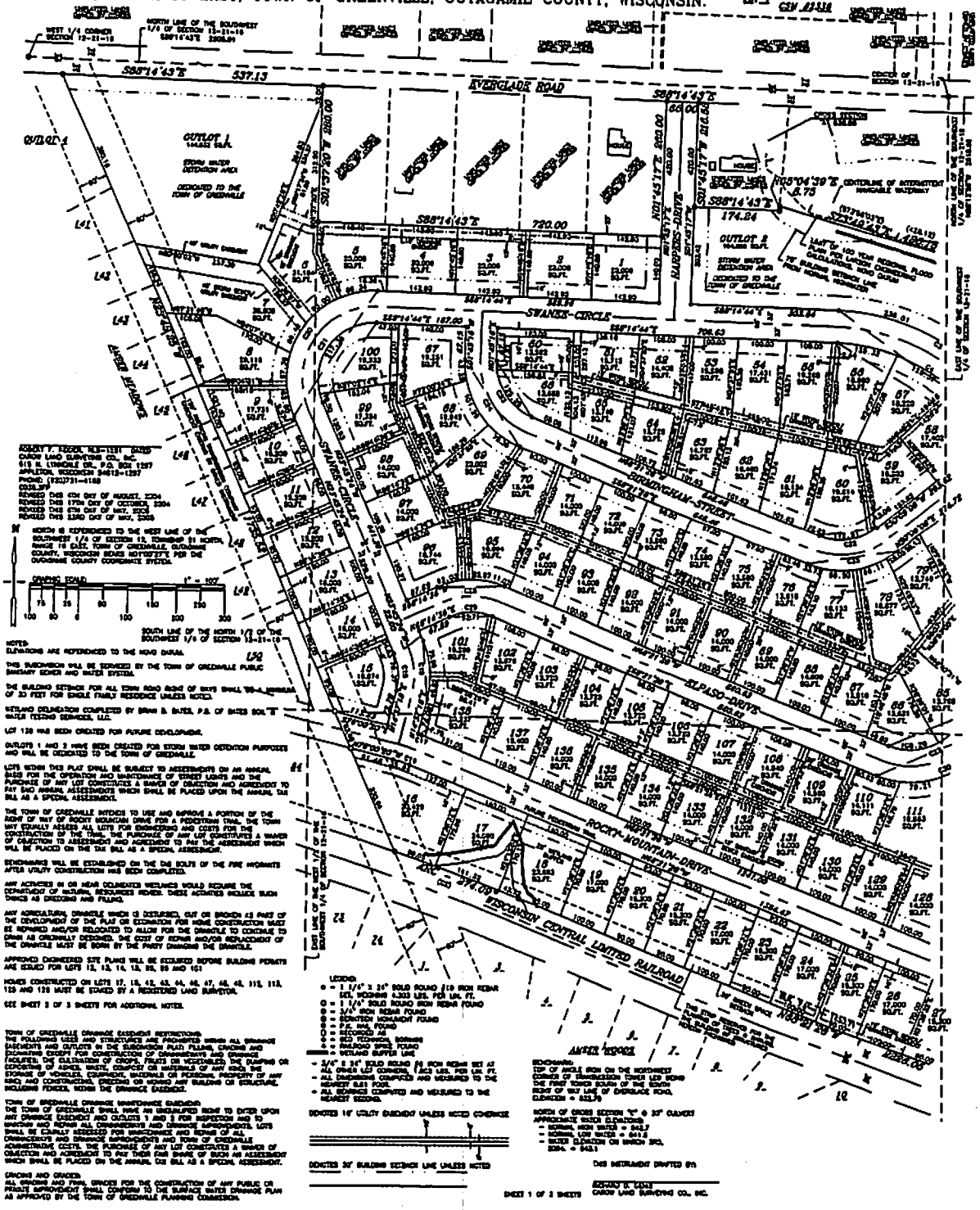
AMBER FIELDS

BEING ALL OF LOT 4 OF CERTIFIED SURVEY MAP NUMBER 4477 AS RECORDED IN VOLUME 25 OF CERTIFIED SURVEY MAPS ON PAGE 4477 AND PART OF LOT 1 OF CERTIFIED SURVEY MAP NUMBER 4341 AS RECORDED IN VOLUME 24 OF CERTIFIED SURVEY MAPS ON PAGE 4341, ALL BEING LOCATED IN THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4, NORTHWEST 1/4 OF THE SOUTHEAST 1/4, NORTHEAST 1/4 OF THE SOUTHWEST 1/4, SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 AND THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4, ALL IN SECTION 12, TOWNSHIP 21 NORTH, RANGE 16 EAST, TOWN OF GREENVILLE, OUTAGAMIE COUNTY, WISCONSIN.



ASHLEY T. KEDZIE, RLS-1331 DATED
CARON LAND SURVEYING CO., INC.
613 N. LYNDALE DR., P.O. BOX 1297
APPLETON, WISCONSIN 54912-1297
PHONE: (920)731-4168
03.08.39F
REVISED THIS 6TH DAY OF AUGUST, 2004
REVISED THIS 17TH DAY OF OCTOBER, 2004
REVISED THIS 6TH DAY OF MAY, 2005
REVISED THIS 23RD DAY OF MAY, 2005

NORTH IS REFERENCED TO THE WEST LINE OF THE SOUTHWEST 1/4 OF SECTION 12, TOWNSHIP 21 NORTH, RANGE 16 EAST, TOWN OF GREENVILLE, OUTAGAMIE COUNTY, WISCONSIN BEARS N01°09'57"E PER THE OUTAGAMIE COUNTY COORDINATE SYSTEM.

GRAPHIC SCALE 1" = 100'

NOTES:
ELEVATIONS ARE REFERENCED TO THE NGVD DATUM.

THIS SUBDIVISION WILL BE SERVICED BY THE TOWN OF GREENVILLE PUBLIC SANITARY SEWER AND WATER SYSTEM.

THE BUILDING SETBACK FOR ALL STREET ROAD RIGHT OF WAYS SHALL BE A MINIMUM OF 30 FEET FOR SINGLE FAMILY RESIDENCE UNLESS NOTED.

WETLAND DELINEATION COMPLETED BY BRIAN B. BAYER, P.S. OF BAYER SOIL & WATER TESTING SERVICES, LLC.

LOT 128 HAS BEEN CREATED FOR FUTURE DEVELOPMENT.

OUTLOTS 1 AND 2 HAVE BEEN CREATED FOR STORM WATER DETENTION PURPOSES AND WILL BE DEDICATED TO THE TOWN OF GREENVILLE.

LOTS WITHIN THIS PLAT SHALL BE SUBJECT TO ASSESSMENT ON AN ANNUAL BASIS FOR THE OPERATION AND MAINTENANCE OF STREET LIGHTS AND THE PURCHASE OF ANY LOT CONSTITUTES A WAIVER OF OBJECTION AND AGREEMENT TO PAY SAID ANNUAL ASSESSMENTS WHICH SHALL BE PLACED UPON THE ANNUAL TAX BILL AS A SPECIAL ASSESSMENT.

THE TOWN OF GREENVILLE INTENDS TO USE AND IMPROVE A PORTION OF THE RIGHT OF WAY OF ROCKY MOUNTAIN DRIVE FOR A PEDESTRIAN TRAIL. THE TOWN MAY EQUALLY ASSESS ALL LOTS FOR ENGINEERING AND COSTS FOR THE CONSTRUCTION OF THE TRAIL. THE PURCHASE OF ANY LOT CONSTITUTES A WAIVER OF OBJECTION TO ASSESSMENT AND AGREEMENT TO PAY THE ASSESSMENT WHICH WILL BE PLACED ON THE TAX BILL AS A SPECIAL ASSESSMENT.

BENCHMARKS WILL BE ESTABLISHED ON THE DIE BOLTS OF THE FIRE HYDRANTS AFTER UTILITY CONSTRUCTION HAS BEEN COMPLETED.

ANY ACTIVITIES IN OR NEAR DELINEATED WETLANDS WOULD REQUIRE THE DEPARTMENT OF NATURAL RESOURCES REVIEW. THESE ACTIVITIES INCLUDE SUCH THINGS AS DREDGING AND FILLING.

ANY AGRICULTURAL DRAINAGE WHICH IS DISTURBED, CUT OR BROKEN AS PART OF THE DEVELOPMENT OF THE PLAT OR EXCAVATION FOR HOME CONSTRUCTION MUST BE REPAIRED AND/OR RELOCATED TO ALLOW FOR THE DRAINAGE TO CONTINUE TO FLOW AS ORIGINALLY DESIGNED. THE COST OF REPAIR AND/OR RELOCATION OF THE DRAINAGE MUST BE BORN BY THE PARTY DRAINING THE DRAINTILE.

APPROVED ENGINEERED SITE PLANS WILL BE REQUIRED BEFORE BUILDING PERMITS ARE ISSUED FOR LOTS 12, 13, 14, 15, 88, 89 AND 101.

HOUSES CONSTRUCTED ON LOTS 17, 18, 42, 43, 44, 46, 47, 48, 49, 112, 113, 125 AND 126 MUST BE STAKED BY A REGISTERED LAND SURVEYOR.

SEE SHEET 2 OF 3 SHEETS FOR ADDITIONAL NOTES.

TOWN OF GREENVILLE DRAINAGE EASEMENT RESTRICTIONS:
THE FOLLOWING USES AND STRUCTURES ARE PROHIBITED WITHIN ALL DRAINAGE EASEMENTS AND OUTLOTS ON THE SUBDIVISION PLAT: PLANTS, GRADING AND CONSTRUCTION EXCEPT FOR CONSTRUCTION OF COUNTY AND DRAINAGE FACILITIES, THE CULTIVATION OF CROPS, FILLING OR VOLUNTEERED TREE PLANTING OR DEPOSITING OF ASHES, WASTE, COMPOST OR MATERIALS OF ANY KIND, THE STORAGE OF VEHICLES, EQUIPMENT, MATERIALS OR PERSONAL PROPERTY OF ANY KIND AND CONSTRUCTING, ERECTING OR MOVING ANY BUILDING OR STRUCTURE, INCLUDING FENCES, WITHIN THE DRAINAGE EASEMENT.

TOWN OF GREENVILLE DRAINAGE MAINTENANCE EASEMENT:
THE TOWN OF GREENVILLE SHALL HAVE AN UNQUALIFIED RIGHT TO ENTER UPON ANY DRAINAGE EASEMENT AND OUTLOTS 1 AND 2 FOR INSPECTION AND TO ENGAGE AND REPAIR ALL DRAINAGEWAYS AND DRAINAGE IMPROVEMENTS. LOTS SHALL BE EQUALLY ASSESSED FOR MAINTENANCE AND REPAIR OF ALL DRAINAGEWAYS AND DRAINAGE IMPROVEMENTS AND TOWN OF GREENVILLE ADMINISTRATIVE COSTS. THE PURCHASE OF ANY LOT CONSTITUTES A WAIVER OF OBJECTION AND AGREEMENT TO PAY THEIR FAIR SHARE OF SUCH AN ASSESSMENT WHICH SHALL BE PLACED ON THE ANNUAL TAX BILL AS A SPECIAL ASSESSMENT.

GRADING AND GRADES:
ALL GRADING AND FINAL GRADES FOR THE CONSTRUCTION OF ANY PUBLIC OR PRIVATE IMPROVEMENT SHALL CONFORM TO THE SURFACE WATER DRAINAGE PLAN AS APPROVED BY THE TOWN OF GREENVILLE PLANNING COMMISSION.

LEGEND:
- = 1 1/4" X 24" SOLID ROUND #10 IRON REBAR SET, WEIGHING 4.303 LBS. PER LIN. FT.
- = 1 1/4" SOLID ROUND IRON REBAR FOUND
- = 3/4" IRON REBAR FOUND
- = MONUMENT MONUMENT FOUND
- = P.K. NAIL FOUND
- = RECORDED AS
- = PCD TECHNICAL BOUNDARY
- = MARQUEE SPIKE FOUND
- = WETLAND BUFFER LINE

- = 3/4" X 24" SOLID ROUND #8 IRON REBAR SET AT ALL OTHER LOT CORNERS, 1.502 LBS. PER LIN. FT.
- = ALL BEARINGS COMPUTED AND MEASURED TO THE NEAREST 0.01 FOOT.
- = ALL DISTANCES COMPUTED AND MEASURED TO THE NEAREST SEDING.

DENOTES 10' UTILITY EASEMENT UNLESS NOTED OTHERWISE

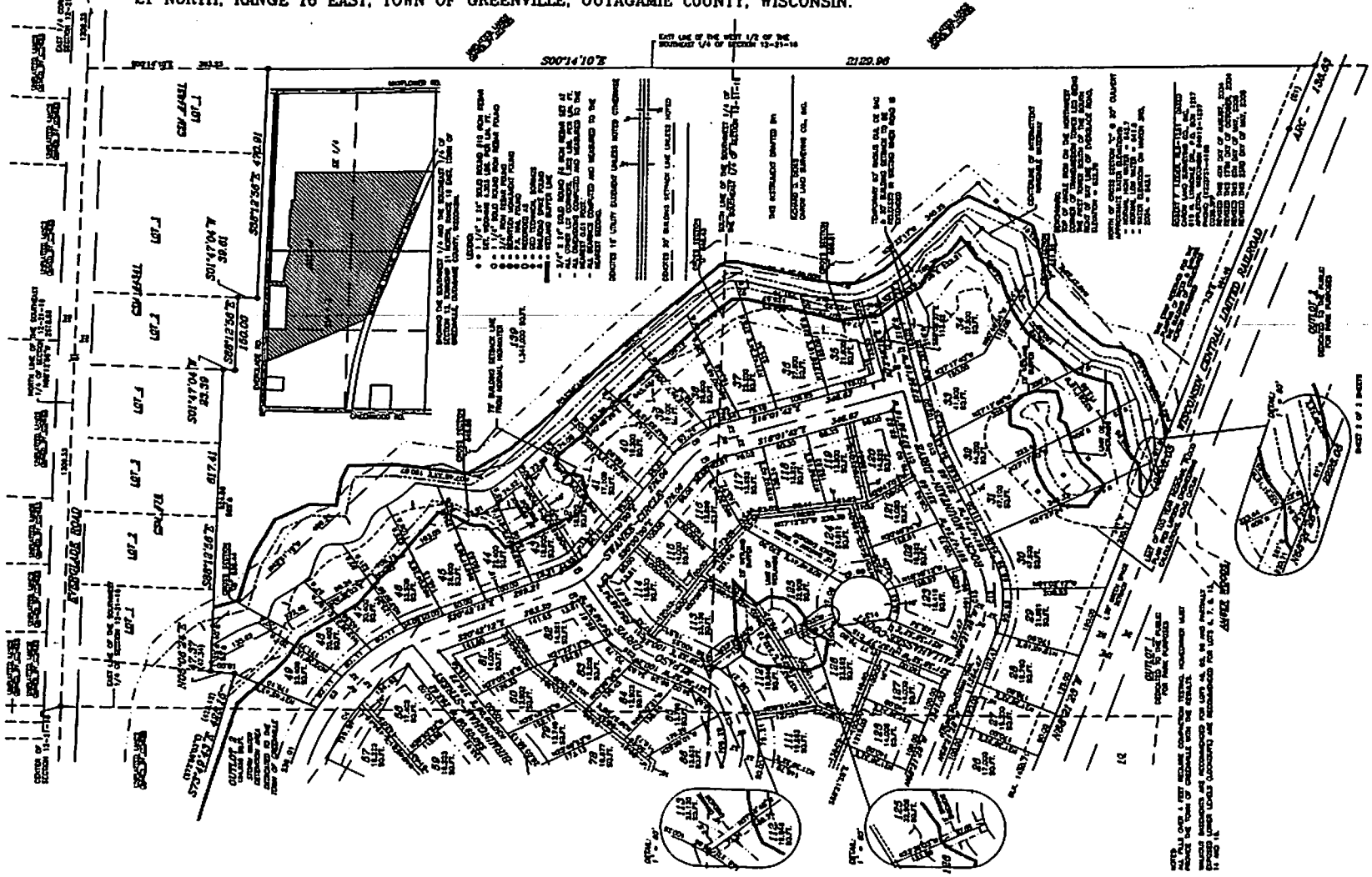
DENOTES 30' BUILDING SETBACK LINE UNLESS NOTED

BENCHMARK:
TOP OF ANGLE IRON ON THE NORTHWEST CORNER OF TRANSFORMER TOWER LOT BEING THE FIRST TOWER SOUTH OF THE SOUTH RIGHT OF WAY LINE OF EVERGLADE ROAD.
ELEVATION = 832.79

NORTH OF GROSS SECTION "C" @ 30" CULVERT
APPROXIMATE WATER ELEVATIONS
- NORMAL HIGH WATER = 845.7
- NORMAL LOW WATER = 841.8
- WATER ELEVATION ON MARCH 3RD, 2004 = 843.1

THIS INSTRUMENT DRAFTED BY:
ASHLEY T. KEDZIE
CARON LAND SURVEYING CO., INC.

SHEET 1 OF 3 SHEETS

AMBER FIELDS

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