

- LEGEND**
- SECTION CORNER MONUMENT
 - FOUND T-POST
 - FOUND 3/4 REBAR OR NOTED
 - FOUND 1" IRON PIPE OR NOTED
 - WELL
 - WELL SETBACK
 - RECORD DIMENSION
 - SET 1.25" X 18" REBAR
 - WEIGHING 4.30 LBS/LIN FT.
 - 3/4" X 18" REBAR
 - WEIGHING 1.5 LBS/LIN FT SET AT ALL OTHER LOT CORNERS

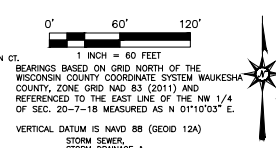
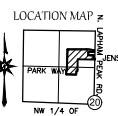
There are no objections to this plat with respect to Secs. 236.15, 236.16, 236.20 and 236.21(1) and (2), Wis. Stats. as provided by s. 236.12, Wis. Stats.

Department of Administration

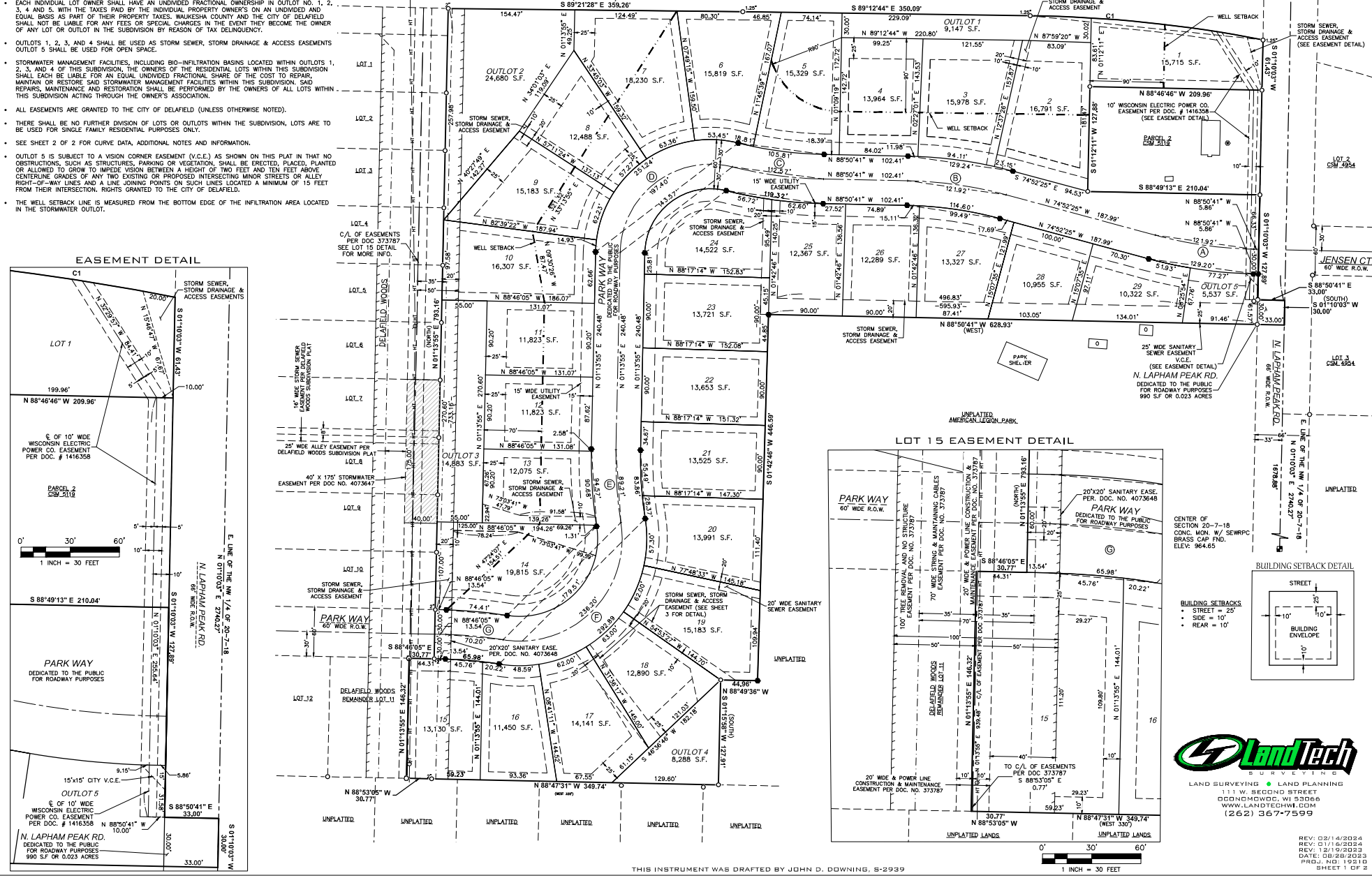
- NOTES:**
- EACH INDIVIDUAL LOT OWNER SHALL HAVE AN UNDIVIDED FRACTIONAL OWNERSHIP IN OUTLOT NO. 1, 2, 3, 4 AND 5, WITH THE TAXES PAID BY THE INDIVIDUAL PROPERTY OWNERS ON AN UNDIVIDED AND EQUAL BASIS AS PART OF THEIR PROPERTY TAXES. WAUKESHA COUNTY AND THE CITY OF DELAFIELD SHALL NOT BE LIABLE FOR ANY FEES OR SPECIAL CHARGES IN THE EVENT THEY BECOME THE OWNER OF ANY LOT OR OUTLOT IN THE SUBDIVISION BY REASON OF TAX DELINQUENCY.
 - OUTLOTS 1, 2, 3, AND 4 SHALL BE USED AS STORM SEWER, STORM DRAINAGE & ACCESS EASEMENTS OUTLOT 5 SHALL BE USED FOR OPEN SPACE.
 - STORMWATER MANAGEMENT FACILITIES, INCLUDING BIO-INfiltrATION BASINS LOCATED WITHIN OUTLOTS 1, 2, 3, 4 AND 5 OF THIS SUBDIVISION, THE OWNERS OF THE RESIDENTIAL LOTS WITHIN THIS SUBDIVISION SHALL EACH BE LIABLE FOR AN EQUAL UNDIVIDED FRACTIONAL SHARE OF THE COST TO REPAIR, MAINTAIN OR RESTORE SAID STORMWATER MANAGEMENT FACILITIES WITHIN THIS SUBDIVISION. SAID REPAIRS, MAINTENANCE AND RESTORATION SHALL BE PERFORMED BY THE OWNERS OF ALL LOTS WITHIN THIS SUBDIVISION ACTING THROUGH THE OWNER'S ASSOCIATION.
 - ALL EASEMENTS ARE GRANTED TO THE CITY OF DELAFIELD (UNLESS OTHERWISE NOTED).
 - THERE SHALL BE NO FURTHER DIVISION OF LOTS OR OUTLOTS WITHIN THE SUBDIVISION, LOTS ARE TO BE USED FOR SINGLE FAMILY RESIDENTIAL PURPOSES ONLY.
 - SEE SHEET 2 OF 2 FOR CURVE DATA, ADDITIONAL NOTES AND INFORMATION.
 - OUTLOT 5 IS SUBJECT TO A VISION CORNER EASEMENT (V.C.E.) AS SHOWN ON THIS PLAT IN THAT NO OBSTRUCTIONS, SUCH AS STRUCTURES, PARKING OR VEGETATION, SHALL BE ERRECTED, PLACED, PLANTED OR ALLOWED TO GROW TO IMPED VISION BETWEEN A HEIGHT OF TWO FEET AND TEN FEET ABOVE CENTERLINE GRADES OF ANY TWO EXISTING OR PROPOSED INTERSECTING MINOR STREETS OR ALLEY FRONT-OF-WAY LINES AND A LINE JOINING POINTS ON SUCH LINES LOCATED A MINIMUM OF 15 FEET FROM THEIR INTERSECTION. RIGHTS GRANTED TO THE CITY OF DELAFIELD.
 - THE WELL SETBACK LINE IS MEASURED FROM THE BOTTOM EDGE OF THE INFILTRATION AREA LOCATED IN THE STORMWATER OUTLOT.

DELAFIELD PARK WAY

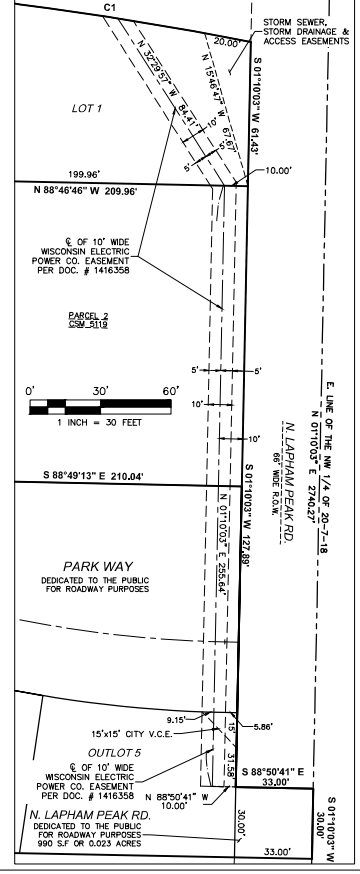
ALL OF PARCEL 1 AND PARCEL 3 OF CSM 5119, RECORDED IN THE WAUKESHA COUNTY REGISTER OF DEEDS IN V42, P18-21 AS DOCUMENT NUMBER 1392428, AND UNPLATTED LANDS BEING A PART OF THE NW 1/4 AND THE SE 1/4 OF THE NW 1/4 OF SECTION 20, TOWN 7 NORTH, RANGE 18 EAST, CITY OF DELAFIELD, WAUKESHA COUNTY WISCONSIN



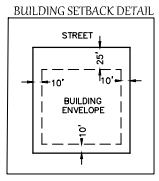
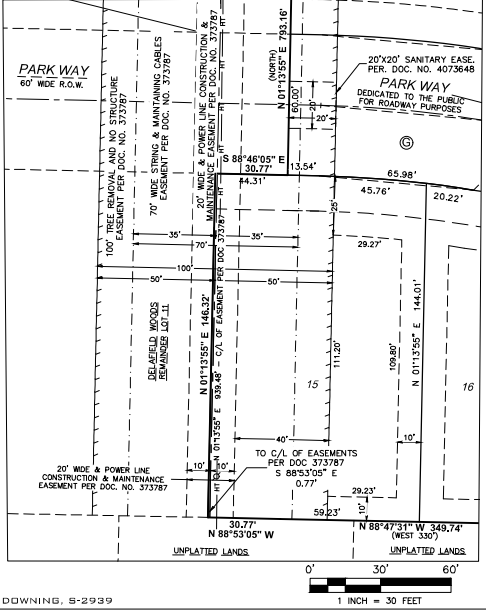
N. 1/4 CORNER SECTION 20-7-18 CONC. MON. W/ SEWRPC BRASS CAP FND. ELEV: 942.80



EASEMENT DETAIL



LOT 15 EASEMENT DETAIL



THIS INSTRUMENT WAS DRAFTED BY JOHN D. DOWNING, S-2939



REV: 02/14/2024
REV: 01/16/2024
REV: 12/10/2023
DATE: 08/28/2023
PROJ. NO.: 19210
SHEET 1 OF 2

DELAFIELD PARK WAY

ALL OF PARCEL 1 AND PARCEL 3 OF CSM 5119, RECORDED IN THE WAUKESHA COUNTY REGISTER OF DEEDS IN V42, P18-21 AS DOCUMENT NUMBER 1382426, AND UNPLATTED LANDS BEING A PART OF THE NE 1/4 AND THE SE 1/4 OF THE NW 1/4 OF SECTION 20, TOWN 7 NORTH, RANGE 18 EAST, CITY OF DELAFIELD, WAUKESHA COUNTY WISCONSIN

SURVEYOR'S CERTIFICATE

I, JOHN D. DOWNING, PROFESSIONAL LAND SURVEYOR S-2939, DO HEREBY CERTIFY THAT I HAVE SURVEYED, DIVIDED AND MAPPED "DELAFIELD PARK WAY", BEING ALL OF PARCEL 1 AND PARCEL 3 OF CSM 5119, RECORDED IN THE WAUKESHA COUNTY REGISTER OF DEEDS IN V42, P18-21 AS DOCUMENT NUMBER 1382426, AND UNPLATTED LANDS BEING A PART OF THE NE 1/4 AND THE SE 1/4 OF THE NW 1/4 OF SECTION 20, TOWN 7 NORTH, RANGE 18 EAST, CITY OF DELAFIELD, WAUKESHA COUNTY WISCONSIN DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTH 1/4 CORNER OF SECTION 20-7-18, THENCE S 01°07'03" N, ALONG THE EAST LINE OF THE NORTHWEST 1/4 OF SECTION 20, 1031.38 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING S 01°07'03" W, ALONG THE EAST LINE OF THE NORTHWEST 1/4 OF SECTION 20, 30.00 FEET; THENCE N 88°50'41" W, 628.93 FEET; THENCE S 01°42'46" W, 448.59 FEET; THENCE N 88°49'36" W, 44.96 FEET; THENCE S 01°15'58" W, 127.09 FEET; THENCE N 88°47'31" W, 349.74 FEET TO THE ORIGINAL SOUTHEAST CORNER OF DELAFIELD WOODS; THENCE N 88°51'05" W, 30.77 FEET; THENCE N 01°13'55" E, 146.32 FEET TO A POINT ON THE SOUTH RIGHT-OF-WAY OF DELAFIELD PARKWAY; THENCE S 88°46'05" E, ALONG SAID SOUTH RIGHT-OF-WAY LINE, 30.77 FEET TO A POINT ON THE EAST BOUNDARY OF DELAFIELD WOODS; THENCE N 01°13'55" E, ALONG SAID EAST BOUNDARY OF DELAFIELD WOODS, 793.16 FEET TO THE SOUTH RIGHT-OF-WAY OF LANDS AND OPERATING PROPERTIES; THENCE ALONG THE SOUTH RIGHT-OF-WAY OF LANDS AND OPERATING PROPERTIES FOR THE FOLLOWING 3 CURVES: 1. THENCE S 89°21'08" E, 359.26 FEET; 2. THENCE S 89°24'41" E, 350.00 FEET; 3. THENCE ALONG A TANGENT CURVE TO THE RIGHT HAVING AN ARC LENGTH OF 286.08 FEET, A RADIUS OF 1599.75 FEET, A DELTA ANGLE OF 10°14'46", AND A CHORD BEARING S 84°05'18" E, 285.70 FEET TO A POINT ON THE WEST RIGHT-OF-WAY OF NORTH LAPHAM PEAK ROAD; THENCE S 01°10'07" W, ALONG THE WEST RIGHT-OF-WAY OF NORTH LAPHAM PEAK ROAD, 61.43 FEET TO THE NORTHEAST CORNER OF PARCEL 2 OF CSM 5119; THENCE N 88°46'46" W, ALONG THE NORTH LINE OF PARCEL 2 OF CSM 5119, 209.96 FEET TO THE NORTHWEST CORNER OF PARCEL 2 OF CSM 5119; THENCE S 01°12'11" W, ALONG THE WEST LINE OF PARCEL 2 OF CSM 5119, 127.88 FEET TO THE SOUTHWEST CORNER OF PARCEL 2 OF CSM 5119; THENCE S 88°18'13" E, ALONG THE SOUTH LINE OF PARCEL 2 OF CSM 5119, 210.04 FEET TO THE WEST RIGHT-OF-WAY OF NORTH LAPHAM PEAK ROAD; THENCE S 01°10'07" W, ALONG THE WEST RIGHT-OF-WAY OF NORTH LAPHAM PEAK ROAD, 127.89 FEET; THENCE S 88°50'41" E, 33.00 FEET TO THE POINT OF BEGINNING.

DESCRIBED LANDS HAVING AN AREA OF 12.974 ACRES OR 565,143 S.F. THAT I HAVE MADE SUCH SURVEY, LAND DIVISION AND PLAT BY THE DIRECTION OF BEHREND PROPERTY, LLC, OWNERS OF SAID LAND.

NOTARY PUBLIC, COUNTY, WI

MY COMMISSION Expires, _____

PERSONALLY CAME BEFORE ME THIS _____ DAY OF _____, 20____, THE ABOVE NAMED ROBERT S. BEHREND AND RICHARD W. BEHREND, TO ME KNOWN TO BE MEMBERS OF BEHREND PROPERTY, LLC, ARE THE PEOPLE WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THE SAME.

DATE THIS _____ DAY OF _____, 20____

JOHN D. DOWNING, S-2939

CORPORATE OWNER'S CERTIFICATE

BEHREND PROPERTY, LLC, AS OWNERS, WE HEREBY CERTIFY THAT SAID CORPORATION CAUSED THE LAND DESCRIBED ON THIS PLAT TO BE SURVEYED, DIVIDED, MAPPED AND DEDICATED AS REPRESENTED ON THIS PLAT. I ALSO CERTIFY THAT THIS PLAT IS REQUIRED BY SECTION 236.10 OR 236.12 TO BE SUBMITTED TO THE FOLLOWING FOR APPROVAL OR OBJECTION:

- 1. CITY OF DELAFIELD
2. W DEPARTMENT OF ADMINISTRATION
3. WAUKESHA COUNTY

IN WITNESS WHEREOF, THE SAID BEHREND PROPERTY, LLC, HAS CAUSED THESE PRESENTS TO BE SIGNED BY ROBERT S. BEHREND AND RICHARD W. BEHREND, MEMBERS, AND ITS CORPORATE SEAL TO BE HERELINT AFFIXED THIS _____ DAY OF _____, 20____.

ROBERT S. BEHREND, MEMBER RICHARD W. BEHREND, MEMBER

STATE OF WISCONSIN)SS
COUNTY OF WAUKESHA)

PERSONALLY CAME BEFORE ME THIS _____ DAY OF _____, 20____, THE ABOVE NAMED ROBERT S. BEHREND AND RICHARD W. BEHREND, TO ME KNOWN TO BE MEMBERS OF BEHREND PROPERTY, LLC, ARE THE PEOPLE WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THE SAME.

NOTARY PUBLIC, COUNTY, WI

MY COMMISSION Expires, _____

CORPORATE MORTGAGE CERTIFICATE

TOWN BANK, A FEDERALLY CHARTERED STOCK SAVINGS BANK ORGANIZED UNDER THE LAWS OF THE UNITED STATES, MORTGAGEE OF THE ABOVE DESCRIBED LAND, DOES HEREBY CONSENT TO THE SURVEYING, DIVIDING, MAPPING AND DEDICATING OF THE LAND DESCRIBED ON THIS PLAT, AND DOES HEREBY CONSENT TO THE ABOVE CERTIFICATE OF BEHREND PROPERTY, LLC, OWNER, THIS _____ DAY OF _____, 20____.

PRINT NAME & TITLE: _____

STATE OF _____)SS
COUNTY OF _____)

PERSONALLY CAME BEFORE ME THIS _____ DAY OF _____, 20____, THE ABOVE NAMED _____ OF THE ABOVE NAMED CORPORATION, TO ME KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGOING INSTRUMENT, AND TO ME KNOWN TO BE SUCH _____ OF SAID CORPORATION, AND ACKNOWLEDGED THAT THEY EXECUTED THE FOREGOING INSTRUMENT AS SUCH OFFICER AS THE DEED OF SAID CORPORATION, BY ITS AUTHORITY.

PRINT NAME: _____

NOTARY PUBLIC, COUNTY, _____

MY COMMISSION EXPIRES, _____

UTILITY EASEMENT PROVISIONS

AN EASEMENT FOR ELECTRIC, NATURAL GAS, AND COMMUNICATIONS SERVICE IS HEREBY GRANTED BY BEHREND PROPERTY, LLC, GRANTOR, TO WISCONSIN ELECTRIC POWER COMPANY AND WISCONSIN GAS, LLC, WISCONSIN CORPORATIONS DOING BUSINESS AS WE ENERGIES, GRANTEE.

THEIR RESPECTIVE SUCCESSORS AND ASSIGNS, TO CONSTRUCT, INSTALL, OPERATE, REPAIR, MAINTAIN AND REPLACE FROM TIME TO TIME, FACILITIES USED IN CONNECTION WITH OVERHEAD AND UNDERGROUND TRANSMISSION AND DISTRIBUTION OF ELECTRICITY AND ELECTRIC ENERGY, NATURAL GAS, TELEPHONE AND CABLE TV FACILITIES FOR SUCH PURPOSES AS THE SAME IS NOW OR MAY HEREINAFTER BE USED, ALL IN, OVER, UNDER, ACROSS, ALONG AND UPON THE PROPERTY SHOWN WITHIN THOSE AREAS ON THE PLAT DESIGNATED AS "UTILITY EASEMENT AREAS" AND THE PROPERTY DESIGNATED ON THE PLAT FOR STREETS AND ALLEYS, WHETHER PUBLIC OR PRIVATE, TOGETHER WITH THE RIGHT TO INSTALL SERVICE CONNECTIONS UPON, ACROSS WITHIN AND BENEATH THE SURFACE OF EACH LOT TO SERVE IMPROVEMENTS, THEREON, OR ON ADJACENT LOTS; ALSO THE RIGHT TO TRIM OR CUT DOWN TREES, BRUSH AND ROOTS AS MAY BE REASONABLY REQUIRED INCIDENT TO THE RIGHTS HEREIN GIVEN, AND THE RIGHT TO ENTER UPON THE SUBDIVIDED PROPERTY FOR ALL SUCH PURPOSES; THE GRANTEEES AGREE TO RESTORE OR CAUSE TO HAVE RESTORED, THE PROPERTY, AS NEARLY AS IS REASONABLY POSSIBLE, TO THE CONDITION EXISTING PRIOR TO SUCH ENTRY BY THE GRANTEEES OR THEIR AGENTS. THIS RESTORATION, HOWEVER, DOES NOT APPLY TO THE INITIAL INSTALLATION OF SAID UNDERGROUND AND/OR ABOVE GROUND ELECTRIC FACILITIES, NATURAL GAS FACILITIES, OR TELEPHONE AND CABLE TV FACILITIES OR TO ANY TREES, BRUSH OR ROOTS WHICH MAY BE REMOVED AT ANY TIME PURSUANT TO THE RIGHTS HEREIN GRANTED. STRUCTURES SHALL NOT BE PLACED OVER GRANTEEES' FACILITIES OR IN, UPON OR OVER THE PROPERTY WITHIN THE LINES MARKED "UTILITY EASEMENT AREAS" WITHOUT THE PRIOR WRITTEN CONSENT OF GRANTEEES. AFTER INSTALLATION OF ANY SUCH FACILITIES, THE GRADE OF THE SUBDIVIDED PROPERTY SHALL NOT BE ALTERED BY MORE THAN FOUR INCHES WITHOUT WRITTEN CONSENT OF GRANTEEES.

THE GRANT OF EASEMENT SHALL BE BINDING UPON AND INURE TO THE BENEFIT OF THE HEIRS, SUCCESSORS AND ASSIGNS OF ALL PARTIES HERETO.

There are no objections to this plat with respect to Secs. 236.15, 236.16, 236.20 and 236.21(1) and (2), Wis. Stats. as provided by s. 236.12, Wis. Stats.
Certified _____, 20____
Department of Administration

CITY OF DELAFIELD TREASURER CERTIFICATE

STATE OF WISCONSIN) SS
WAUKESHA COUNTY)

I, AMY BUCHMAN, BEING DULY APPOINTED, QUALIFIED AND ACTING TREASURER OF THE CITY OF DELAFIELD, DO HEREBY CERTIFY THAT IN ACCORDANCE WITH THE RECORDS IN MY OFFICE, THERE ARE NO UNPAID TAXES OR SPECIAL ASSESSMENTS AS OF _____, 20____ ON LANDS INCLUDED IN THE PLAT OF "DELAFIELD PARK WAY".

DATE: _____

AMY BUCHMAN, CITY TREASURER

CITY PLAN COMMISSION APPROVAL

APPROVED BY THE PLAN COMMISSION OF THE CITY OF DELAFIELD, THIS _____ DAY OF _____, 20____.

KENT ATTWELL, CHAIRPERSON MOLLY SCHNEIDER, CITY CLERK

CITY COMMON COUNCIL APPROVAL

APPROVED BY THE COMMON COUNCIL OF THE CITY OF DELAFIELD, THIS _____ DAY OF _____, 20____.

KENT ATTWELL, MAYOR MOLLY SCHNEIDER, CITY CLERK

COUNTY TREASURER'S CERTIFICATE

STATE OF WISCONSIN)SS
WAUKESHA COUNTY)

I, PAMELA F. REEVES, BEING DULY ELECTED, QUALIFIED AND THE ACTING TREASURER OF THE COUNTY OF WAUKESHA, DO HEREBY CERTIFY THAT THE RECORD IN MY OFFICE SHOWS NO UNREDEEMED TAX SALES AND NO UNPAID TAXES OR SPECIAL ASSESSMENTS THROUGH _____, 20____ AFFECTING THE LANDS INCLUDED ON THIS SUBDIVISION PLAT.

DATE: _____

PAMELA F. REEVES, COUNTY TREASURER

EXTERIOR CURVE TABLE

Table with columns: CURVE #, LOT #, RADIUS, DELTA, ARC DIST, CHORD DIST, CHORD BEARING, TANGENT IN, TANGENT OUT

CURVE TABLE

Table with columns: CURVE, LOT #, RADIUS, DELTA, ARC DIST, CHORD DIST, CHORD BEARING, TANGENT IN, TANGENT OUT

EASEMENT DETAIL

