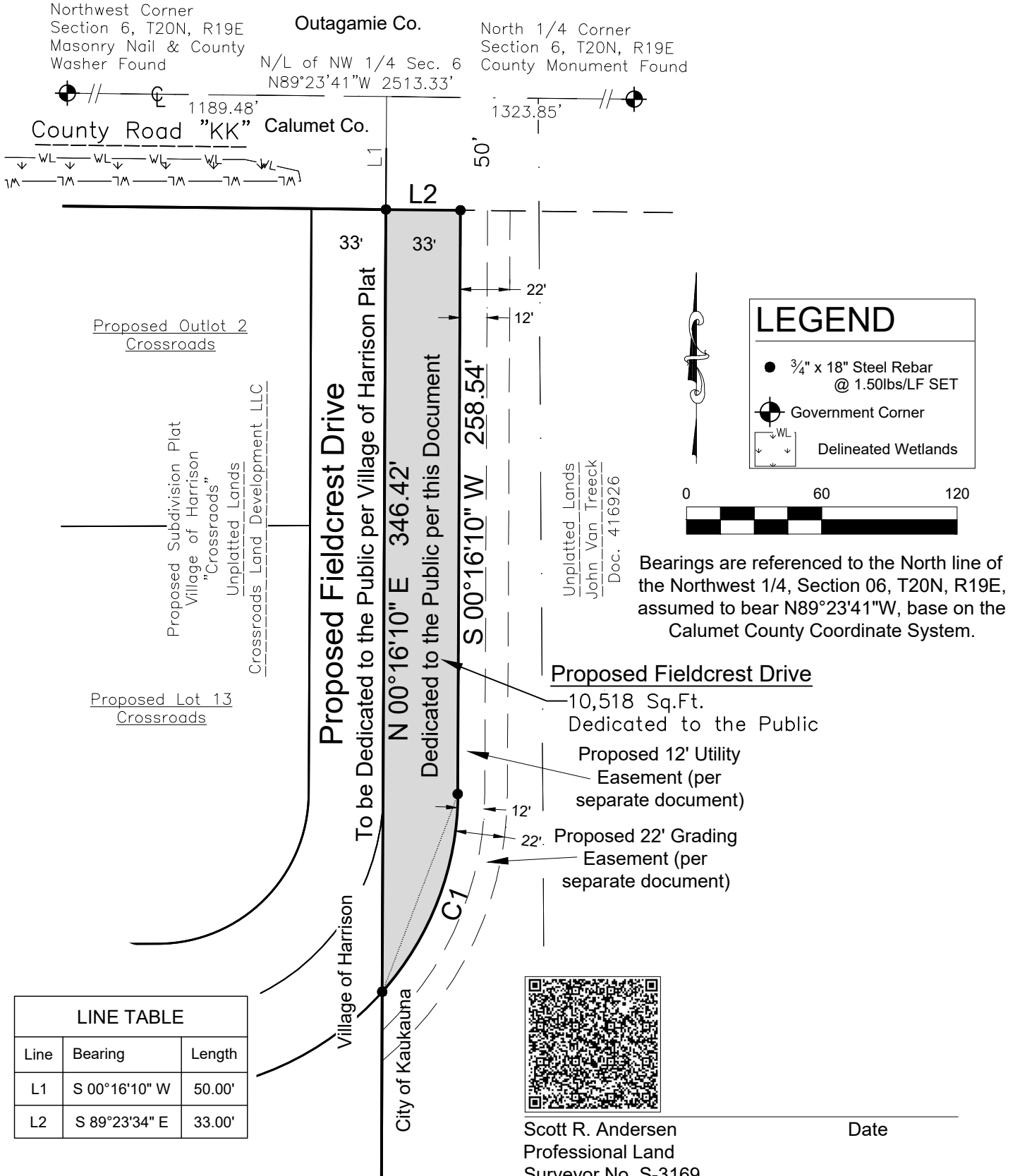


Certified Survey Map No. _____

Part of the Northwest 1/4 of the Northwest Fractional 1/4
of Section 06, Township 20 North, Range 19 East,
City of Kaukauna, Calumet County, Wisconsin.



Scott R. Andersen
Professional Land
Surveyor No. S-3169

Date _____

LINE TABLE		
Line	Bearing	Length
L1	S 00°16'10" W	50.00'
L2	S 89°23'34" E	33.00'

CURVE TABLE							
Curve	Radius	Chord Direction	Chord Length	Arc Length	Central Angle	Tangent Bearing-in	Tangent Bearing-out
C1	133.00'	S 20°53'34" W	93.69'	95.75'	41°14'48"	S 00°16'10" W	S 41°30'58" W



DAVEL ENGINEERING & ENVIRONMENTAL, INC.
Civil Engineers and Land Surveyors
1164 Province Terrace, Menasha, WI 54952
Ph: 920-991-1866 Fax: 920-441-0804
www.davel.pro

Survey for:
Crossroads Land Development LLC
4450 Fieldcrest Road
Kaukauna, WI 54130

File: 7662CSM.dwg
Date: 01/28/2024
Drafted By: scott
Sheet: 1 of 3

Certified Survey Map No. _____

Part of the Northwest 1/4 of the Northwest Fractional 1/4
of Section 06, Township 20 North, Range 19 East,
City of Kaukauna, Calumet County, Wisconsin.

Surveyor's Certificate

I, Scott R. Andersen, Professional land surveyor, hereby certify: That in full compliance with the provisions of Chapter 236 of the Wisconsin Statutes and the subdivision regulations of the City of Kaukauna, and under the direction of John Van Treeck, the property owners of said land, I have surveyed, divided, and mapped this Certified Survey Map; that such map correctly represents all exterior boundaries and the subdivision of the land surveyed; and that this land is located in Part of the Northwest 1/4 of the Northwest Fractional 1/4 of Section 06, Township 20 North, Range 19 East, City of Kaukauna, Calumet County, Wisconsin, containing 10,518 Square Feet (0.2418 Acres) of land described as follows:

Commencing at the North 1/4 Corner of said Section 06; thence along the North line of the Northwest 1/4 of said Section 06, N89°23'41"W, 1323.85 feet; thence S00°16'10"W, 50.00 feet to the south right of way line of County Road "KK" and to the Point Of Beginning of the lands being dedicated to the public for road purpose; thence S89°23'34"E along said south right of way line, 33.00 feet; thence S00°16'10"W, 258.54 feet to a point of curvature of a curve to the right having a radius of 133.00 feet and a central angle of 41°14'48"; thence 95.75 feet southerly along the arc of said curve which has a chord that bears S20°53'34"W, 93.69 feet; thence N00°16'10"E, 346.43 feet to the south right of way line of County Road "KK" and to the Point Of Beginning of the lands being dedicated to the public for road purpose. Described dedication is subject to all easements, and restrictions of record.



Scott R. Andersen,
Wisconsin Professional Land Surveyor No. S-3169

Owners' Certificate

As the property owners, we hereby certify that we caused the land described on this certified survey map to be surveyed, divided, mapped and dedicated all as shown and represented on this map.

We do further certify this plat is required by s.236.10 or s.236.12 to be submitted to the following for approval or objection:

City of Kaukauna

Dated this _____ day of _____, 20_____

John Van Treeck, Owner

State of Wisconsin)
)SS
_____)County)

Personally came before me on the _____ day of _____, 20_____, the above the property owner(s) to me known to be the persons who executed the foregoing instrument and acknowledge the same.

My Commission Expires _____
Notary Public, Wisconsin

File: 7662CSM.dwg
Date: 01/22/2024
Drafted By: scott
Sheet: 2 of 3

Certified Survey Map No. _____

Part of the Northwest 1/4 of the Northwest Fractional 1/4
of Section 06, Township 20 North, Range 19 East,
City of Kaukauna, Calumet County, Wisconsin.

City of Kaukauna Common Council Approval Certificate

Resolved, that this certified survey map and road dedication in the City of Kaukauna, Calumet County, John Van Treeck, the property owner, is hereby approved and accepted by the Common Council.

Mayor

Date

I hereby certify that the foregoing is a copy of a resolution adopted by the Common Council of the City of Kaukauna.

Clerk

Date

Treasurers' Certificate

We, being the duly elected, qualified and acting Treasurers' of the City of Kaukauna and Calumet County, do hereby certify that in accordance with the records in our office, there are no unredeemed tax sales and unpaid taxes, or special assessments on and of the land included in this certified survey map.

City Treasurer

Date

County Treasurer

Date

This Certified Survey Map is contained wholly within the property described in the following recorded instruments:

the property owners of record:
John Van Treeck

Recording Information:
Doc. 416926

Parcel Number(s):
32056



Scott R. Andersen
Professional Land Surveyor
No. S-3169

Date

File: 7662CSM.dwg
Date: 01/22/2024
Drafted By: scott
Sheet: 3 of 3

UPDATED 3.21.2022



CITY OF KAUKAUNA PLAN COMMISSION APPLICATION FOR REVIEW

I am requesting a:

Zoning Change

Special Exception Permit

Certified Survey Map Review

Subdivision Plat Review

Petitioner Information:

Name: Scott Andersen - Davel Engineering & Environmental Inc

Address: 1164 Province Terrace

Phone Number: 920-560-6569

Owner's Name (if not the petitioner): John Van Treeck

Owner's Address: 1220 E. Taft Ave

Address of Parcel in Question: N9675 HWY 55 - Parcel #32056

Property Dimensions (in either SF or Acres): Proposed Public Dedication = 10,518 SqFt

Explain your proposed plans and what you are requesting the Plan Commission approve.

Please also note if there are existing structures on this property:

Proposed Development to the west in the Village of Harrison will benefit along with public safety with this road dedication. This road dedication within the city along with the road dedication within the Village of Harrison will allow for the access point to line up directly south of the existing Fieldcrest Dr. Intersection.

Additional Requirements: For Certified Survey Map and Subdivision Plat Review, professionally drawn maps are required to be submitted. These maps must include all structures, lot lines and streets with distances to each. For Subdivision Plat Review, the proposed street system must be indicated on the face of the preliminary plat to indicate, within a 2,000 foot radius from the exterior border of the plat, how the proposed streets will tie into the existing street system. Maps should be drawn to a scale of not less than 1":1,000'. For Zoning Change requests that would result in split zoning (or two zoning classifications on one parcel), a professionally drawn map meeting the standards above is also required. Additional information may also be requested as may be appropriate per the proposal being made.

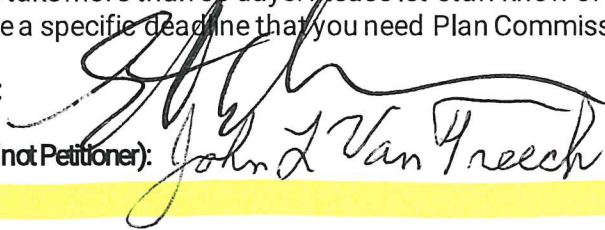
Plan Commission Review Fee Schedule:

Lot Division by Certified Survey Map (1-4 lots)	\$10/lot based on total lots
Subdivision Review (5+ lots)	\$200
Special Exception Permit	\$100
Rezoning/Zoning Change	\$100
Variance to Subdivision Ordinance	\$50
Planned Unit Subdivision Ordinance	\$200

Please Note: Changes to zoning ordinances, special exception permits and map/plat reviews often require action by multiple governmental bodies. Between multiple meetings and statutory requirements for public hearings and noticing of meetings, sometimes reviews and authorizations can take more than 30 days. Please let staff know of your request as early as possible if you have a specific deadline that you need Plan Commission authorization by.

Signature of Petitioner:

Signature of Owner (if not Petitioner):



John L. Van Greesch

Date Submitted to City of Kaukauna:

Please submit by email to lpaul@kaukauna-wi.org or by mail to City of Kaukauna, Attn: Plan Commission, P.O. Box 890, Kaukauna, WI 54130



CALUMET COUNTY HIGHWAY DEPARTMENT

241 E. Chestnut
CHILTON, WI 53014-1198

CHILTON: (920) 849-1434
APPLETON/SHERWOOD: (920) 989-2700 EXT. 434

FAX: (920) 849-1405
WEBSITE: www.co.calumet.wi.us

PERMIT APPLICATION FOR ACCESS TO A COUNTY TRUNK HIGHWAY

Date Dec. 21, 2023
Applicant Scott Andersen - Davel Eng.
(Print Name)
Address 1164 Province Terrace
City Menasha Zip Code 54952
Telephone 920-560-6569

Crossroads Land
Owner (if other than applicant) Development LLC
Address 4450 Fieldcrest Dr.
City Kaukauna Zip Code 54130
Telephone 920-850-4542

LOCATION OF WORK

County Highway KK ~~TOWNSHIP~~ Village of Harrison
Section No. 06 Township No. 20 Range No. 19
Located 1189 FT ~~XXXX~~ North South East West of the Junction with Friendship Drive
On the North South East West side of the road **NOTE: APPLICANT TO FLAG ACTUAL SITE**

TYPE OF PERMIT REQUESTED

Please check appropriate description(s):
Approximate Completion Date Spring 2024 Residence Driveway (maximum 24 feet)
 New Driveway Installation Commercial Driveway (maximum 35 feet)
 Public Road Field Entrance (maximum width 35 feet)
 Other (describe below)
 Change in Use of Existing Driveway (describe)

Provide Specific Explanation
See Provided Preliminary Subdivision Plat

Are there known plans to re-subdivide or create additional lots? Yes *** No ***See Provided Preliminary Subdivision Plat
Applicant or Owner of Property Signature 

APPROVAL (office use only)

Surface size shall be _____ feet wide Culvert required Yes No Culvert Size _____

Return this form to:
Calumet County Highway Department
241 Chestnut
Chilton, WI 53014-1198

Permit Fee 875.⁰⁰
Check Number #15076
Date Paid 12.7.2023

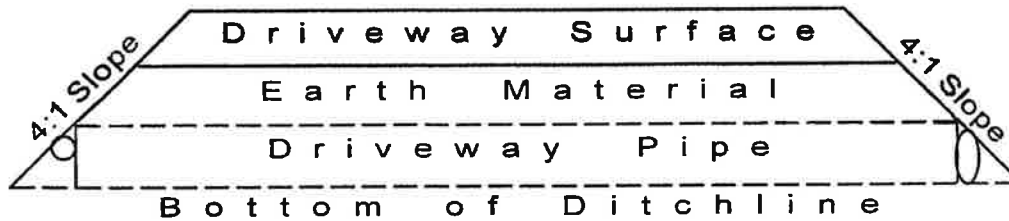
Requirements or Comments Please contact Chad Schemm @ (920) 418-2318

for Final Inspection
Approved or Denied By Brian P. Glason Date 12.21.23 Expiration Date 6/21.23

Final Inspection Approved By _____ Date _____

**THE FOLLOWING CONDITIONS MUST BE MET
CONCERNING NEW OR EXISTING DRIVEWAY INSTALLATIONS OR CHANGES:**

1. Driveway side slopes shall be of earth material, covered with black ground and seeded.
2. No rigid materials such as concrete or bituminous side slopes shall be constructed.
3. Side slope grade shall be no less than 4 to 1 as per diagram below:



4. The culvert shall be a minimum of 10 feet from property line and at right angles to the roadway and located at the bottom of the existing ditchline.
5. The driving surface shall meet specified width requirements.
6. The driveway pipe if required, shall be 18" minimum diameter.
7. Apron endwalls shall be used.
8. All work shall be completed and have final approval from the Highway Department within 90 days from issuance of this permit. At the end of the 90 day period, a new permit shall be obtained.
9. A flag will be provided by the Highway Commission to be used to identify each side of the proposed installation at the edge of the shoulder. A diagram may be attached to this application.
10. All the culverts, endwall, installation and permit fees are at owners expense.
11. No driveways shall be installed with an approach grade greater than 10:1 slope.

BLACKTOPPING OF DRIVEWAYS

Driveways must be tapered in such way that the water is diverted to the sides and not drained onto the County Trunk Highway System. Approaches shall be kept low enough to avoid winter snow removal problems. The low points should be over the culvert or in line with center of the ditch.

CONDITIONS AGREEMENT

In the performance of this work, I will comply with the terms and conditions of any permit that may be issued by the State.

Calumet County reserves the right to inspect and correct any deficiencies that have not been addressed after the 60 day inspection and shall charge all associated costs to the applicant.

I understand that this application is to be filled out and returned with the permit fee to the address on the other side of this form. The Calumet County Highway Department will review the application using the guidelines detailed in the Calumet County Highway System Controlled Access Ordinance. Driveway permits are issued under the authority of Section 86-07(2), Wisconsin State Statutes which reads as follows:

"No person shall make any excavation of fill or install any culvert . . . in any highway . . . without a permit therefore from the highway authority maintaining the highway . . ."

An approved permit is an application with a signature of an authorized Calumet County Highway Employee. The installer shall provide traffic control to ensure roadway safety in accordance to Part VI of the Manual on Uniform Traffic Control Devices (MUTCD) and the Wisconsin (MUTCD) supplement.

Applications are reviewed for conflicts with future projects, access control, scenic easements, certified survey map restrictions, subdivision plat restrictions, highway easements or recorded covenants including any and all issues shall be resolved before the permit is issued.

This permit, if issued, *does not authorize any* improvements to the premises other than the project(s) described herein.

DAVEL ENGINEERING & ENVIRONMENTAL, INC.

15076

DATE	INVOICE NO.	COMMENT	AMOUNT	NET AMOUNT
11/13/2023		Crossroads		875.00
DATE 11/13/23			VENDOR Calumet County Highway Department	TOTAL 875.00

15076



DAVEL ENGINEERING & ENVIRONMENTAL, INC.
 1164 PROVINCE TERRACE
 MENASHA, WI 54952
 (920) 991-1866



Eight Hundred Seventy Five and no/100

DATE 11/13/23 AMOUNT 15076 \$875.00

PAY TO THE ORDER OF

CALUMET COUNTY HIGHWAY DEPARTMENT
 241 E CHESTNUT ST
 CHILTON WI 53014-1554

[Signature]
 AUTHORIZED SIGNATURE

Security features. Details on back.

⑈015076⑈ ⑈075912738⑈ ⑈115626⑈

DAVEL ENGINEERING & ENVIRONMENTAL, INC.

15076

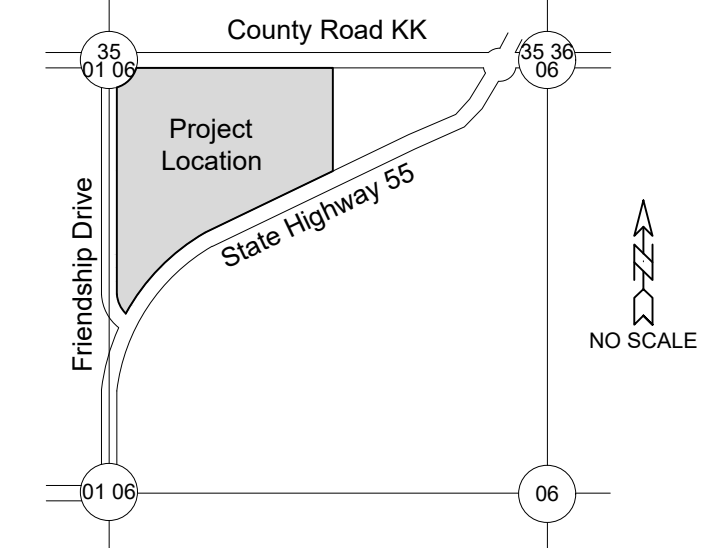
DATE	INVOICE NO.	COMMENT	AMOUNT	NET AMOUNT
11/13/2023		Crossroads		875.00
DATE 11/13/23			VENDOR Calumet County Highway Department	TOTAL 875.00

Crossroads

Part of Lot 2 of Certified Survey Map No. 3334 and Part of the Fractional Southwest 1/4 of the Northwest 1/4 and Part of the Fractional Northwest 1/4 of the Northwest 1/4 of Section 06, Township 20 North, Range 19 East, Village of Harrison, Calumet County, Wisconsin

LOCATION MAP

NW 1/4 SEC 06, T 20 N, R 19 E,
VILLAGE OF HARRISON,
CALUMET COUNTY, WI



LINE TABLE

Line	Bearing	Length
L1	S 00°11'50" E	50.00'
L2	S 89°48'10" W	125.22'
L3	S 68°11'10" W	139.38'
L4	S 00°11'50" E	105.96'
L5	N 89°48'10" E	37.91'
L6	N 68°11'10" E	118.06'
L7	N 21°48'50" W	65.18'
L8	S 21°48'50" E	72.91'
L9	N 89°48'10" E	125.22'

CURVE TABLE

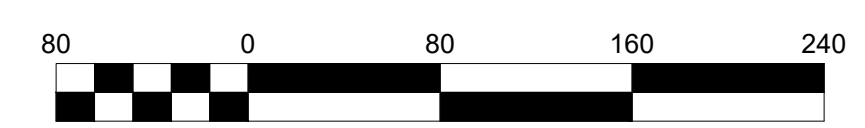
Curve	Radius	Chord Direction	Chord Length	Arc Length	Central Angle	Tangent Bearing-in	Tangent Bearing-out
C1	1187.16'	N 44°38'56" E	528.91'	533.38'	25°44'33"	N 31°46'39" E	N 57°31'12" E
C2	65.00'	S 44°48'10" W	91.92'	102.10'	89°59'59"	S 00°11'50" E	S 89°48'09" W
C3	135.01'	S 02°54'39" W	14.64'	14.65'	6°12'58"	S 06°01'08" W	S 00°11'50" E
C4	1187.16'	N 60°32'50" E	125.38'	125.44'	6°03'15"	N 57°31'12" E	N 63°34'27" E
C5	1187.16'	N 44°38'56" E	528.91'	533.38'	25°44'33"	N 31°46'39" E	N 57°31'12" E
C6	133.00'	N 65°39'34" E	108.80'	112.09'	48°17'12"	N 89°48'10" E	N 41°30'58" E
C7	67.00'	S 78°59'40" W	25.13'	25.28'	21°37'00"	S 89°48'10" W	S 68°11'10" W
C8	67.00'	S 33°59'40" W	75.30'	79.97'	68°23'00"	S 68°11'10" W	S 00°11'50" E
C9	133.00'	S 39°36'26" W	170.29'	184.80'	79°36'32"	S 00°11'50" E	S 79°24'42" W
C10	133.00'	S 29°47'53" W	132.98'	139.26'	59°59'26"	S 00°11'50" E	S 59°47'36" W
C11	133.00'	S 69°36'09" W	45.32'	45.54'	19°37'07"	S 59°47'36" W	S 79°24'42" W
C12	133.00'	S 84°36'26" W	24.09'	24.12'	10°23'28"	S 79°24'42" W	S 89°48'10" W
C13	67.00'	N 84°36'26" E	12.13'	12.15'	10°23'28"	N 89°48'10" E	N 79°24'42" W
C14	67.00'	N 39°36'26" E	85.78'	93.09'	79°36'32"	N 79°24'42" E	N 00°11'50" E
C15	133.00'	N 33°59'40" E	149.48'	158.74'	68°23'00"	N 00°11'50" W	N 68°11'10" E
C16	133.00'	N 20°33'04" E	94.23'	96.33'	41°29'47"	N 00°11'50" W	N 41°17'57" E
C17	133.00'	N 54°44'34" E	61.84'	62.41'	26°53'12"	N 41°17'57" E	N 68°11'10" E
C18	67.00'	N 68°00'20" W	75.30'	79.97'	68°23'00"	N 21°48'50" W	S 89°48'10" W
C19	60.00'	N 00°11'50" W	66.00'	307.11'	293°15'58"	S 33°10'11" W	S 33°35'11" E
C20	60.00'	S 86°03'30" W	95.70'	110.77'	105°46'38"	S 33°10'11" W	N 41°03'11" W
C21	60.00'	N 05°45'41" E	69.33'	73.91'	70°35'01"	N 41°03'11" W	N 29°31'50" E
C22	60.00'	N 87°58'59" E	102.26'	122.42'	116°54'19"	N 29°31'50" E	S 33°35'11" E
C23	133.00'	S 56°00'20" E	149.48'	158.74'	68°23'00"	N 89°48'10" E	S 21°48'50" E
C24	133.00'	S 78°46'30" E	52.68'	53.03'	22°50'41"	N 89°48'10" E	S 67°21'09" E
C25	133.00'	S 44°35'00" E	102.95'	105.71'	45°32'19"	S 67°21'09" E	S 21°48'50" E
C26	133.00'	N 88°48'41" E	4.60'	1°58'59"	1°58'59"	N 87°49'11" E	N 89°48'10" E
C27	67.00'	N 45°07'49" E	94.21'	104.48'	89°20'42"	N 89°48'10" E	N 00°27'28" E

NOTES

1. All linear measurements have been made to the nearest one hundredth of a foot.
2. All bearings are computed and measured to the nearest second.

LEGEND

- 3/4" x 18" Steel Rebar @ 1.50bs/LF SET
- Masonry (PK) Nail SET
- △ 1 1/2" Rebar Found
- 3/4" Rebar Found
- 1.3" O.D. Iron Pipe Found
- 2.3" O.D. Iron Pipe Found
- ⊠ Chiseled "X" Found
- ⊕ Witness Monument
- ⊙ Government Corner
- ⊙ Recorded As
- ⊙ Delineated Wetlands



Bearings are referenced to the West line of the Northwest 1/4, Section 06, T20N, R19E, assumed to bear S00°11'50"E, base on the Calumet County Coordinate System

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____

File: 7662Plat.dwg
Date: 01/22/2024
Drafted By: scott
Sheet: 1 of 2

Department of Administration



DAVEL ENGINEERING & ENVIRONMENTAL, INC.
Civil Engineers and Land Surveyors
1164 Province Terrace, Menasha, WI 54952
Ph: 920-991-1868 Fax: 920-441-0804
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Scott R. Andersen, P.L.S. No. S-3169 Date _____