

 R. O. No. 23 - 22 - 23. By CITY CLERK. June 20, 2022.

Submitting a communication from Grateful Properties, LLC requesting an encroachment on their property located at 340/342 South Pier Drive for the purpose of adding an outdoor seating deck.

CITY CLERK



Building Relationships Since 1891

Harbor Café
Grateful Properties, LLC
340 South Pier Drive
Sheboygan, WI 53081

6/10/2022

RE: Expanded Encroachment Narrative

To the City of Sheboygan Common Council –

We are asking for an expanded area of encroachment for the deck facing the river on the north side of the shanty occupied by Harbor Café. After reviewing the deck plans, we decided that it would be in the best interest of the business to maximize the outdoor space. Our hope is that this expansion will increase foot traffic off the pier and give additional people the opportunity to stay and enjoy the atmosphere of the coffee shop and the surrounding pier.

Thank you for your consideration,

Sam LeRoy
Project Manager
Quasius Construction, Inc.

FOR: Grateful Properties, LLC

SHEBOYGAN RIVER

Part of Lot 1 (Dedicated Promenade) of South Pier Subdivision, located in the Southeast Fraction of the Southeast 1/4 of Section 23, T15N, R23E, City of Sheboygan, Sheboygan County, Wisconsin described as follows:

Commencing at the Northwest Corner of Lot 5 of said Subdivision; thence N78°37'27"E 213.88 feet along the North line of said Lot 5 to the POINT OF BEGINNING of this description; thence N42°27'57"W 9.44 feet; thence N11°46'25"W 11.95 feet; thence N78°30'18"E 56.48 feet; thence S11°12'32"E 12.06 feet; thence S18°10'32"W 9.29 feet to the North line of Said Lot 5; thence S78°37'27"W 46.91 feet along said North line to the Point of Beginning of this description. This described portion contains 1,095 square feet or 0.025 acres.

1. UTILITY STRUCTURES VISIBLE ON THE GROUND SURFACE HAVE BEEN SHOWN PER ACTUAL MEASUREMENTS. UNDERGROUND UTILITY LINES HAVE BEEN SHOWN PER AVAILABLE RECORDS AND MARKINGS BY DIGGERS HOTLINE AND SHOULD NOT BE INTERPRETED AS THE EXACT LOCATION NOR THE ONLY UTILITIES IN THIS AREA.
2. PARCEL MAY BE SUBJECT TO EASEMENTS AND RIGHTS NOT SHOWN THAT A COMPLETE TITLE SEARCH MAY DISCLOSE.
3. BEARINGS ARE BASED ON SHEBOYGAN COUNTY COORDINATE SYSTEM.
4. ELEVATIONS ARE NAVD83(GEOID12B)

 County Monument
 = Iron Stake Found
 = Iron Stake Set
 = Light Pole
 Electric Line
 = Telecom Line
 = Fence
 — x — x —



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CEDAR CREEK SURVEYING, LLC
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