



City of Fitchburg
 Planning/Zoning Department
 5520 Lacy Road
 Fitchburg, WI 53711
 (608-270-4200)

LAND DIVISION APPLICATION

The undersigned owner, or owner's authorized agent, of property herein described hereby submits ten (10) copies of the attached maps, one (1) copy no larger than 11" x 17", and one (1) pdf document of the complete submittal (planning@fitchburgwi.gov) for approval under the rules and requirements of the Fitchburg Land Division Ordinance.

1. Type of Action Requested:
- Certified Survey Map Approval
 - Preliminary Plat Approval
 - Final Plat Approval
 - Replat
 - Comprehensive Development Plan Approval

2. Proposed Land Use (Check all that Apply):

- Single Family Residential
- Two-Family Residential
- Multi-Family Residential
- Commercial/Industrial

3. No. of Parcels Proposed: 4

4. No. Of Buildable Lots Proposed: 4

5. Zoning District: PDD-SIP

6. Current Owner of Property: VH Highfield Reserve, LLC

Address: 6801 South Towne Drive, Madison, WI 53713 Phone No: (608) 226-3000


7. Contact Person: D'Onofrio Kottke & Assoc. - Dan Day

Email: dday@donofrio.cc

Address: 7530 Westward Way, Madison, WI 53717 Phone No: (608) 833-7530

8. Submission of legal description in electronic format (MS Word or plain text) by email to: planning@fitchburgwi.gov

Pursuant to Section 24-2 (4) of the Fitchburg Land Division Ordinance, all Land Divisions shall be consistent with the currently adopted City of Fitchburg Comprehensive Plan.

Respectfully Submitted By:  Chris Ehlers, Authorized Signatory

Owner's or Authorized Agent's Signature Print Owner's or Authorized Agent's Name

PLEASE NOTE - Applicants shall be responsible for legal or outside consultant costs incurred by the City. Submissions shall be made at least four (4) weeks prior to desired plan commission meeting.

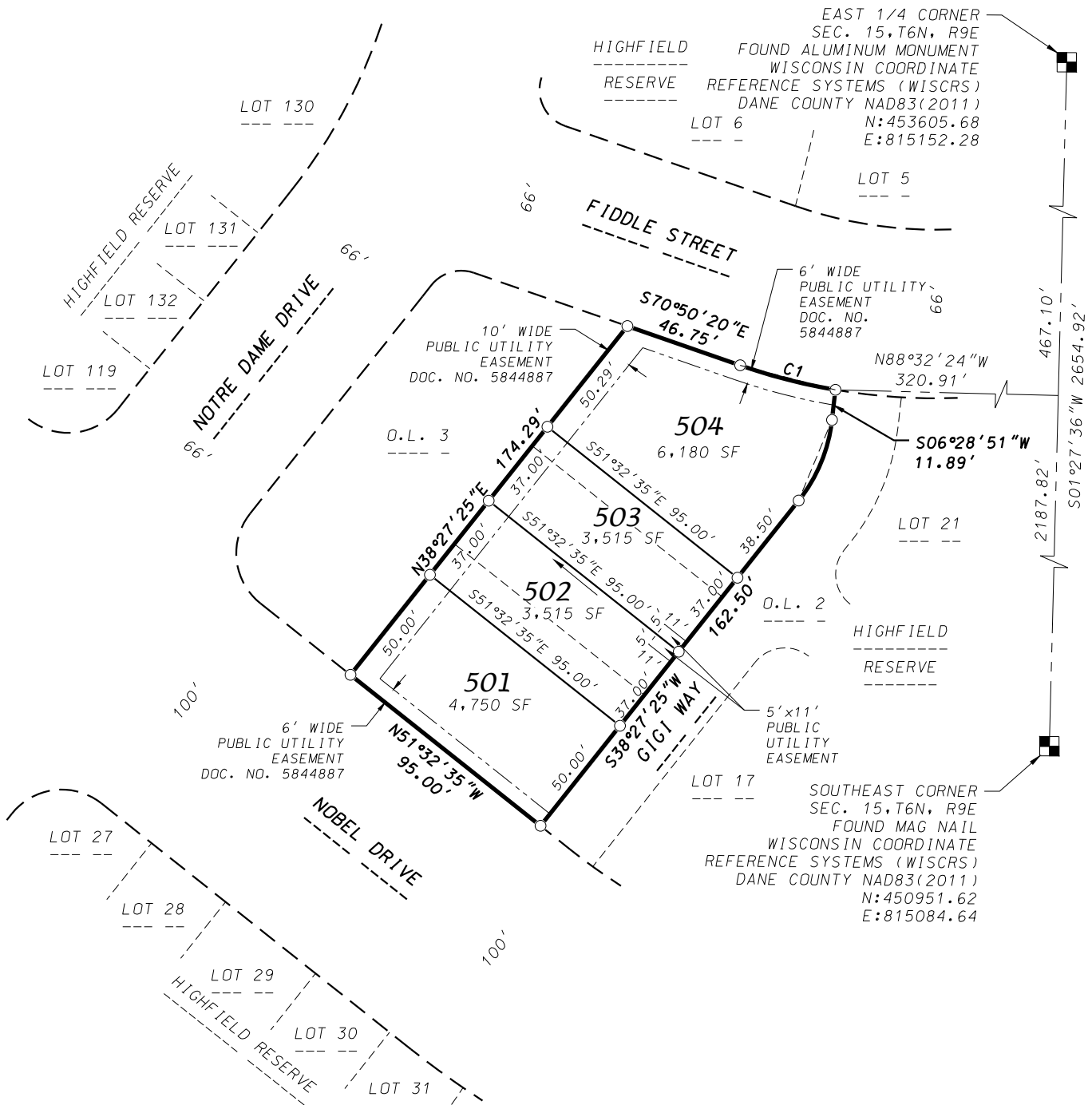
For City Use Only: Date Received: _____

Ordinance Section No. _____ Fee Paid: _____

Permit Request No. _____

CERTIFIED SURVEY MAP

LOTS 18-20, HIGHFIELD RESERVE, LOCATED IN THE NE1/4 OF THE SE1/4 SECTION 15, T6N, R9E, CITY OF FITCHBURG, DANE COUNTY, WISCONSIN



LEGEND

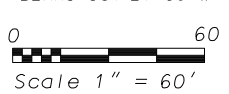
○ PLACED 3/4"X18" REBAR (WT=1.5LBS/FT)

CURVE TABLE

CURVE NUMBER	RADIUS (FEET)	CHORD (FEET)	ARC (FEET)	CHORD BEARING	CENTRAL ANGLE	TANGENT BEARING
1	233.00	38.52	38.56	N75°34'48"W	09°28'56"	IN-N70°50'20"W



GRID NORTH
WISCONSIN COORDINATE
REFERENCE SYSTEMS (WISCRS)
DANE COUNTY NAD83(2011)
THE EAST LINE OF THE SE1/4
OF SECTION 15, T6N, R9E
BEARS S01°27'36"W



SHEET 1 OF 4

DATE: March 21, 2023
 F.N.: 23-07-103
 C.S.M. NO. _____
 DOC. NO. _____
 VOL. _____ SHEET _____

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

CERTIFIED SURVEY MAP

LOTS 18-20, HIGHFIELD RESERVE, LOCATED IN THE NE1/4 OF THE SE1/4 SECTION 15, T6N, R9E, CITY OF FITCHBURG, DANE COUNTY, WISCONSIN

SURVEYOR'S CERTIFICATE


I, Brett T. Stoffregan, Professional Land Surveyor S-2742, do hereby certify that this survey is in full compliance with Chapter 236.34 of the Wisconsin Statutes and the Subdivision Regulations of the City of Fitchburg, Dane County, Wisconsin, and under the direction of the Owners listed below, I have surveyed, divided and mapped the land described herein and that said map is a correctly dimensioned representation of the exterior boundaries and division of the land surveyed. Said land is described as follows:

Lots 18, 19 and 20, Highfield Reserve, recorded in Volume 61-068B of Plats on pages 419-424 as Document Number 5844887 in the Dane County Register of Deeds Office, located in the NE1/4 of the SE1/4 of Section 15, T6N, R9E, City of Fitchburg, Dane County, Wisconsin. Containing 17,960 square feet (0.412 acres).

Dated this 21st day of March, 2023.

Brett T. Stoffregan, Professional Land Surveyor S-2742

NOTES

1. This Certified Survey map is subject to the following recorded instruments:
-Declaration of Protective Covenants, Conditions and Restrictions recorded as Doc. No. 5869796
-Agreement recorded as Doc. No. 5877174
2. Public Utility Easement as shown hereon are for the use of Public Bodies and Private Public Utilities having the right to serve the area. The final grade within Public Utility Easements shall not be altered by more than six (6) inches without consent of the utilities involved.
3.  Arrows indicate the direction of surface drainage swale at individual property lines. Said drainage swale shall be graded prior to utility installation for each phase of the plat and maintained by the lot owner. Elevations of the drainage swale shall not be modified unless modified with the approval of the City Engineer.



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YOUR NATURAL RESOURCE FOR LAND DEVELOPMENT

DATE: March 21, 2023

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CERTIFIED SURVEY MAP

LOTS 18-20, HIGHFIELD RESERVE, LOCATED IN THE NE1/4 OF THE SE1/4 SECTION 15, T6N, R9E, CITY OF FITCHBURG, DANE COUNTY, WISCONSIN

OWNER'S CERTIFICATE

DKHR Land, LLC, a Wisconsin limited liability company duly organized and existing under and by virtue of the laws of the State of Wisconsin, as owner, does hereby certify that said limited liability company caused the land described on this map to be surveyed, divided, mapped, and dedicated as represented on this map.

DKHR Land, LLC, does further certify that this map is required by s.236.34 to be submitted to the City of Fitchburg for approval.

IN WITNESS WHEREOF, the said DKHR Land, LLC has caused these presents to be signed by said corporate officer(s), this _____ day of _____, 2023.

DKHR Land, LLC

STATE OF WISCONSIN)
COUNTY OF DANE)S.S.

Personally came before me this _____ day of _____, 2023, the above named person to me known to be the person(s) who executed the foregoing instrument and acknowledged the same.

Notary Public, Dane County, Wisconsin
My commission expires: _____



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CITY OF FITCHBURG CERTIFICATE

This Certified Survey Map, including any dedications and public easements shown hereon, has been duly filed with and approved by the City Council of the City of Fitchburg, Dane County, Wisconsin.

By: _____
Tracy Oldenburg, City Clerk

Date: _____

REGISTER OF DEEDS CERTIFICATE

Received for recording this _____ day of _____, 2023 at _____ and recorded in Volume _____ of Certified Survey Maps on Pages _____ as Document Number _____.

Kristi Chlebowski, Dane County Register of Deeds



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VOL. _____ SHEET _____

LEGAL DESCRIPTION

Lots 18, 19 and 20, Highfield Reserve, recorded in Volume 61-068B of Plats on pages 419-424 as Document Number 5844887 in the Dane County Register of Deeds Office, located in the NE1/4 of the SE1/4 of Section 15, T6N, R9E, City of Fitchburg, Dane County, Wisconsin.