereby consent to the surveying, dividing, and mapping of the land described on this plat, and does hereby consent to the above certificate of Robert Zignego owner of said lands.

In Witness Where of, _____, has caused these presents to be signed by _____, its President, and countersigned by _____, its Secretary, at _____, Wisconsin and its corporate seal to be hereunto affixed this _____ day of _____, 2021

President Dated Secretary Dated

STATE OF WISCONSIN}
:SS

WASHINGTON COUNTY}
This instrument was acknowledged before me on the _____ day of _____, 2021, by _____, President, and _____, Secretary of the above named corporation, to me known to be the persons who executed the foregoing instrument, and to me known to be such President and Secretary of said corporation, and acknowledged that they executed the foregoing instrument as such officers of said corporation, by its authority.

[Seal]

Notary Public, State of Wisconsin
My commission expires on _____



David A. Yurk

David A. Yurk, PLS 2648
DATED: September 1, 2021

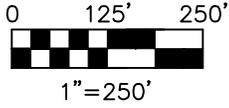
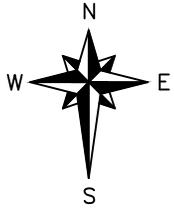


www.walbecgroup.com
(920) 757-7559

ZONING EXHIBIT

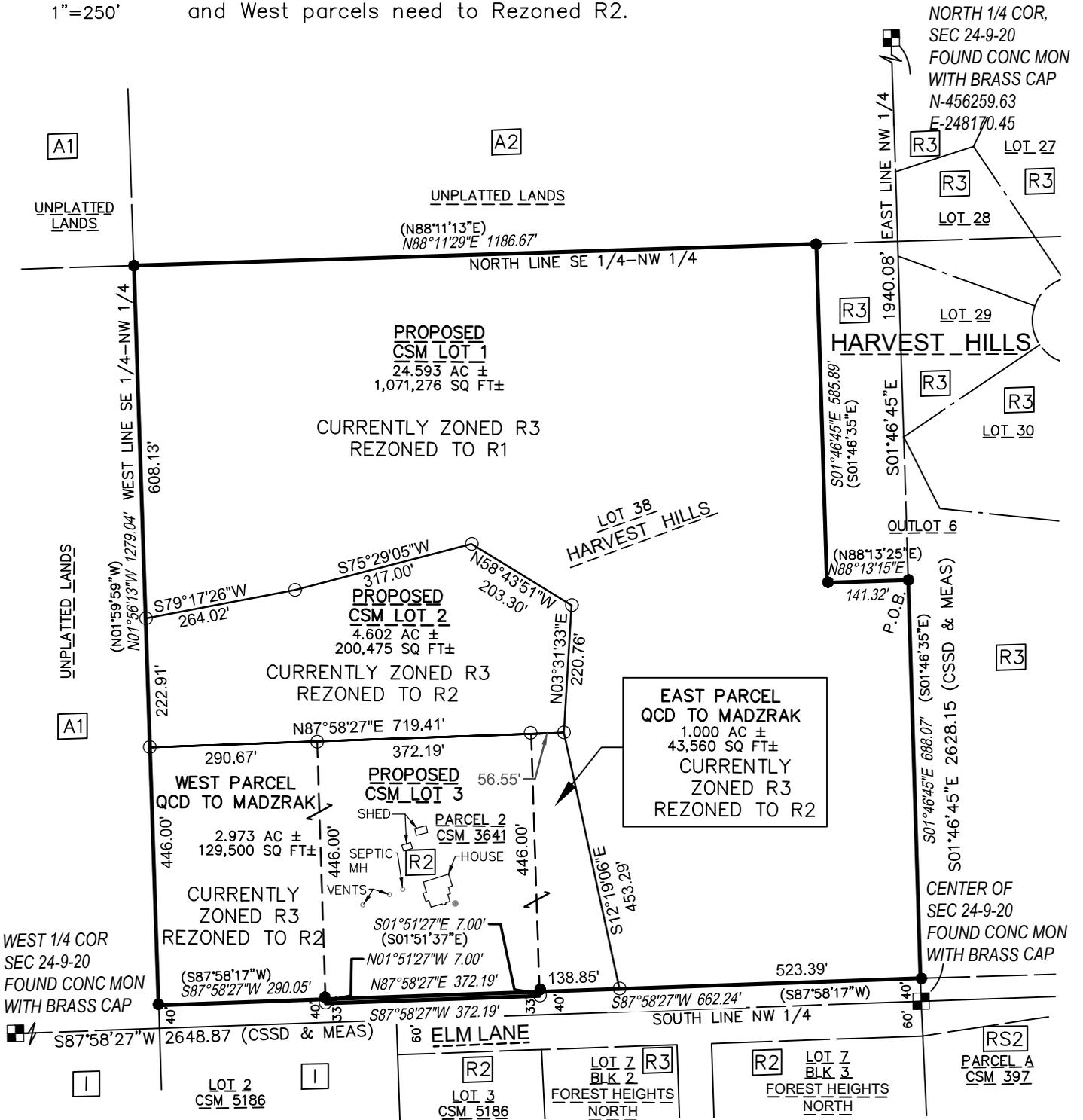
LOT 38 OF HARVEST HILLS, PARCEL 2, CERTIFIED SURVEY MAP NO. 3641, LOCATED IN THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 9 NORTH, RANGE 20 EAST, VILLAGE OF GERMANTOWN, WASHINGTON COUNTY, WISCONSIN.

BEARING REFERENCE - BEARINGS ARE REFERENCED TO THE WISC. STATE PLANE COORDINATE SYSTEM, GRID NORTH, SOUTH ZONE (NAD83), WITHIN WHICH THE EAST LINE OF THE NORTHWEST 1/4 OF SECTION 24 T9N, R20E, HAS AN ASSUMED BEARING OF N01°46'45"E (PER CSSD AS REVISED JAN 2019)



NOTES:

Bob Zignego is selling to Mike and Pamela Madzrak the West 2.973 acre parcel and the East 1.00 acre parcel adjacent to Mike and Pamela's parcel being Parcel 2, CSM 3641, Tax ID: GTNV_242992. Madzrak will combine the East and West parcels to his existing parcel into one Parcel via a CSM. Madzrak's existing parcel is zoned R2.. The East and West parcels need to be Rezoned R2.



LEGEND

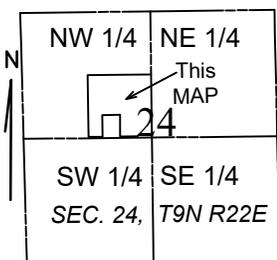
- IRON REBAR SET (#6 REBAR X 18", 1.50lbs./LIN. FT.)
- IRON PIPE FOUND (1" IRON PIPE UNLESS NOTED)
- PLSS MONUMENT FOUND
- () RECORDED AS
- [R1] ZONING DESIGNATION
- WELL

OWNER Parcel 2, CSM 3641:
 MICHAEL MADZRAK & PAMELA MADZRAK
 N116W13444 ELM AVE
 GERMANTOWN, WI. 53022
 PHONE# 414-477-5028
 TAX KEY: GTNV_242992
 TITLE DEED: DOC#1477063
 ZONING: RS2 SINGLE FAMILY RESIDENTIAL

OWNER Lot 38 Harvest Hills:
 ROBERT ZIGNEGO
 N120W17520 FREISTADT ROAD
 GERMANTOWN, WI. 53022
 PHONE# 262-707-9757
 TAX KEY: GTNV_241058
 TITLE DEED: DOC#1533594
 ZONING: RS3 SINGLE FAMILY RESIDENTIAL

VICINITY MAP

1"=2000'



David A. Yurk

David A. Yurk, PLS 2648
 DATED September 1, 2021 SHEET 1 OF 1



Village of
 ★ ★ ★
Germantown
 ...Willkommen

Fee must accompany application

\$1480
 2920

Paid *[Signature]*

Date 10/8/21

CONDITIONAL USE PERMIT APPLICATION

Pursuant to Section 17.42 of the Municipal Code

Please read and complete this application carefully. All applications must be signed and dated.

1 APPLICANT OR AGENT

 Phone () _____
 Fax () _____
 E-Mail _____

PROPERTY OWNER

Robert Zignego

 N120W17520 Freistadt Rd.

 Germantown, WI 53022

 Phone (262) 707-9757

2 TO WHOM SHOULD THE PERMIT BE ISSUED?

Robert Zignego

3 PROPERTY ADDRESS

TAX KEY NUMBER

Parcel of land North of the intersection of Elm Lane & Forest Drive	GTNV241058
---	------------

4 DESCRIPTION OF EXISTING OPERATION

Briefly describe the use as it exists today, including use, size, number of employees, hours of operation, etc. If this permit involves new construction, describe the current status of the property, e.g. "vacant." Use additional pages as necessary.

Vacant land

5 DESCRIPTION OF PROPOSED OPERATION

Write the name of the proposed conditional use exactly as it appears in the Municipal Code.

The construction and maintenance of roads which are necessary for the continuity of the Village street system, the provision of essential utility and emergency services or to provide access to uses permitted under this subsection

Describe the proposed use, including size, number of employees, hours of operation and extent of any new construction/alterations.

The proposed use is eventually building 2 residential homes on the property. Plans are not finalized yet and the building process has not begun on the homes. The lot needs to be split for the second home to be allowed. Permits for crossing/disturbing the wetlands have both been obtained and approved by the DNR and the Army Corps of Engineers.

6 METES AND BOUNDS LEGAL DESCRIPTION OF PROPERTY – REQUIRED

Attach pages as necessary

7 SUPPORTING DOCUMENTATION:

- Site Plan and elevations for new construction (can be conceptual)
- Photos of existing use and/or proposed use operating elsewhere
- _____
- _____

8 READ AND INITIAL THE FOLLOWING:

BZ I understand that the Village is under no obligation to issue a Conditional Use Permit and will do so only if the applicant successfully demonstrates that the proposed use is harmonious with the neighborhood and the long range goals of the Village.

BZ I will notify the Village if any aspects of the conditional use changes. I understand that failure to do so may result in the revocation of the CUP.

BZ I understand that a Conditional Use Permit is valid only if the conditions and restrictions of the permit are met. I understand that failure to comply with any aspect of the permit may result in revocation.

BZ I understand that Village Staff is required to post one or more signs along the street frontage of and/or on the property subject of this application that indicate to nearby property owners and the general public that a public hearing of my application will be held before the Village Plan Commission and/or Village Board prior to action being taken on this application; I hereby grant Village Staff permission to enter onto the property for the expressed purpose of installing said sign(s) provided Village Staff is responsible for installing, maintaining and removing said signs in a reasonable manner and timeframe.

9 SIGNATURES – ALL APPLICATIONS MUST BE SIGNED BY OWNER!

Applicant _____ Date _____

Owner _____ Date _____

Bob Zignego Conditional Use Permit Germantown Tax Parcel# GTNV_241058 October 7, 2021

The below narrative summarizes the mitigation practices provided for the wetland setback areas associated with the existing driveway which was constructed this past summer for the Bob Zignego property on Lot 38, Harvest Hills, in the Village of Germantown, known as the Bob Zignego Proposed Certified Survey Map site. The setback requirement follows the guidelines established by Village of Germantown Ordinance No. 23-07 and Section 24.04 of the Village of Germantown Municipal Code.

The mitigation of this site included the construction of a driveway in the summer of 2021 equal to the disturbance area (1:1) for horizontal development. The vertical disturbance did not exceed 1' maximum.

The construction of the driveway removed the topsoil layer (not more than 6"-12" thick) to the top of the clay layer. The contractor moved the topsoil to a different location. The contractor filled in the excavated portion of the driveway with 4" minus rock between 6"-12" of depth and graded the sides of the drive.

Wetland Setback Disturbance

The wetland exhibit map identifies the areas of disturbance within the 25' wetland setback area. The total wetland setback area that was disturbed was 0.08 acres (3631 square feet).

Wetland Mitigation Plan

The driveway is existing. The sides of the driveway will be seeded with a natural grass mix in the spring of 2022. The natural grass mix will bring a vegetative type that is more natural to the area.

Summary

Wetland setback area disturbed 0.08 acres (3631 square feet).

(1:1 Mitigation Area)

Gravel Drive and Native seed restoration 0.08 acres (3631 square feet).

Mitigation Ration (1:1)

WETLAND MONITORING REPORT: NATIVE GRASSES

MAINTENANCE IN THE FIRST TWO YEARS: MOWING BACK THE WEEDS

Most native grasses grow slowly and require two or more years to reach full development. Annual and biennial weeds are often a problem in the first two years but can be controlled by mowing. Keeping weeds mowed to a height of 6 inches the first year and no more than a height of 12 inches later on if the native grasses grow higher than 6 inches tall. Mow just above the tops of the native grasses. This will prevent the weeds from smothering the smaller grass seedlings. Expect to mow two or three times the first year. Do not allow the weeds to grow over 12 inches tall before mowing or the mowed material can smother the small seedlings.

In the second year, mow in early June at a height of 12 inches. This will knock back annual and biennial weeds. Many native grasses will begin to grow vigorously in the second growing season and some may flower. If weeds continue to be a problem later the second year, mow again just above the tops of the native grasses. A flail type mower works best, as it chops up the material so that it dries rapidly without smothering the smaller grass seedlings below. Rotary mowers often lay down the cuttings in piles, which can smother the younger prairie plants.

You can control many weeds using selective herbicides, if desired. You can use broadleaf herbicides to control non-grassy weeds in native grass plantings. Plateau (imazapic) herbicide will control most broadleaf weeds, as well as many cool season perennial grasses. Plateau is labeled for use on most warm season grasses.

LONG-TERM MAINTENANCE: CONTROLLED BURNING OR MOWING IN THIRD YEAR

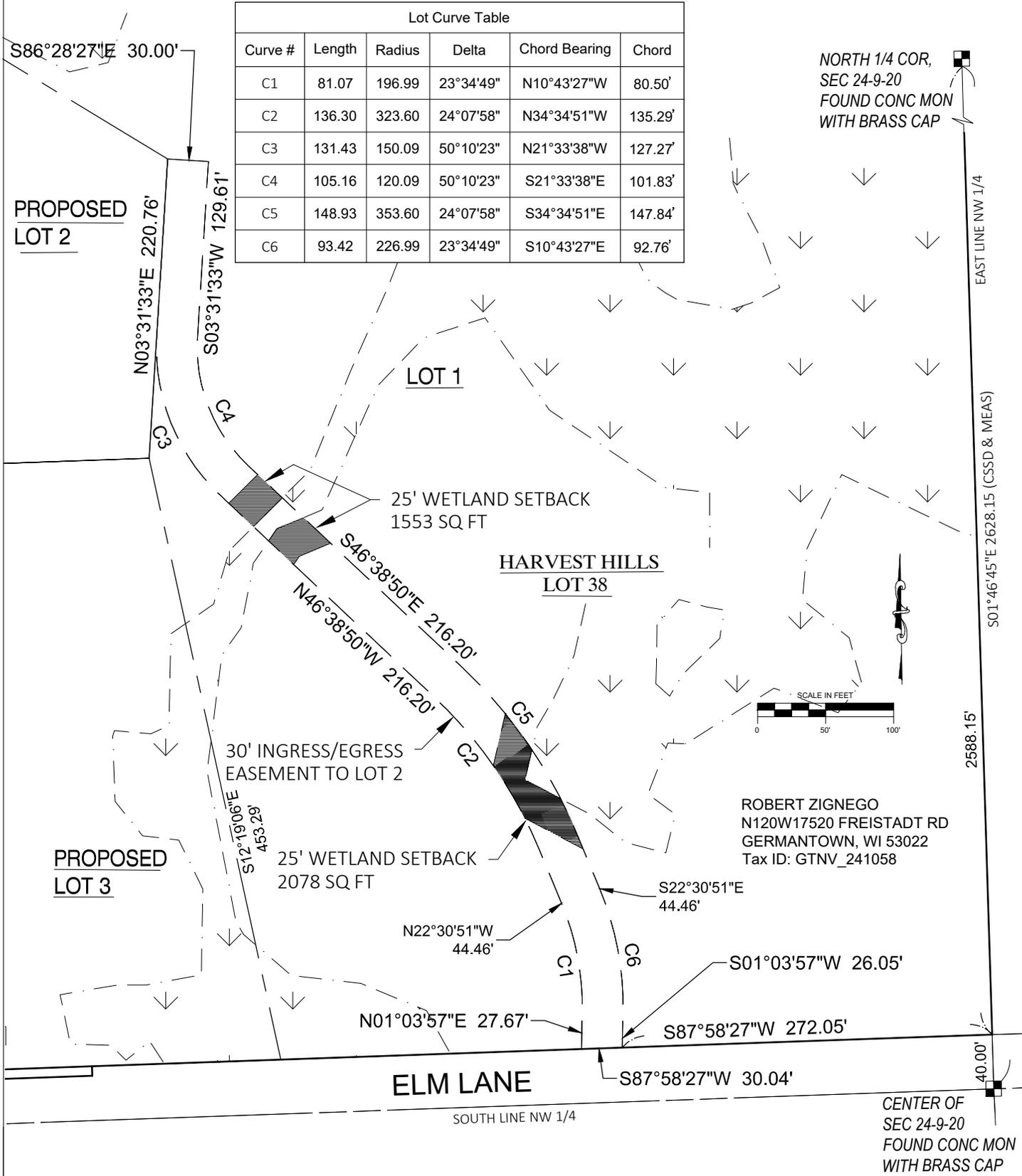
The easiest method of managing warm-season native grasses is to burn them off in mid-spring. This removes all the old debris to make way for new, fresh growth. It also helps prevent invasion of trees and shrubs and controls unwanted cool-season grasses such as quackgrass, bluegrass, bromegrass and fescue. Wait until mid-spring to burn after the cool-season grasses and weeds have begun active growth (when they are 4 to 6 inches tall). The fire will setback unwanted cool-season plants while the prairie grasses remain dormant and unharmed underground.

If burning is not an option, mowing and raking the cuttings in mid-spring is a good alternative. The grasses should be cut as closely to the ground as possible, just after the first lawn mowing of the spring. Mow the native grasses right down to the soil if possible, in order to do maximize damage to cool-season grasses and weeds. Rake the cuttings to expose the soil to the warming rays of the sun. This mimics the effect of fire, resulting in a rapid increase in soil temperature that favors the warm-season native grasses.

WETLAND EXHIBIT MAP

PART OF LOT 38, HARVEST HILLS, LOCATED IN THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 24, T9N, R20E, VILLAGE OF GERMANTOWN, WASHINGTON COUNTY, WISCONSIN

Lot Curve Table					
Curve #	Length	Radius	Delta	Chord Bearing	Chord
C1	81.07	196.99	23°34'49"	N10°43'27"W	80.50'
C2	136.30	323.60	24°07'58"	N34°34'51"W	135.29'
C3	131.43	150.09	50°10'23"	N21°33'38"W	127.27'
C4	105.16	120.09	50°10'23"	S21°33'38"E	101.83'
C5	148.93	353.60	24°07'58"	S34°34'51"E	147.84'
C6	93.42	226.99	23°34'49"	S10°43'27"E	92.76'



JOB TITLE: ROBERT ZIGNEGO WETLAND EXHIBIT	P&D Job:	490526
	County:	WASHINGTON
	Drawn:	ARS
Date: 10/5/2021	Scale: 1"=100'	Checked: DAY

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