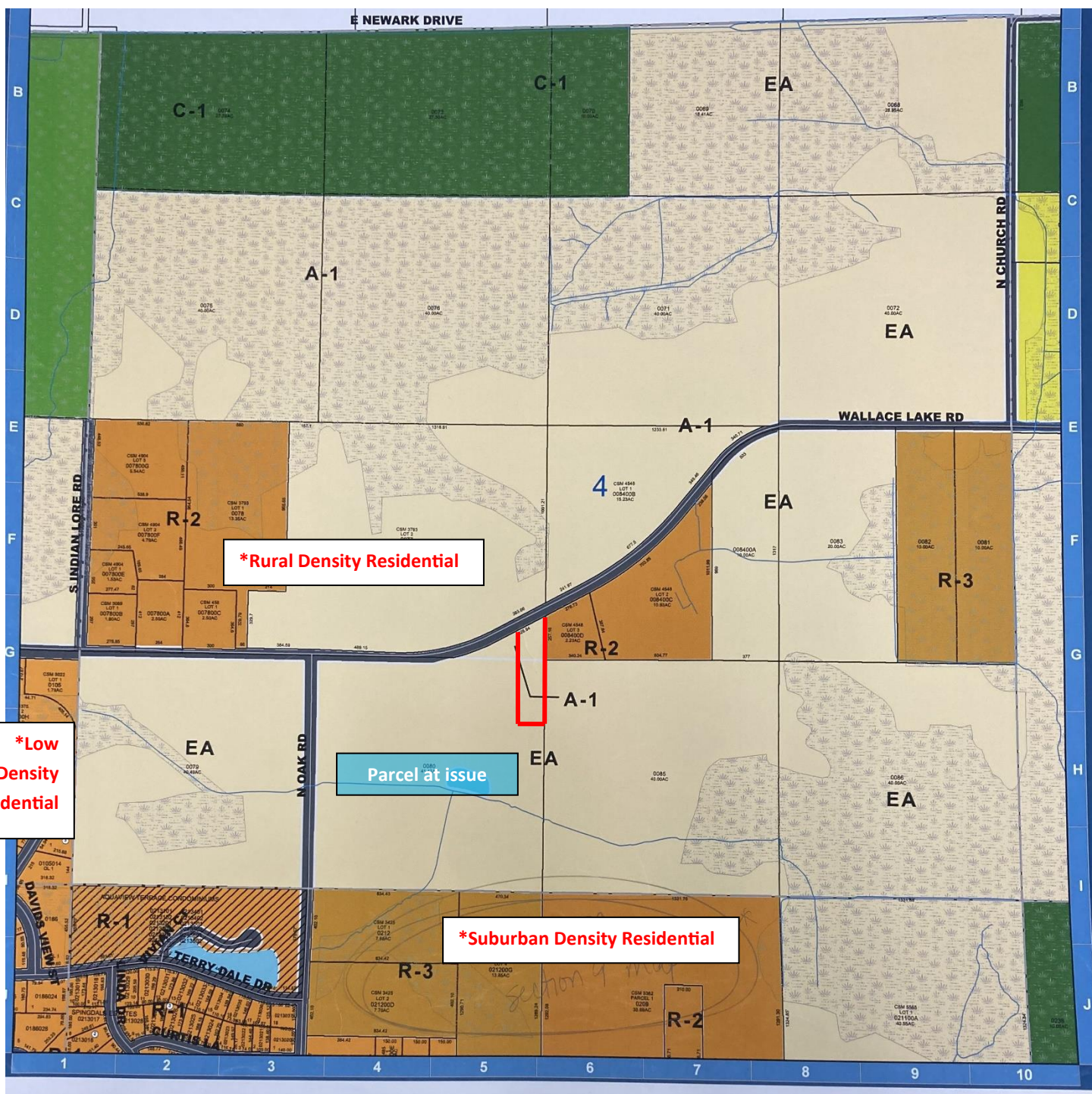




*** = Comp Plan Amendment Designations**

(r.a.) - means "recorded as"

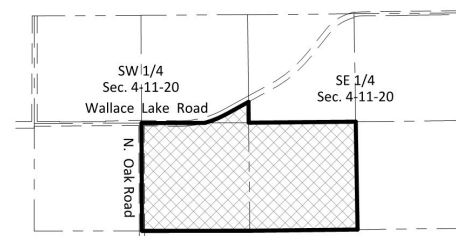
Certified Survey Map

Horizontal datum is based on the Wisconsin State Plane Coordinate System Grid, South Zone (NAD83/2011), and all bearings are referenced to Grid North. The east line of the SW 1/4 of Sec. 4-11-2 has a grid bearing of N 00°33'20" W.

The SE 1/4 of the SW 1/4, the SW 1/4 of the SE 1/4 and part of the NE 1/4 of the SW 1/4, all in Section 4, Township 11 North, Range 20 East, Town of Trenton, Washington County, Wisconsin.

Location Sketch

Scale: 1" = 2000'



⊕ - indicates a soil boring location

- indicates a traced wetland boundary from the Washington County GIS website.

unplatted lands

unplatted lands

David J. Leininger
David J. Leininger, S-2285

Dated this 12th day of December, 2023.



- - indicates a 0.75" x 18" rebar weighing 1.50 lbs./ft. set
- - indicates a 1.3" od iron pipe found unless otherwise noted.

Note:

The Intermittent Zoning District boundary, Non-Navigable Stream in Ag. Area, and 100-year Floodplain Boundary have all been digitally copied from the Washington County GIS data portal.

The south right of way of Wallace Lake Rd. was determined by using CSM No. 3793 and found monuments.

Airport Height Restriction:
City of West Bend Airport Limitations
Restriction - elevation 1019 feet (NGVD 29)

100-year Floodplain
Zoning District boundary

South line of the SE 1/4 of Sec. 4-11-20

Southwest corner Sec. 4-11-20 conc.mon./brass cap found 530,812.28 2,470,123.21 (State Plane Coordinates)

Owner/Subdivider:

Marilyn F Roeder LE
Julie Konen
Linda Joyce ETAL
1523 Wallace Lake Rd.
West Bend, WI 53090

Surveyor:

David J. Leininger
Homeland Surveying, LLC
2079 Cold Springs Rd.
Saukville, WI 53080

This instrument was drafted by David J. Leininger, S-2285



0 200 400 800

Scale in feet
1" = 400'

Radius=1178.92

Arc=275.15

Ch. Dist.=274.53 (r.a.- 261.60)

Ch. Bear.=N 68°08'53" E (r.a. - S68°38'21" W) (r.a. - S62°16'09" W)

Delta=13°22'20" (r.a. - 12°44'25")

Tangent-In N 74°50'03" E

Tangent-Out N 61°27'42" E

north line of the SE 1/4 of the SW 1/4 of Sec. 4-11-20

Lot 2 Certified Survey Map No. 3793

(r.a. - N 89°29'25" W)

N 89°47'21" E 781.95

S 89°21'16" E 458.45

non-tangent

Radius=1178.92

Arc=294.01

Ch. Dist.=293.25

Ch. Bear.=N 81°58'43" E

Delta=14°17'20"

Tangent-In N 89°07'23" E

Tangent-Out N 74°50'03" E

west line of the SE 1/4 of the SW 1/4 of Sec. 4-11-20

N. Oak Rd.

17' reserved for City of West Bend Right-of-Way

Non-Navigable Stream in Ag. Area

Intermittent Zoning District boundary

dedicated to the public for road purposes 68,181 Sq. Ft. (1.565 Acres)

Southwest corner Sec. 4-11-20 conc.mon./brass cap found 530,812.28 2,470,123.21 (State Plane Coordinates)

South line of the SW 1/4 of Sec. 4-11-20

S 89°54'18" W 2661.48

(r.a. - N 89°54'34" E)

Lot 1 of Certified Survey Map No. 4548

324.98

N 61°07'10" E

328.94

Wallace Lake Road

144.35

180.63

1075.93

(r.a. - 1075.80)

Center Sec. 4-11-20 conc.mon./brass cap found 533,478.05 2,470,097.37 (State Plane Coordinates)

west line of the SE 1/4 of Sec. 4-11-20

(r.a. - N 00°45'47" E)

257.16

S 00°33'20" E

Lot 2 Certified Survey Map No. 4548

(r.a. - N 89°14'55" W)

N 89°26'11" E 1321.96

existing A-1 zoning proposed R-2 zoning

existing EA zoning

Wetlands

north line of the SW 1/4 of the SE 1/4 of Sec. 4-11-20

east line of the SW 1/4 of the SE 1/4 of Sec. 4-11-20

unplatted lands

1" iron pipe

1331.63

South Quarter corner Sec. 4-11-20 conc.mon./brass cap found 530,812.28 2,470,123.21 (State Plane Coordinates)

S 89°22'00" W 1331.63

(r.a. - N 89°21'59" E 1331.67)

Lot 1

Lot 2

Lot 3

Lot 4

Lot 1 Certified Survey Map No. 5565

2663.26

N 89°22'00" E

1331.63

Southwest corner Sec. 4-11-20 conc.mon./brass cap found 530,812.28 2,470,123.21 (State Plane Coordinates)

S 89°54'18" W 2661.48

(r.a. - N 89°54'34" E)

Lot 1 of Certified Survey Map No. 4548

Lot 1

Lot 2

Lot 3

Lot 4

Lot 1 Certified Survey Map No. 5565

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N 89°22'00" E

1331.63

Southwest corner Sec. 4-11-20 conc.mon./brass cap found 530,812.28 2,470,123.21 (State Plane Coordinates)

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(r.a. - N 89°54'34" E)

Lot 1 of Certified Survey Map No. 4548

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Lot 2

Lot 3

Lot 4

Lot 1 Certified Survey Map No. 5565

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