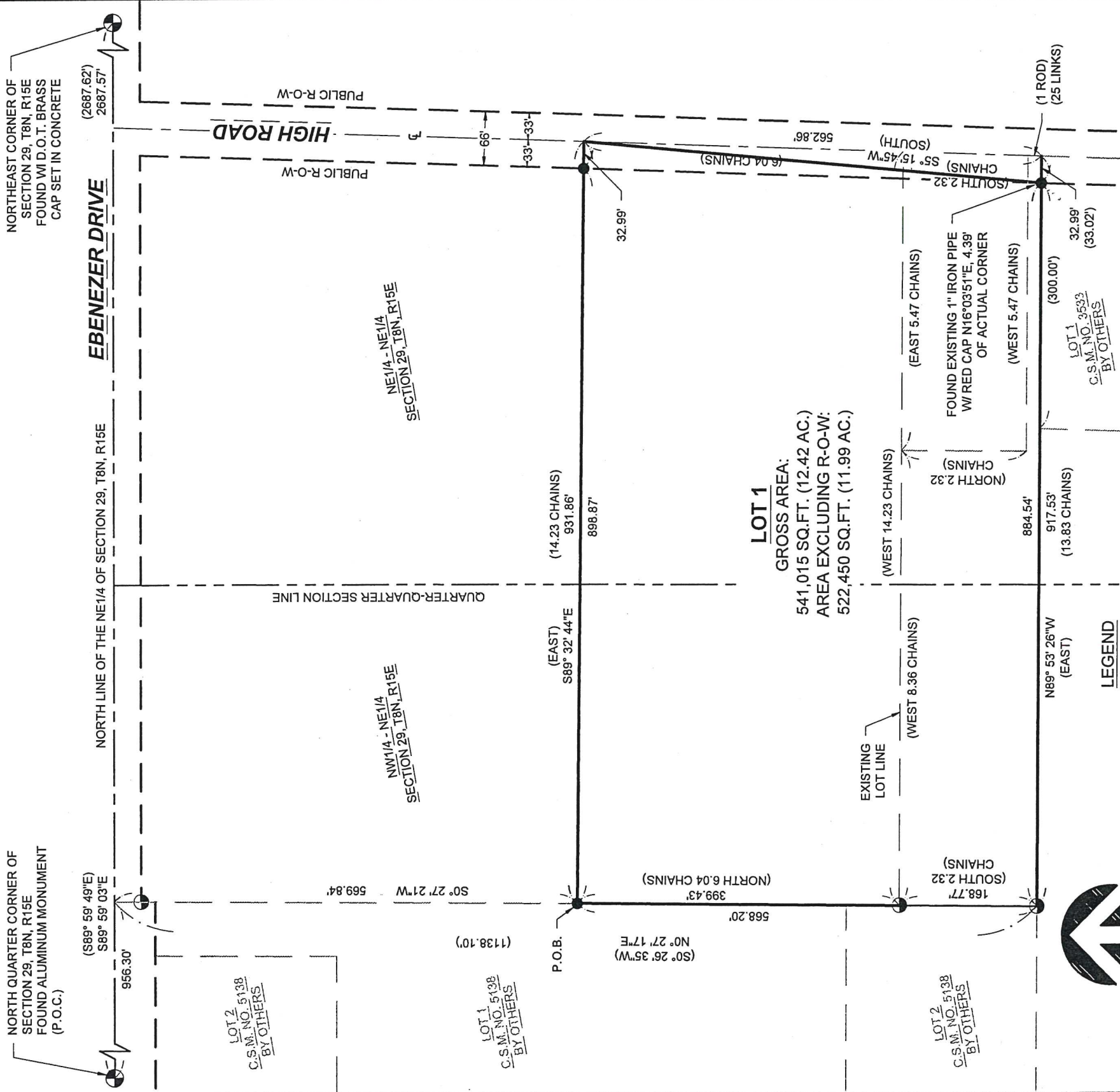


CERTIFIED SURVEY MAP NO. _____

BEING A SUBDIVISION OF A PORTION OF THE NORTHEAST QUARTER OF THE
NORTHEAST QUARTER (NE1/4-NE1/4) AND THE NORTHWEST QUARTER OF THE
NORTHEAST QUARTER (NW1/4-NE1/4) OF SECTION TWENTY-NINE (29), TOWNSHIP
EIGHT (8) NORTH, RANGE FIFTEEN (15) EAST, TOWN OF WATERTOWN,
JEFFERSON COUNTY, WISCONSIN



LEGEND

SECTION CORNER, FOUND (AS NOTED ON MAP) SEE COUNTY SURVEYOR RECORDS, LOCATION OF ALL MONUMENTS AND WITNESS TIES HAVE BEEN VERIFIED SET 3/4" DIA. IRON ROD, 24" LONG WEIGHING 1.5#LF

1" IRON PIPE, FOUND

POINT OF BEGINNING

P.O.B.

P.O.C.

() PREVIOUS SURVEY OR RECORD INFORMATION

NOTES:

1. THE LOT(S) OF THIS C.S.M. ARE CONSIDERED UNBUILDABLE UNTIL A SOILS AND SITE EVALUATION REPORT AS REQUIRED BY THE DEPARTMENT OF SAFETY AND PROFESSIONAL SERVICES IS FILED WITH THE JEFFERSON COUNTY LAND RESOURCES AND ENVIRONMENT DEPARTMENT
2. FIELD WORK COMPLETED MAY 1, 2023.

BEARINGS ARE REFERENCED TO THE NORTH
LINE OF THE NE1/4 OF SECTION 29, T8N, R15E,
MEASURED TO BEAR S89° 59' 03"E.

DATUM: WISCONSIN COUNTY COORDINATE
SYSTEM - JEFFERSON COUNTY, U.S. FOOT



NORTH

PRELIMINARY

PREPARED BY:

RAMAKER & ASSOCIATES, INC.

855 COMMUNITY DRIVE

SAUK CITY, WI 53583

PHONE: (608) 643-4100

PROJECT NUMBER: 58058

PREPARED FOR / PROPERTY OWNER:

EBENEZER MORAVIAN CEMETERY

NB095 HIGH ROAD

WATERTOWN, WI 53094

TRENT D. NELSON

DATE: 06/14/2023

WISCONSIN PROFESSIONAL LAND SURVEYOR 3132-8

SHEET 1 OF 3 SHEETS

CERTIFIED SURVEY MAP NO. _____

BEING A SUBDIVISION OF A PORTION OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER (NE1/4-NE1/4) AND THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER (NW1/4-NE1/4) OF SECTION TWENTY-NINE (29), TOWNSHIP EIGHT (8) NORTH, RANGE FIFTEEN (15) EAST, TOWN OF WATERTOWN, JEFFERSON COUNTY, WISCONSIN

SURVEYOR'S CERTIFICATE:

I, TRENT D. NELSON, WISCONSIN PROFESSIONAL LAND SURVEYOR NUMBER 3132-8, HEREBY CERTIFY:

THAT I HAVE SURVEYED AND MAPPED A CERTIFIED SURVEY MAP LOCATED IN THE NORTH-EAST QUARTER OF THE NORTHEAST QUARTER (NE1/4-NE1/4) AND THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER (NW1/4-NE1/4) OF SECTION 29, TOWNSHIP 8 NORTH, RANGE 15 EAST, TOWN OF WATERTOWN, JEFFERSON COUNTY, WISCONSIN, DESCRIBED AS FOLLOWS:

COMMENCING AT A FOUND ALUMINUM MONUMENT LOCATING THE NORTH QUARTER CORNER OF SAID SECTION 29;

THENCE S89°59'03"E, 956.30 FEET ALONG THE NORTH LINE OF THE NE1/4 OF SAID SECTION 29;

THENCE S0°27'21"W, 569.84 FEET ALONG THE EAST LINE OF LOT 1 OF C.S.M. NO. 5138 TO THE POINT OF BEGINNING;

THENCE S89°32'44"E, 931.86 FEET TO THE CENTERLINE OF HIGH ROAD;

THENCE S1°54'58"W, 562.86 FEET ALONG THE CENTERLINE OF SAID HIGH ROAD;

THENCE N89°53'26"W, 917.53 FEET TO THE SOUTHEAST CORNER OF LOT 2 OF SAID C.S.M. NO. 5138;

THENCE N0°27'21"E, 568.20 FEET ALONG THE EAST LINES OF LOTS 1 & 2 OF SAID C.S.M. NO. 5138 TO THE POINT OF BEGINNING.

THAT THE DESCRIBED CERTIFIED SURVEY MAP CONTAINS A GROSS AREA OF 541,045 SQUARE FEET OR 12.42 ACRES OF LAND.

THAT THE DESCRIBED SURVEY MAP IS SUBJECT TO ALL EASEMENTS, AGREEMENTS OR OTHER ENCUMBRANCES & RESTRICTIONS OF RECORD.

THAT I HAVE COMPLIED WITH THE PROVISIONS OF CHAPTER 236.34 OF WISCONSIN STATE STATUTES, CHAPTER A-E 7 OF THE ADMINISTRATIVE CODE OF THE STATE OF WISCONSIN, THE SUBDIVISION REGULATIONS OF JEFFERSON COUNTY AND THE SUBDIVISION REGULATIONS OF THE TOWN OF WATERTOWN TO THE BEST OF MY KNOWLEDGE AND BELIEF IN SURVEYING, DIVIDING AND MAPPING THE SAME.

THAT SUCH CERTIFIED SURVEY MAP IS A CORRECT REPRESENTATION OF ALL EXTERIOR BOUNDARIES OF THE LAND SURVEYED AND THE SUBDIVISION MADE THEREOF.

THAT I HAVE MADE SUCH CERTIFIED SURVEY MAP UNDER THE DIRECTION OF EBENEZER MORAVIAN CEMETERY, OWNER OF THE DESCRIBED LANDS.

TRENT D. NELSON
WISCONSIN PROFESSIONAL LAND SURVEYOR #3132-8
06/14/2023

PRELIMINARY

OWNER'S CERTIFICATE:

AS OWNER, I HEREBY CERTIFY THAT I CAUSED THE LANDS DESCRIBED ON THIS CERTIFIED SURVEY MAP TO BE SURVEYED, DIVIDED, MAPPED AND DEDICATED AS REPRESENTED ON THE CERTIFIED SURVEY MAP.

I FURTHER CERTIFY THAT THIS CERTIFIED SURVEY MAP IS REQUIRED TO BE SUBMITTED TO THE FOLLOWING AGENCIES FOR APPROVAL OR OBJECTION:

- JEFFERSON COUNTY PLANNING AND ZONING DEPARTMENT
- CITY OF WATERTOWN
- TOWN OF WATERTOWN

Kota R. Van der Lel
EBENEZER BRUEDER GEMEINDE (GEMEINE)
pastor
8/20/2023
DATE

JEFFERSON COUNTY PLANNING AGENCY APPROVAL:

RESOLVED, THAT THIS CERTIFIED SURVEY MAP LOCATED IN THE TOWN OF WATERTOWN BE AND HEREBY IS APPROVED IN COMPLIANCE WITH CHAPTER 236 OF THE WISCONSIN STATE STATUTES AND THE JEFFERSON COUNTY PLANNING AND ZONING DEPARTMENT SUBDIVISION REGULATIONS.

I HEREBY CERTIFY THAT THE FOREGOING IS A TRUE AND CORRECT COPY OF A RESOLUTION ADOPTED BY THE JEFFERSON COUNTY PLANNING AGENCY AND MADE EFFECTIVE THIS ____ DAY OF ____, 20__

JEFFERSON COUNTY DEPARTMENT OF
PLANNING AND ZONING

DATE



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ENGINEERING
(608) 643-4100 www.ramaker.com

PREPARED BY:
RAMAKER & ASSOCIATES, INC.
855 COMMUNITY DRIVE
SAUK CITY, WI 53585
PHONE: (608) 643-4100
PROJECT NUMBER: 58058

PREPARED FOR / PROPERTY OWNER:
EBENEZER MORAVIAN CEMETERY
N8095 HIGH ROAD
WATERTOWN, WI 53094

CERTIFIED SURVEY MAP NO. _____

BEING A SUBDIVISION OF A PORTION OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER (NE1/4-NE1/4) AND THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER (NW1/4-NE1/4) OF SECTION TWENTY-NINE (29), TOWNSHIP EIGHT (8) NORTH, RANGE FIFTEEN (15) EAST, TOWN OF WATERTOWN, JEFFERSON COUNTY, WISCONSIN

TOWN OF WATERTOWN TOWN BOARD APPROVAL:

RESOLVED, THAT THIS CERTIFIED SURVEY MAP LOCATED IN THE TOWN OF WATERTOWN BE AND HEREBY IS APPROVED. I HEREBY CERTIFY THAT THE FOREGOING IS A TRUE AND CORRECT COPY OF A RESOLUTION ADOPTED BY THE TOWN OF WATERTOWN TOWN BOARD, DATED THIS _____, 20____, DAY OF _____, 20____.

TOWN BOARD CHAIRPERSON _____ DATE _____

I HEREBY CERTIFY THAT THE FOREGOING IS A TRUE AND CORRECT COPY OF A RESOLUTION ADOPTED BY THE TOWN OF WATERTOWN, DATED THIS _____, 20____, DAY OF _____, 20____.

TOWN CLERK _____ DATE _____

CITY OF WATERTOWN PLAN COMMISSION APPROVAL:

RESOLVED, THAT THIS CERTIFIED SURVEY MAP LOCATED IN THE CITY OF WATERTOWN BE AND HEREBY IS APPROVED. I HEREBY CERTIFY THAT THE FOREGOING IS A TRUE AND CORRECT COPY OF A RESOLUTION ADOPTED BY THE CITY OF WATERTOWN PLAN COMMISSION, DATED THIS _____, 20____, DAY OF _____, 20____.

CITY PLAN COMMISSION CHAIRPERSON _____ DATE _____



RAMAKER
engineers
(608) 843-4100 www.ramaker.com

PREPARED BY:
RAMAKER & ASSOCIATES, INC.
855 COMMUNITY DRIVE
SAUK CITY, WI 53583
PHONE: (608) 843-4100
PROJECT NUMBER: 58058

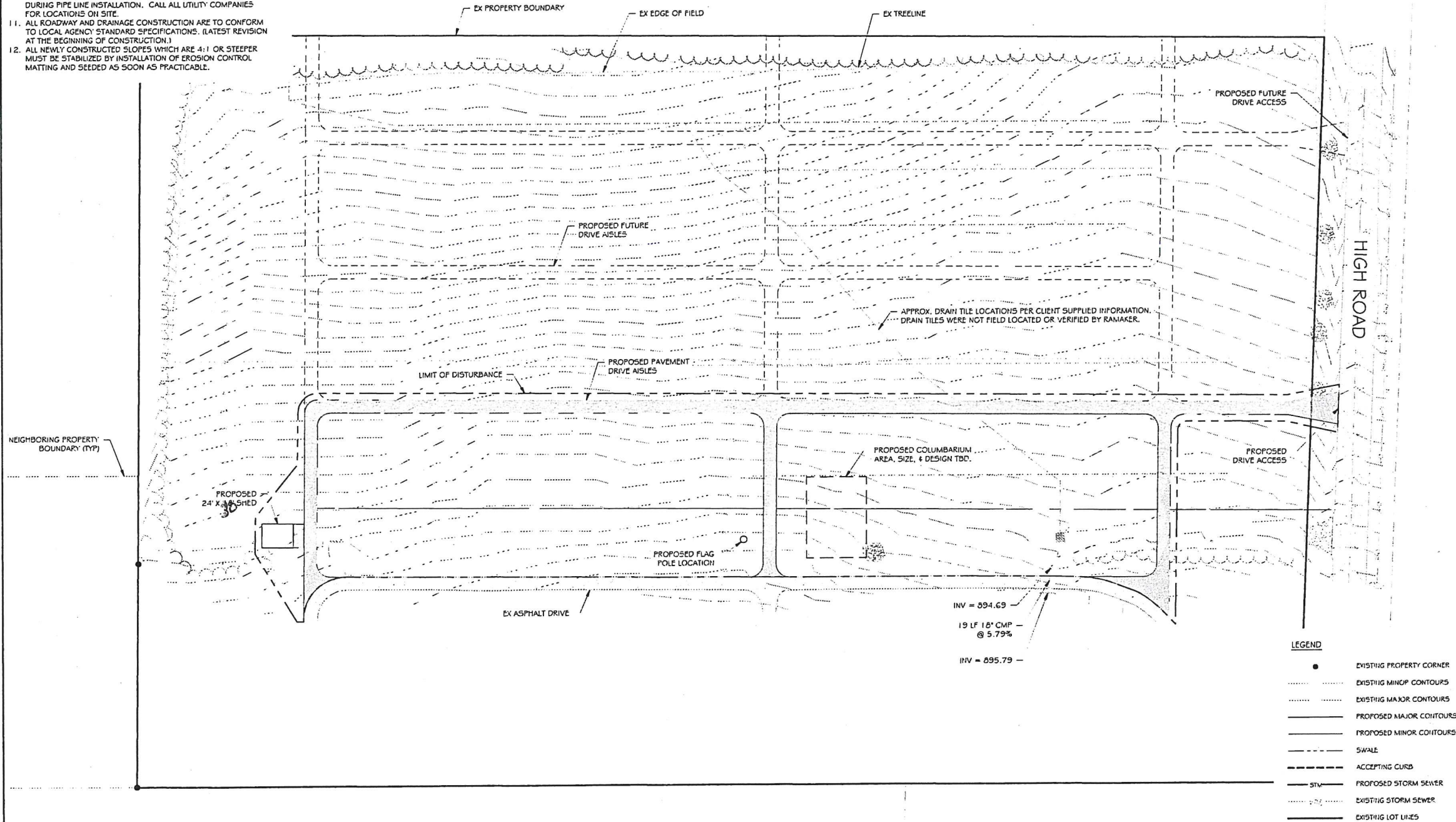
PREPARED FOR / PROPERTY OWNER:
EBENEZER MORAVIAN CEMETERY
N8095 HIGH ROAD
WATERTOWN, WI 53094

TRENT D. NELSON
WISCONSIN PROFESSIONAL LAND SURVEYOR 3732-B
DATE: 08/14/2023

- AREAS OF SITE
1. TOTAL AREA OF SITE = 12.42 ACRES
 2. TOTAL AREA DISTURBED = 2.27 ACRES

GRADING AND STORM DRAINAGE NOTES

1. ALL ELEVATIONS SHOWN ARE TO FINISHED GRADE.
2. CLEAR ALL TREES, BRUSH, STUMPS AND OTHER ORGANIC MATERIAL FROM AREAS TO BE FILLED.
3. REMOVE ALL UNSUITABLE MATERIAL (MUCK OR NON-COMPACTABLE MATERIAL) FROM AREAS TO BE FILLED.
4. CONTRACTOR SHALL, WHEN GRADING BETWEEN CONTOURS AND BETWEEN POINTS OF SPOT ELEVATIONS, GRADE ON A UNIFORM SLOPE.
5. CONTRACTOR SHALL, FOR ALL GRASSED AREAS, BE RESPONSIBLE FOR REPLACING ERODED SOIL, GRASS SEED AND/OR MULCH UNTIL AN APPROVED STAND OF GRASS IS ESTABLISHED.
6. CONTRACTOR SHALL, BEFORE BEGINNING GRADING WORK ON SITE, INSTALL SILT FENCE AS SHOWN ON THE PLANS. AS SEDIMENT BUILDS UP AROUND SILT FENCE, REMOVE SEDIMENT AND REPLACE WHERE EROSION HAS TAKEN PLACE.
7. EACH SECTION OF PIPE SHALL BE LAID TO SPECIFIED LINE AND LAID UPGRADE.
8. CONTRACTOR SHALL REMOVE ALL DEBRIS AND OTHER MATERIALS RESULTING FROM DEMOLITION AND DISPOSE OFF SITE UNLESS OTHERWISE ADVISED BY OWNER.
9. CONTRACTOR SHALL KEEP ALL ROADS ADJACENT TO THE SITE CLEAN DURING CONSTRUCTION.
10. CONTRACTOR SHALL BE AWARE OF EXISTING UTILITY LINES DURING PIPE LINE INSTALLATION. CALL ALL UTILITY COMPANIES FOR LOCATIONS ON SITE.
11. ALL ROADWAY AND DRAINAGE CONSTRUCTION ARE TO CONFORM TO LOCAL AGENCY STANDARD SPECIFICATIONS. (LATEST REVISION AT THE BEGINNING OF CONSTRUCTION.)
12. ALL NEWLY CONSTRUCTED SLOPES WHICH ARE 4:1 OR STEEPER MUST BE STABILIZED BY INSTALLATION OF EROSION CONTROL MATTING AND SEEDING AS SOON AS PRACTICABLE.



LEGEND

- EXISTING PROPERTY CORNER
- EXISTING MINOR CONTOURS
- EXISTING MAJOR CONTOURS
- PROPOSED MAJOR CONTOURS
- PROPOSED MINOR CONTOURS
- SWALE
- ACCEPTING CURB
- PROPOSED STORM SEWER
- EXISTING STORM SEWER
- EXISTING LOT LINES



Contour Interval: 5'

PRELIMINARY
FOR REVIEW
PURPOSES ONLY

MARK, DATE, DESCRIPTION

DATE ISSUED: 06/15/2023

ISSUE PHASE: MASTER PLANNING

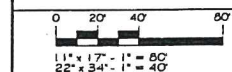
PROJECT TITLE:
**EBENEZER
CEMETERY
MASTER
PLANNING**

PROJECT OWNER:
**EBENEZER MORAVIAN
CEMETERY**

PROJECT LOCATION:
**HIGH ROAD
WATERTOWN, WI 53094**

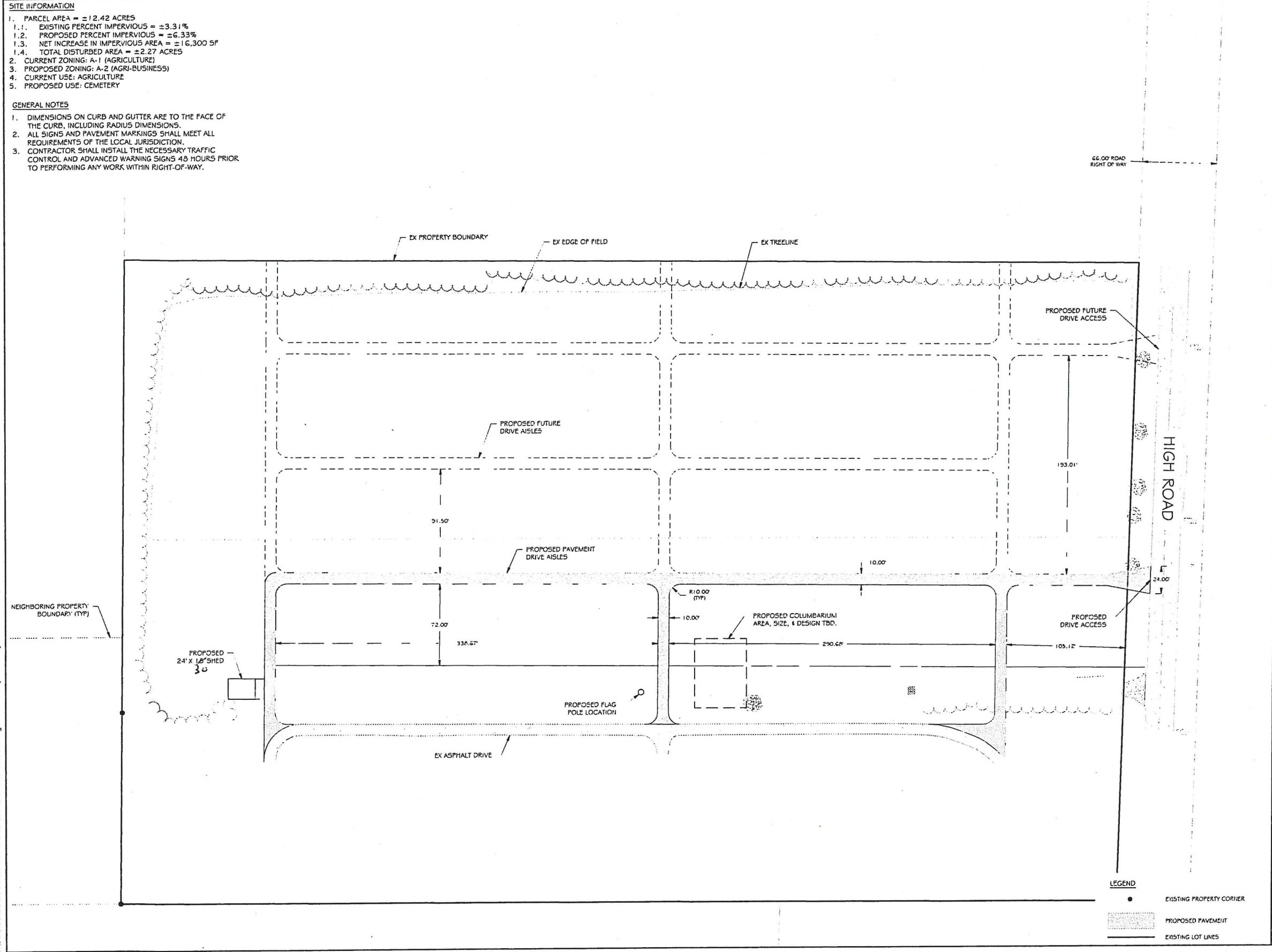
SHEET TITLE:

**STORM DRAINAGE &
GRADING PLAN**



PROJECT NUMBER: 58058
SHEET NUMBER: C300

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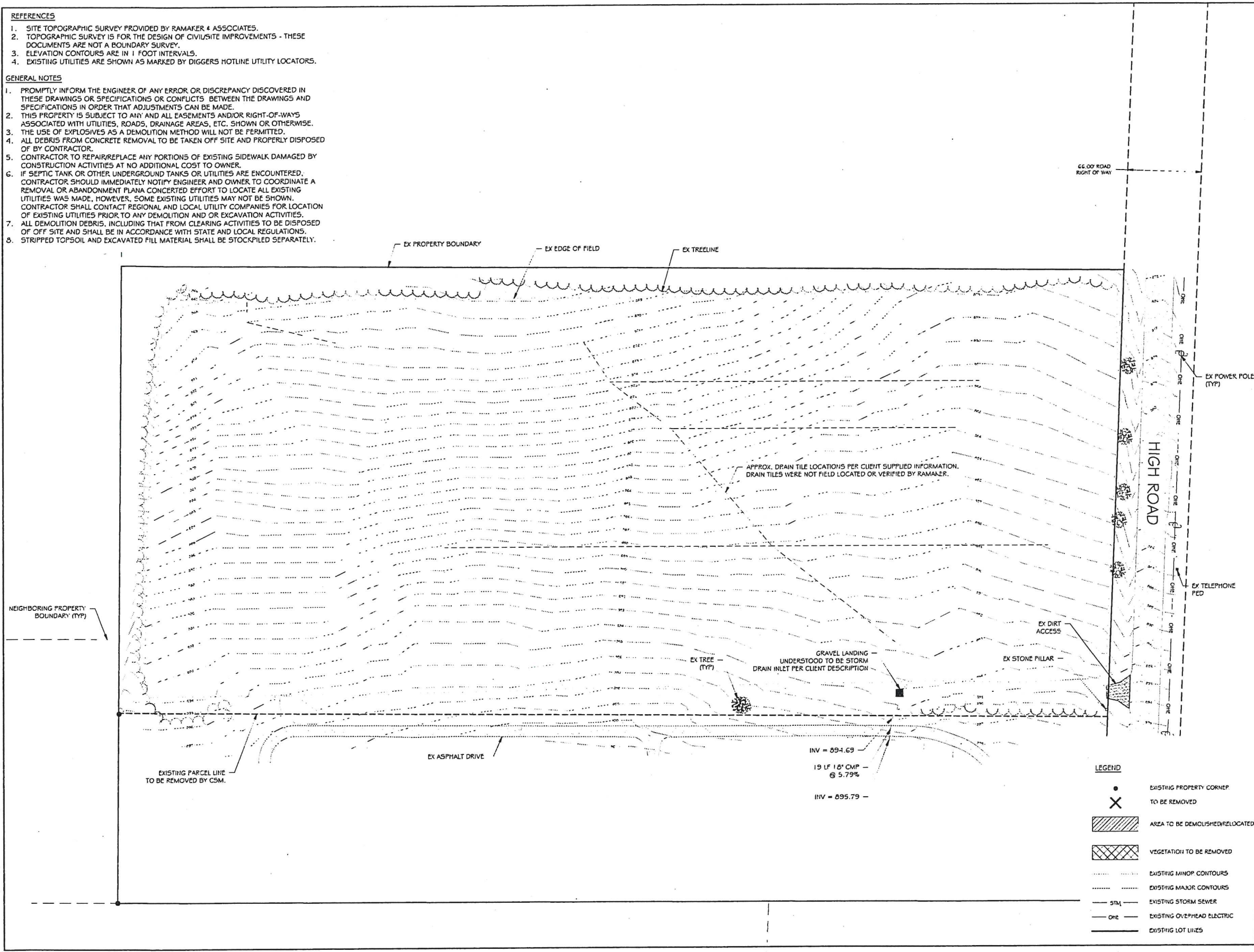
MARK	DATE	DESCRIPTION
DATE ISSUED:	06/15/2023	
ISSUE PHASE:	MASTER PLANNING	
PROJECT TITLE:	EBENEZER CEMETERY MASTER PLANNING	
PROJECT OWNER:	EBENEZER MORAVIAN CEMETERY	
PROJECT LOCATION:	HIGH ROAD WATERTOWN, WI 53094	
SHEET TITLE:	PROPOSED SITE PLAN	
PROJECT NUMBER:	58058	
SHEET NUMBER:	C200	

0 20' 40' 80'

1" = 17' - 1" = 80'
22" = 34' - 1" = 40'

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DRAWN BY: BJ5 CHECKED BY: KAH



- REFERENCES**
1. SITE TOPOGRAPHIC SURVEY PROVIDED BY RAMAKER & ASSOCIATES.
 2. TOPOGRAPHIC SURVEY IS FOR THE DESIGN OF CIVIL/SITE IMPROVEMENTS - THESE DOCUMENTS ARE NOT A BOUNDARY SURVEY.
 3. ELEVATION CONTOURS ARE IN 1 FOOT INTERVALS.
 4. EXISTING UTILITIES ARE SHOWN AS MARKED BY DIGGERS HOTLINE UTILITY LOCATORS.
- GENERAL NOTES**
1. PROMPTLY INFORM THE ENGINEER OF ANY ERROR OR DISCREPANCY DISCOVERED IN THESE DRAWINGS OR SPECIFICATIONS OR CONFLICTS BETWEEN THE DRAWINGS AND SPECIFICATIONS IN ORDER THAT ADJUSTMENTS CAN BE MADE.
 2. THIS PROPERTY IS SUBJECT TO ANY AND ALL EASEMENTS AND/OR RIGHT-OF-WAYS ASSOCIATED WITH UTILITIES, ROADS, DRAINAGE AREAS, ETC. SHOWN OR OTHERWISE.
 3. THE USE OF EXPLOSIVES AS A DEMOLITION METHOD WILL NOT BE PERMITTED.
 4. ALL DEBRIS FROM CONCRETE REMOVAL TO BE TAKEN OFF SITE AND PROPERLY DISPOSED OF BY CONTRACTOR.
 5. CONTRACTOR TO REPAIR/REPLACE ANY PORTIONS OF EXISTING SIDEWALK DAMAGED BY CONSTRUCTION ACTIVITIES AT NO ADDITIONAL COST TO OWNER.
 6. IF SEPTIC TANK OR OTHER UNDERGROUND TANKS OR UTILITIES ARE ENCOUNTERED, CONTRACTOR SHOULD IMMEDIATELY NOTIFY ENGINEER AND OWNER TO COORDINATE A REMOVAL OR ABANDONMENT PLANA CONCERTED EFFORT TO LOCATE ALL EXISTING UTILITIES WAS MADE, HOWEVER, SOME EXISTING UTILITIES MAY NOT BE SHOWN. CONTRACTOR SHALL CONTACT REGIONAL AND LOCAL UTILITY COMPANIES FOR LOCATION OF EXISTING UTILITIES PRIOR TO ANY DEMOLITION AND OR EXCAVATION ACTIVITIES.
 7. ALL DEMOLITION DEBRIS, INCLUDING THAT FROM CLEARING ACTIVITIES TO BE DISPOSED OF OFF SITE AND SHALL BE IN ACCORDANCE WITH STATE AND LOCAL REGULATIONS.
 8. STRIPPED TOPSOIL AND EXCAVATED FILL MATERIAL SHALL BE STOCKPILED SEPARATELY.



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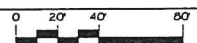


NORTH

Confirmation & Scale:

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MARK	DATE	DESCRIPTION
DATE ISSUED:	06/15/2023	
ISSUE PHASE:	MASTER PLANNING	
PROJECT TITLE:	EBENEZER CEMETERY MASTER PLANNING	
PROJECT OWNER:	EBENEZER MORAVIAN CEMETERY	
PROJECT LOCATION:	HIGH ROAD WATERTOWN, WI 53094	
SHEET TITLE:	EXISTING CONDITIONS & DEMOLITION PLAN	
PROJECT NUMBER:	58058	
SHEET NUMBER:	C100	



0 20' 40' 80'

1" = 20'
1/4" = 5'

- LEGEND**
- EXISTING PROPERTY CORNER TO BE REMOVED
 - ▨ AREA TO BE DEMOLISHED/RELOCATED
 - ▩ VEGETATION TO BE REMOVED
 - EXISTING MINOR CONTOURS
 - EXISTING MAJOR CONTOURS
 - STM --- EXISTING STORM SEWER
 - ONE --- EXISTING OVERHEAD ELECTRIC
 - EXISTING LOT LINES

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