



JEFFERSON COUNTY  
PLANNING AND DEVELOPMENT DEPARTMENT  
ZONING DIVISION

Room C1040  
311 S Center Ave  
Jefferson, WI 53538

[zoning@jeffersoncountywi.gov](mailto:zoning@jeffersoncountywi.gov)  
Phone: 920-674-7524  
Fax 920-674-7525

DATE: December 2, 2024  
TO: Plat Review  
WI Department of Administration  
RE: Edge Field Preliminary Plat Review

Jefferson County does conditionally certify the Edge Field preliminary subdivision plat with the following conditions:

- Include a road name for the east/west cul-du-sac road and the southernmost road stub
- For the final plat, any stormwater outlots (outlot 1 and 2) a note will need to be placed on the plat stating that all lots have an undivided interest in the outlots. Draft language can be provided if needed.

Thank you,

Matt Zangl  
Director of Planning and Development  
Jefferson County  
920-674-8638

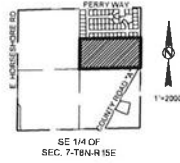
**NO OBJECTION TO SUBDIVISION  
PLAT BY THE JEFFERSON COUNTY  
PLANNING AND ZONING DEPT.**

*with conditions - see 10/2/24 letter  
Mr Zim 10/2/24*

**PRELIMINARY PLAT OF  
EDGE FIELD**

PART OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 7, T.8N.,  
R.15E., CITY OF WATERTOWN, JEFFERSON COUNTY, WISCONSIN.

LOCATION MAP



SE 1/4 OF  
SEC. 7-T8N-R15E

1"=2000'

HEPP HEIGHTS  
PHASE 2

LOT 30

LOT 29

LOT 28

LOT 27

LOT 26

LOT 25

LOT 24

LOT 23

LOT 22

LOT 21

LOT 20

LOT 19

LOT 18

LOT 17

LOT 16

LOT 15

LOT 14

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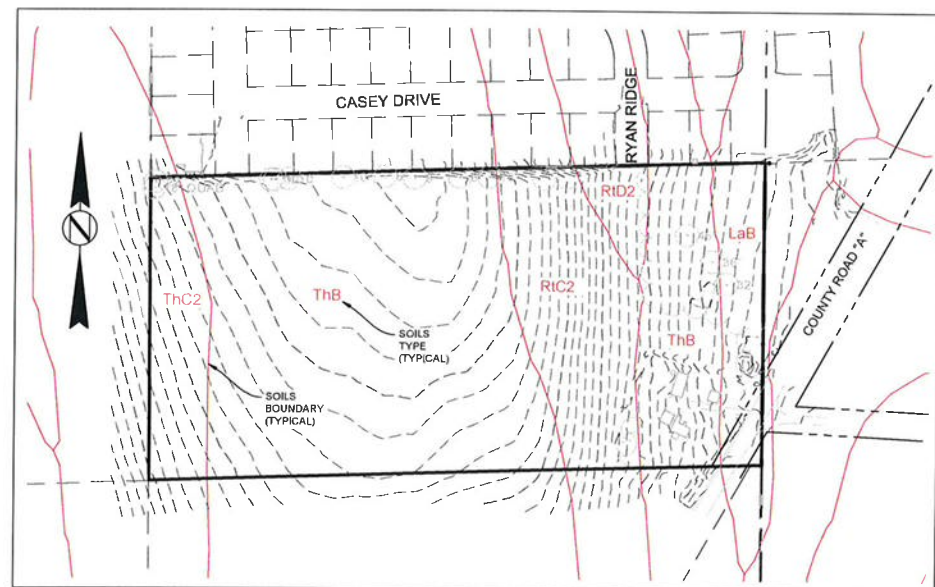
LOT 13

LOT 12

LOT 11

# PRELIMINARY PLAT OF EDGE FIELD

PART OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 7, T.8N.,  
R.15E., CITY OF WATERTOWN, JEFFERSON COUNTY, WISCONSIN.



**SOILS MAP**  
SCALE: 1"=200'

<b>LEGEND</b>	
	SANITARY SEWER AND MANHOLE CLEANOUT
	WATER MAIN, HYDRANT, VALVE AND CURB STOP
	STORM SEWER, MANHOLE AND CATCH BASIN
	CULVERT
	BURIED FIBER OPTIC CABLE AND MANHOLE
	BURIED PHONE CABLE, PEDESTAL AND MANHOLE
	BURIED TV CABLE, PEDESTAL AND MANHOLE
	BURIED ELECTRIC AND METER
	OVERHEAD WIRE, POLE AND GUY WIRE
	LIGHT POLE
	SIGN
	DECIDUOUS AND CONIFEROUS TREE
	EDGE OF WOODED AREA
	WETLAND
	WOOD FENCE

**GENERAL NOTES:**

- 1) ALL EASEMENTS ARE GRANTED TO THE CITY OF WATERTOWN UNLESS OTHERWISE STATED.
- 2) OUTLOT 2 IS RESERVED FOR FUTURE PARK.
- 3) JEFFERSON COUNTY SHALL NOT BE LIABLE FOR ANY FEES OR SPECIAL ASSESSMENTS IN THE EVENT THEY BECOME THE OWNER OF ANY LOT IN THE SUBDIVISION BY REASON OF TAX DELINQUENCY.
- 4) NO POLES, PADS BOXES OR BURIED CABLES ARE TO BE PLACED SUCH THAT THE INSTALLATION WOULD DISTURB ANY SURVEY STAKE. THE DISTURBANCE OF A SURVEY STAKE BY ANYONE IS A VIOLATION OF SECTION 236.32 OF WISCONSIN STATUTES.
- 5) AREA SHOWN IS ZONE X, AREA OF MINIMAL FLOODING, PER FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NUMBER 55055C0067F, EFFECTIVE DATE FEBRUARY 4, 2015.
- 6) THE OVERALL AREA OF THIS PRELIMINARY PLAT IS 864,637 SQ. FT., 19.849 ACRES
- 7) ALL ROADS WITHIN THE SUBDIVISION ARE DEDICATED TO THE PUBLIC.
- 8) ALL LOTS TO BE SERVED BY PUBLIC SEWER AND WATER.



I KEITH A. KINDRED, PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT IN MY PROFESSIONAL OPINION PRELIMINARY PLAT IS A CORRECT REPRESENTATION OF ALL EXISTING LAND DIVISION FEATURES, AND THAT I HAVE COMPLIED WITH ALL APPLICABLE ORDINANCES IN PREPARING THE SAME.

**SURVEYOR:**  
KEITH A. KINDRED, PLS S-2082  
SEH, INC.  
501 MAPLE AVE.  
DELAFIELD, WI 53018  
(414) 949-8919  
KKINDRED@SEHINC.COM

**SURVEY FOR:**  
GREMAR LLC  
435 VILLAGE WALK LANE 2A  
JOHNSON CREEK, WI 53038  
920-543-5403