

**AGENDA**  
**SPECIAL PLAN COMMISSION MEETING**  
**Tuesday, January 14, 2020 at 7:15 p.m.**  
**Jackson Village Hall**  
**N168 W20733 Main Street**  
**Jackson, WI 53037**

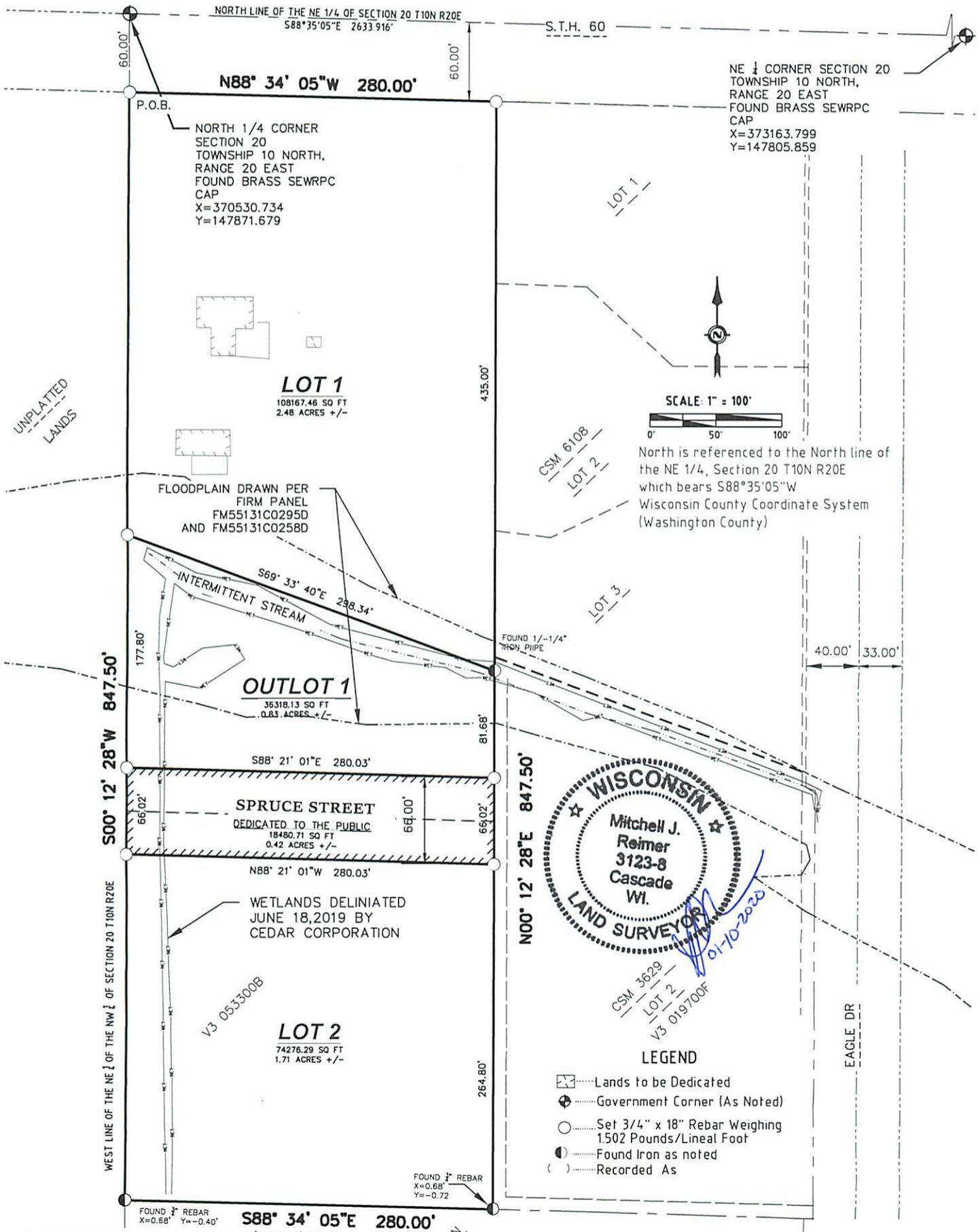
1. Call to Order and Roll Call
2. Certified Survey Map – Moder Property – TID #7
3. Certified Survey Map – Village Property – TID #7
4. Adjourn

Persons with disabilities requiring special accommodations for attendance at the meeting should contact the Village Hall at least one (1) business day prior to the meeting.

It is possible that members of the Village Board may attend the above meeting. No action will be taken by any governmental body at this meeting other than the governmental body specifically referred to in this meeting notice. This notice is given so that members of the Village Board may attend the meeting without violating the open meeting law.

**CERTIFIED SURVEY MAP NO. \_\_\_\_\_**  
**VOLUME \_\_\_\_\_, PAGE \_\_\_\_\_ .**

A DIVISION OF THE NORTH 907.50' OF THE WEST 280.00' OF THE  
 NW 1/4 OF THE NE 1/4 OF SECTION 20, TOWNSHIP 10 NORTH, RANGE 20,  
 EAST, VILLAGE OF JACKSON, WASHINGTON COUNTY, WISCONSIN



**OWNER/PREPARED FOR:**  
 Village of Jackson  
 W168W20733 Main Street  
 Jackson, WI 53037

**PHEASANT RUN**  
 CONDOMINIUMS

Mitchell J. Reimer  
 Cedar Corporation  
 Cedarburg, Wisconsin 53012  
 SHEET 1 OF 5 SHEETS

**CERTIFIED SURVEY MAP NO. \_\_\_\_\_**  
**VOLUME \_\_\_\_\_, PAGE \_\_\_\_\_.**

A DIVISION OF THE NORTH 907.50' OF THE WEST 280.00' OF THE  
NW ¼ OF THE NE ¼ OF SECTION 20, TOWNSHIP 10 NORTH, RANGE 20,  
EAST, VILLAGE OF JACKSON, WASHINGTON COUNTY, WISCONSIN

SURVEYOR'S CERTIFICATE

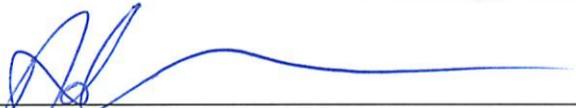
I, Mitchell J. Reimer, Wisconsin Professional Land Surveyor, hereby certify that I have surveyed, divided, and mapped Certified Survey Map 3629 of Section 20, Township 10 North, Range 20 East, Village of Jackson, Washington County, Wisconsin, more particularly described as follows:

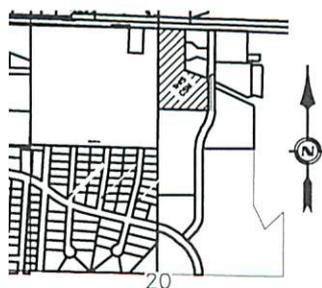
Commencing at the North Quarter Corner of Section 20, Township 10 North, Range 20 East, Thence S00°12'28"W along the East line of said Quarter, 60.00 feet to the South Line Of State Highway "60", point also being the Point of Beginning; Thence continuing along said line S00°12'28" W, 847.50 Feet to the platted Northwest corner of Pheasant Run Condominiums, a platted Condominium Plat, as found in the Washington County Registry; Thence S 88°34'05"E, along the North line of the said Condominium Plat, 280.00 Feet to the Southwest corner of CSM 3629 as found in the Washington County Registry; Thence N00°12'28"E, along the West line of said Certified Survey Map, 847.50 Feet to said South Line; Thence N88°34'05"W, 280.00 Feet to the Point of Beginning.

Said parcel contains 237245.84 square feet or 5.45 +/- Acres. Excepting therefrom areas of Dedication as shown on Page 1 hereon.

That I have made such survey, land division, and map at the direction of Village of Jackson, N168 W20733 Village of Jackson, Washington County, Wisconsin, 53037. That such map is a correct representation of the exterior boundaries of the land surveyed, and the subdivision thereof made. That I fully complied with the provisions of Chapter 236.34 of the Wisconsin State Statutes, A-E 7 of the Wisconsin Administrative Code, in surveying, dividing and mapping the same, and Chapter 38 of the Village of Jackson Municipal Code. Said survey is subject to easements of record and as shown.

Dated this 10<sup>th</sup> day of January, 2020.

  
\_\_\_\_\_  
Mitchell J. Reimer, P.L.S. #3123-8



NW 1/4 OF THE NE 1/4  
SECTION 20 T10N R20 E  
1"=2000'



Mitchell J. Reimer, PLS  
Cedar Corporation  
W61 N497 Washington Avenue  
Cedarburg, Wisconsin 53012

CERTIFIED SURVEY MAP NO. \_\_\_\_\_  
VOLUME \_\_\_\_\_, PAGE \_\_\_\_\_.

A DIVISION OF THE NORTH 907.50' OF THE WEST 280.00' OF THE  
NW 1/4 OF THE NE 1/4 OF SECTION 20, TOWNSHIP 10 NORTH, RANGE 20,  
EAST, VILLAGE OF JACKSON, WASHINGTON COUNTY, WISCONSIN

OWNERS CERTIFICATE

As Owner, I hereby certify that I have caused the lands described herein to be surveyed, divided,  
and mapped, as represented on this map. I also certify that this map is required to be submitted to  
the Village of Jackson for approval.

\_\_\_\_\_  
Marjory A. Moder

Dated \_\_\_\_\_, 2020

STATE OF WISCONSIN)  
WASHINGTON COUNTY) ss

Personally came before me this \_\_\_\_\_ day of \_\_\_\_\_, 2020, the above named Marjory A.  
Moder to me known to be the same person who executed the foregoing certificate and  
acknowledged the same.

(Notary Seal) \_\_\_\_\_ Notary Public, \_\_\_\_\_ Wisconsin  
(notary name)

My commission expires \_\_\_\_\_



CERTIFIED SURVEY MAP NO. \_\_\_\_\_  
VOLUME \_\_\_\_\_, PAGE \_\_\_\_\_.

A DIVISION OF THE NORTH 907.50' OF THE WEST 280.00' OF THE  
NW 1/4 OF THE NE 1/4 OF SECTION 20, TOWNSHIP 10 NORTH, RANGE 20,  
EAST, VILLAGE OF JACKSON, WASHINGTON COUNTY, WISCONSIN

CORPORATE OWNER'S CERTIFICATE

The Village of Jackson, a Corporation duly organized and existing under the virtue of the laws of the State of Wisconsin, as owner, does hereby certify that said Corporation caused the land described on this map to be surveyed, mapped and dedicated as represented on the Certified Survey Map in accordance with the ordinances of the Village of Jackson, and Chapter 236 of the Wisconsin Statutes.

In witness hereof, the Village of Jackson, has caused these presents to be signed:

By: \_\_\_\_\_  
John Walther - Village Administrator

Dated \_\_\_\_\_, 2020

STATE OF WISCONSIN)  
WASHINGTON COUNTY) ss

Personally came before me this \_\_\_\_\_ day of \_\_\_\_\_, 2020, the above named John Walther, President of the Village of Jackson, a Wisconsin Municipal Corporation, to me known to be the same person who executed the foregoing certificate and acknowledged the same.

\_\_\_\_\_ Notary Public, \_\_\_\_\_ Wisconsin

My commission expires \_\_\_\_\_



VILLAGE BOARD APPROVAL:

Resolved that this Certified Survey Map in the Village of Jackson, owner of said lands, being a re-division of C.S.M. 432 and the Northeast Quarter of the Northwest Quarter of Section 20, located in the Town 10 North, Range 20 East, Village of Jackson, Washington County, Wisconsin, having been approved by the Plan Commission and the same is hereby approved and dedication accepted by the Village Board trustee to the Village of Jackson.

Approved this \_\_\_\_\_ day of \_\_\_\_\_, 2020.

\_\_\_\_\_  
Mike Schwab - Village President

Signed this \_\_\_\_\_ day of \_\_\_\_\_, 2020.

\_\_\_\_\_  
Jilline Dobratz - Village Clerk

Mitchell J. Reimer, PLS  
Cedar Corporation  
W61 N497 Washington Avenue  
Cedarburg, Wisconsin 53012

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VOLUME \_\_\_\_\_, PAGE \_\_\_\_\_.

A DIVISION OF THE NORTH 907.50' OF THE WEST 280.00' OF THE  
NW  $\frac{1}{4}$  OF THE NE  $\frac{1}{4}$  OF SECTION 20, TOWNSHIP 10 NORTH, RANGE 20,  
EAST, VILLAGE OF JACKSON, WASHINGTON COUNTY, WISCONSIN

VILLAGE OF JACKSON PLAN COMMISSION APPROVAL

Preliminary Approval this \_\_\_\_\_ day of \_\_\_\_\_, 2020

\_\_\_\_\_ Secretary

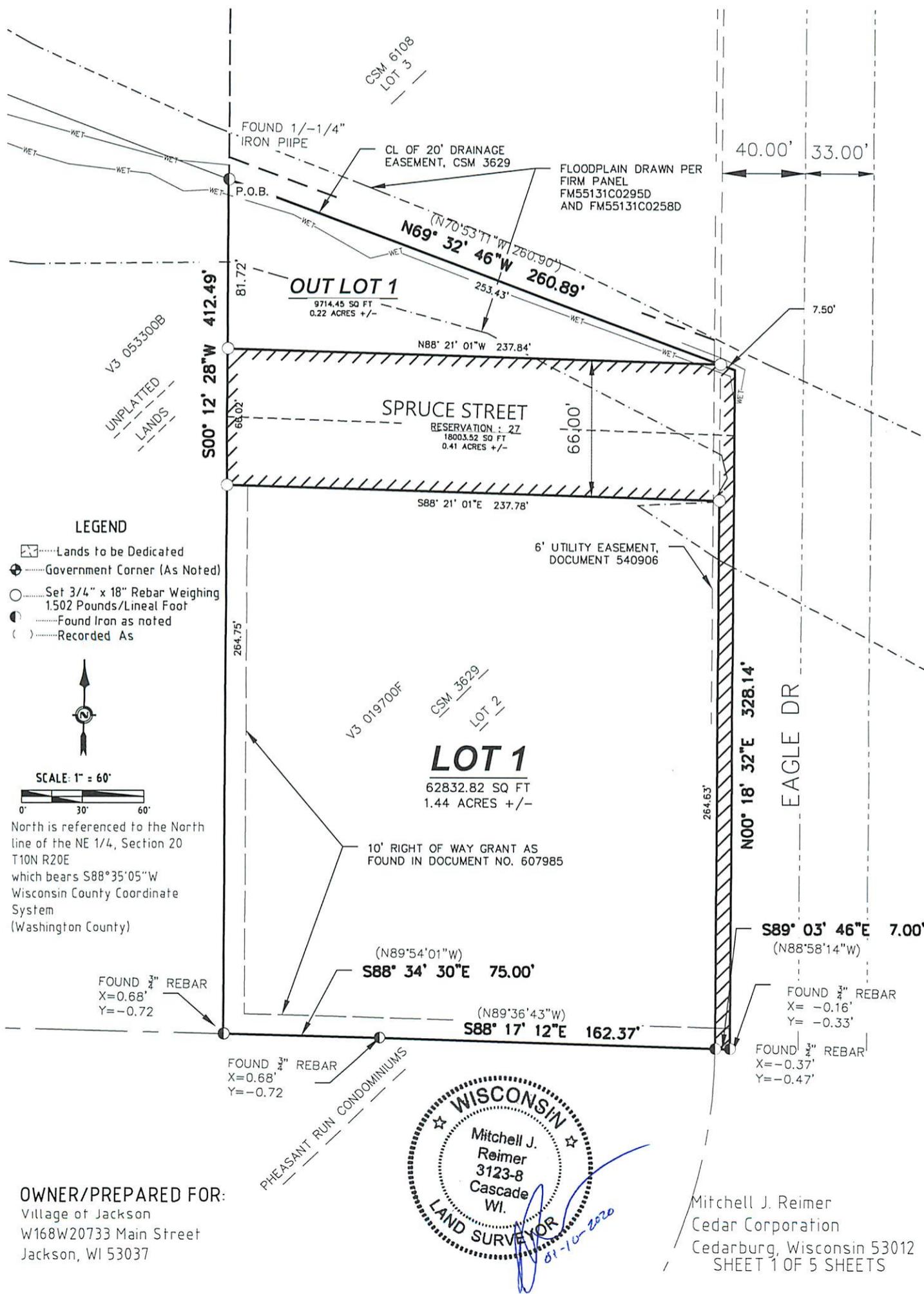
Final Approval this \_\_\_\_\_ day of \_\_\_\_\_, 2020.

\_\_\_\_\_ Secretary



CERTIFIED SURVEY MAP NO. \_\_\_\_\_  
 VOLUME \_\_\_\_\_, PAGE \_\_\_\_\_.

A RE-DIVISION OF LOT 2 CSM 3629, SECTION 20, TOWNSHIP 10 NORTH, RANGE 20, EAST, VILLAGE OF JACKSON, WASHINGTON COUNTY, WISCONSIN



CERTIFIED SURVEY MAP NO. \_\_\_\_\_  
VOLUME \_\_\_\_\_, PAGE \_\_\_\_\_.

A RE-DIVISION OF LOT 2 CSM 3629, SECTION 20, TOWNSHIP 10  
NORTH, RANGE 20, EAST, VILLAGE OF JACKSON, WASHINGTON  
COUNTY, WISCONSIN

SURVEYOR'S CERTIFICATE

I, Mitchell J. Reimer, Wisconsin Professional Land Surveyor, hereby certify that I have surveyed, divided, and mapped Certified Survey Map 3629 of Section 20, Township 10 North, Range 20 East, Village of Jackson, Washington County, Wisconsin, more particularly described as follows:

Commencing at the Northwest corner of Lot 2 Certified Survey Map 3629, as found in the Washington County Registry; Thence along the west line of said Lot S00°12'28"W, 412.49 Feet to the Southwest corner of said Lot; Thence S88°34'30"E along the south Line of Lot 2, 75.00 Feet; Thence S88°17'12" E along said line, 162.37 Feet to the East line of Pheasant Run Condominiums, a Condominium Plat as found in the Washington County Registry; Thence S89°03'46"E, 7.00 Feet to the West Line of Eagle Drive; Thence N00°18'32"E along said line, 328.14 Feet; Thence N69°32'46"W, 260.89 Feet to the Point of Beginning.

Said parcel contains 90550.79 square feet or 2.08 +/- Acres. Excepting therefrom areas of Dedication as shown on Page 1 hereon.

That I have made such survey, land division, and map at the direction of Village of Jackson, Owner, N168 W20733 Village of Jackson, Washington County, Wisconsin, 53037. That such map is a correct representation of the exterior boundaries of the land surveyed, and the subdivision thereof made. That I fully complied with the provisions of Chapter 236.34 of the Wisconsin State Statutes, A-E 7 of the Wisconsin Administrative Code, in surveying, dividing and mapping the same, and Chapter 38 of the Village of Jackson Municipal Code. Said survey is subject to easements of record and as shown.

Dated this 10<sup>th</sup> day of January, 2020.

  
\_\_\_\_\_  
Mitchell J. Reimer, P.L.S. #3123-8



NW 1/4 OF THE NE 1/4  
SECTION 20 T10N R20 E  
1"=2000'



Mitchell J. Reimer, PLS  
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NORTH, RANGE 20, EAST, VILLAGE OF JACKSON, WASHINGTON  
COUNTY, WISCONSIN

CORPORATE OWNER'S CERTIFICATE

The Village of Jackson, a Corporation duly organized and existing under the virtue of the laws of the State of Wisconsin, as owner, does hereby certify that said Corporation caused the land described on this map to be surveyed, mapped and dedicated as represented on the Certified Survey Map in accordance with the ordinances of the Village of Jackson, and Chapter 236 of the Wisconsin Statutes.

In witness hereof, the Village of Jackson, has caused these presents to be signed:

By: \_\_\_\_\_  
John Walther - Village Administrator

Dated \_\_\_\_\_, 2020

STATE OF WISCONSIN)  
WASHINGTON COUNTY) ss

Personally came before me this \_\_\_\_\_ day of \_\_\_\_\_, 2020, the above named John Walther, President of the Village of Jackson, a Wisconsin Municipal Corporation, to me known to be the same person who executed the foregoing certificate and acknowledged the same.

\_\_\_\_\_ Notary Public, \_\_\_\_\_ Wisconsin

My commission expires \_\_\_\_\_



VILLAGE BOARD APPROVAL:

Resolved that this Certified Survey Map in the Village of Jackson, owner of said lands, being a re-division of C.S.M. 432 and the Northeast Quarter of the Northwest Quarter of Section 20, located in the Town 10 North, Range 20 East, Village of Jackson, Washington County, Wisconsin, having been approved by the Plan Commission and the same is hereby approved and dedication accepted by the Village Board trustee to the Village of Jackson.

Approved this \_\_\_\_\_ day of \_\_\_\_\_, 2020.

\_\_\_\_\_  
Mike Schwab - Village President

Signed this \_\_\_\_\_ day of \_\_\_\_\_, 2020.

\_\_\_\_\_  
Jilline Dobratz - Village Clerk

Mitchell J. Reimer, PLS  
Cedar Corporation  
W61 N497 Washington Avenue  
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NORTH, RANGE 20, EAST, VILLAGE OF JACKSON, WASHINGTON  
COUNTY, WISCONSIN

VILLAGE OF JACKSON PLAN COMMISSION APPROVAL

Preliminary Approval this \_\_\_\_\_ day of \_\_\_\_\_, 2020

\_\_\_\_\_ Secretary

Final Approval this \_\_\_\_\_ day of \_\_\_\_\_, 2020.

\_\_\_\_\_ Secretary

