

October 1, 2015

Mayor Kabat

Planning Commission

Common Council

Dear Mayor, Commission and Council Members:

Pursuant to Section 113-9 of the City's Code of Ordinances, We hereby request a waiver of Section 113-1 **Subdivision**. The purpose of the request is to seek a waiver of the burdensome requirements of a Full Preliminary and Final Plat for any land division greater than two lots. This requirement to prepare a Preliminary and Final Plat would take several months and is an undue hardship to place on this property.

We request instead to have the attached Certified Survey Map (Exhibit 1) which meets all the requirements of Section 236, Wisconsin Statutes reviewed and approved, as required by the City's Ordinances by the City Assessor and Director of Inspection.

Additionally, no infrastructure improvements are needed as there is sewer and water available on the road adjacent to the proposed lots.

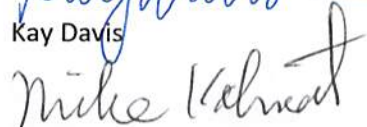
The Kohnert Trust was established by Curt and Corrine Kohnert for their children (Kay Kohnert Davis, Mike Kohnert, Pete Kohnert) so their land could be divided equally amongst their children after their deaths.

Your consideration of this request will be appreciated.

Sincerely,



Kay Davis



Mike Kohnert



Pete Kohnert



OFFICE OF CITY ENGINEER

CITY HALL
400 LA CROSSE ST
LA CROSSE WI 54601-3390
(608) 789-7805

Request to waive Plat Requirements & accept C.S.M.

(PRELIMINARY AND FINAL) PLAT SUBMITTAL CHECK LIST
To be completed before filing with the City Clerk

(Note: More than one checklist item may be on a sheet of paper)

- 1. N/A Preliminary Plat (Face Plat)
2. N/A Survey Plat (Existing Conditions)
3. N/A Site Plan (Tree, Lighting, Parks)
4. N/A Grading Plan (Proposed Grades)
5. N/A Erosion Control Plan
6. N/A Hydrology (Pre/Post), Soils, and Calculations book
7. N/A Utility Plan
8. N/A Plan and Profile
9. N/A Structure Details
10. N/A Covenants and Restrictions

Scott D. Engineering

To be completed by City Clerk at time of filing:

- 11. Twelve (12) sets; five (5) of those full sets (i.e. site plan, grading plan, erosion control, etc.)
12. Public Site Fee (Due at Final Plat Submittal - \$100/lot in lieu of public lands dedication)
13. Reviewing Fees: Preliminary \$250.00, Final \$150.00, Reapplication \$50.00

BEFORE FILING WITH THE CITY, you must have both Town and County approvals. The Plan Commission may not consider any subdivision or land division which did not have prior approval by the approving authorities for both the Town(s) and La Crosse County.

Town Board Approved: Date La Crosse County Approved: Date

CERTIFIED SURVEY MAP

PART OF

Lot 4, C.S.M., V. 15, P. 131, Doc. No. 1620644
Located in the NE 1/4 of the SW 1/4, Section 14, T16N-R7W
City of La Crosse, La Crosse County, WI

SURVEYOR'S CERTIFICATE

I, Christopher W. Fehner, Professional Land Surveyor, do hereby certify that I have surveyed and mapped this Certified Survey Map being part of Lot 4, Certified Survey Map, Volume 15, Page 131, Document Number 1620644 located in part of the NE 1/4 of the SW 1/4, Section 14, T16N-R7W, City of La Crosse, La Crosse County, Wisconsin described as follows:

Commencing at the southwest corner of Section 14; thence N 45°34'24" E 1847.69 feet to the southwest corner of Lot 3, Certified Survey Map, Volume 15, Page 131, Document Number 1620644 and the intersection of the North right-of-way line of County Road "B" and the East right-of-way line of Eastbrook Drive, thence, along said East right-of-way line, N 00°04'20" W 137.52 feet to the northwest corner of said Lot 3 and the southwest corner of Lot 4, Certified Survey Map, Volume 15, Page 131, Document Number 1620644 and the point of beginning of this description:

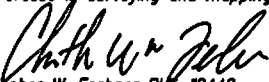
thence, along said East right-of-way line, N 00°04'20" W 315.87 feet;
thence N 89°55'40" E 191.20 feet to the East line of said Lot 4;
thence, along said East line, S 00°02'42" E 315.87 feet to the southeast corner of said Lot 4;
thence S 89°55'40" W 191.05 feet to the point of beginning of this description.

Subject to any easements, covenants and restrictions of record.

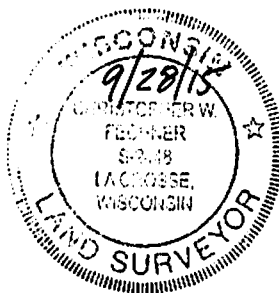
That I have made such survey, map and division of land at the direction of Robert and Kay Davis and the Kohnert Trust, trustees of said land.

That such map is a correct representation of the exterior boundaries of the land surveyed and subdivision thereof made.

That I have fully complied with the provisions of s.236.34, Wisconsin Statutes and with the subdivision ordinances of the City of La Crosse in surveying and mapping the same.


Christopher W. Fehner PLS #2448
Coulée Region Land Surveyors, LLC
917 S. 4th Street
La Crosse, WI 54601

Prepared for:
Robert and Kay Davis / Kohnert Trust
2720 Eastbrook Drive
La Crosse, WI 54601



This Certified Survey Map is hereby approved by the City of La Crosse.

Mayor

Date

This Certified Survey Map is hereby approved by the City of La Crosse.

City Clerk

Date

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Christopher W. Fechner PLS #2448
Coulee Region Land Surveyors, LLC
917 S. 4th Street
La Crosse, WI 54601

Prepared for:
Robert and Kay Davis / Kohnert Trust
2720 Eastbrook Drive
La Crosse, WI 54601



This Certified Survey Map is hereby approved by the City of La Crosse.

Building & Inspections

Date

This Certified Survey Map is hereby approved by the City of La Crosse.

City Assessor

Date