

Margaret E. Ebner

614 28th Street South
La Crosse, WI 54601
(608) 792-0609

September 4, 2014

City of La Crosse
400 La Crosse Street
La Crosse, WI 54601

RE: Owner's Request to Dedicate Street to City of La Crosse

Dear Mayor Kabat and Council Members:

The Ebner Joint Revocable Trust owns property just south of Famous Dave's, which is located West of Highway 16. (See attached CSM) We have recently constructed a cul de sac on a portion of that property. (Outlot 1 on attached CSM). During construction, we worked closely with the City Engineering Department to ensure that the roadway was constructed in a manner satisfactory to the City. We constructed the roadway, in order to add access points to future owners, which are not directly from 12th Avenue, in order to ensure proper traffic flow in the area.

As indicated, the cul de sac is completed, and we are requesting that the City of La Crosse accept this road, and allow Outlot 1 to be dedicated as a public street. We would dedicate the road, and transfer title to the same to the City of La Crosse, providing the City with a paved road at no cost.

I have attached a copy of the CSM, along with the legal description of the roadway for your reference. We understand that this action must be approved by the Common Council, and we are happy to provide additional information or answer any questions.

Thank you in advance for your attention to this request.

Very truly yours,

Margaret E. Ebner

Margaret E. Ebner

Enclosure

cc: Tim Ebner, Ebner Properties, LLC
City Clerk



Attachment to Ebner 9.2.14 Letter to City of La Crosse

RE: Dedication of Street

Outlot 1 of Certified Survey Map filed June 13, 2014 in Volume 16 of Certified Survey Maps, Page 31, as Document No. 1640620, being part of Government Lot 5 of Section 15, Township 16 North of Range 7West, City of La Crosse, La Crosse County Wisconsin,

CERTIFIED SURVEY MAP

PART OF

Government Lot 5, Section 15, T16N-R7W
City of La Crosse, La Crosse County, Wisconsin

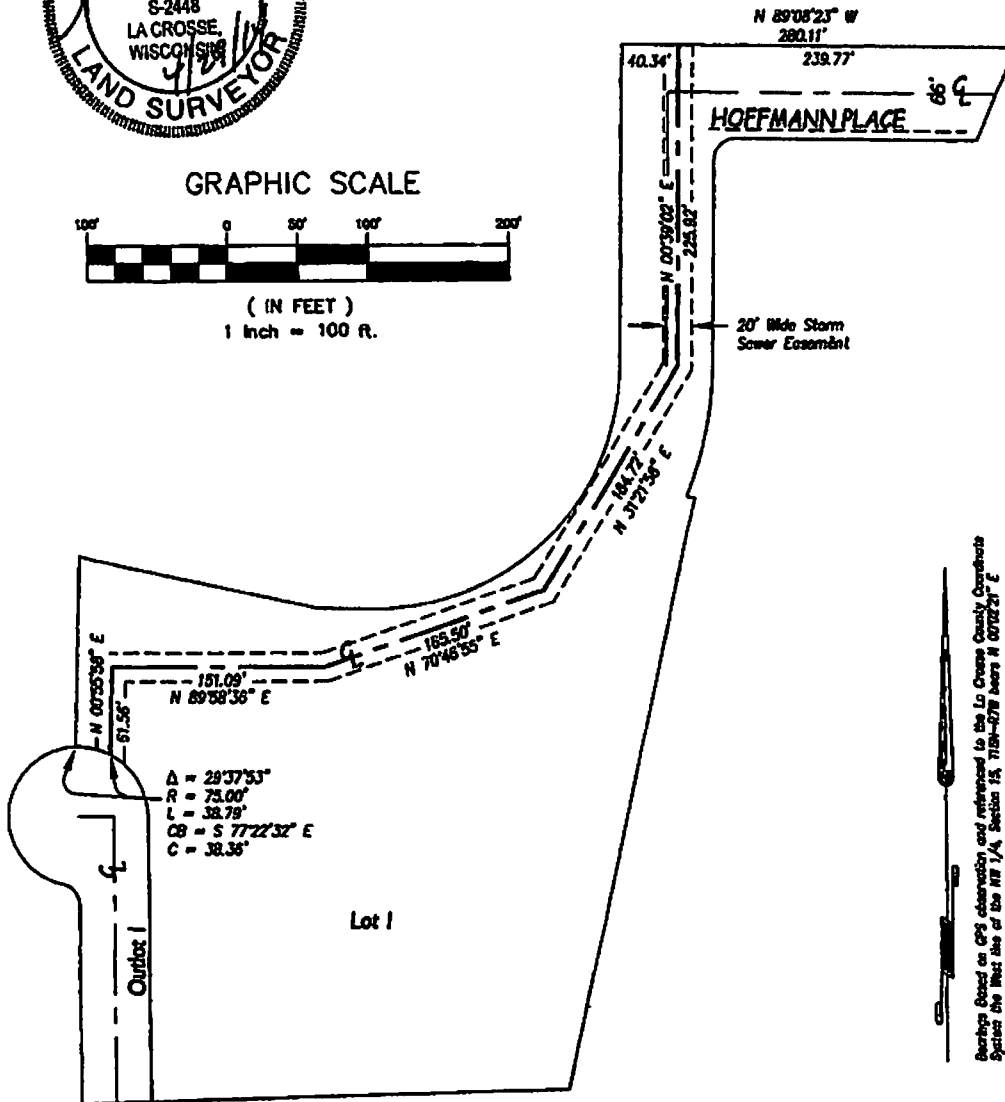
Storm Sewer Easement Detail



GRAPHIC SCALE



(IN FEET)
1 Inch = 100 Ft.



Boundary based on GPS observation and referenced to the La Crosse County Coordinate System. The West Side of the NE 1/4, Section 15, T16N-R7W bears N 0070231° E

Vol. 16 Page 31A

CERTIFIED SURVEY MAP

PART OF

Government Lot 5, Section 15, T16N-R7W
City of La Crosse, La Crosse County, Wisconsin

SURVEYOR'S CERTIFICATE

I, Christopher W. Fechner, Registered Land Surveyor, do hereby certify that I have surveyed and mapped this Certified Survey Map located in part of Government Lot 5, Section 15, T16N-R7W, City of La Crosse, La Crosse County, Wisconsin described as follows:

Commencing at the West 1/4 corner of Section 15, thence N 67°09'49" E 320.27 feet to the North right-of-way line of 12TH Avenue Extension and the point of beginning of this description:

thence N 22°06'30" E 540.73 feet;
thence N 07°07'54" W 340.42 feet;
thence S 37°24'38" E 385.87 feet;
thence S 52°52'16" E 234.09 feet;
thence S 77°52'17" E 173.00 feet;
thence S 89°08'23" E 39.85 feet;
thence, on an arc of a 174.00 foot radius curve, concave to the northwest, the chord of which bears, N 45°51'37" E 246.07 feet to the West right-of-way line of Hoffmann Place, AKA Medco Court;
thence, along said West right-of-way line, N 00°51'37" E 226.00 feet to the North right-of-way line of said Hoffmann Place, AKA Medco Court;
thence, along said North right-of-way line, S 89°08'23" E 280.11 feet to the westerly right-of-way line of State Road "16";
thence, along said westerly right-of-way line, S 22°59'57" W 71.25 feet to the South right-of-way line of said Hoffmann Place, AKA Medco Court;
thence, along said South right-of-way line, N 89°08'23" W 172.25 feet;
thence, continuing along said South right-of-way line, on an arc of a 15.00 foot radius curve, concave to the southeast, the chord of which bears, S 45°51'37" W 21.21 feet to the East right-of-way line of Hoffmann Place, AKA Medco Court;
thence, along said East right-of-way line, S 00°51'37" W 145.00 feet;
thence, continuing along said East right-of-way line, on an arc of a 240.00 foot radius curve, concave to the northwest, the chord of which bears, S 12°03'17" W 83.19 feet;
thence S 79°43'55" E 6.07 feet to said westerly right-of-way line of said State Road "16";
thence, along said westerly right-of-way line, S 12°15'05" W 428.71 feet to the North right-of-way line of 12TH Avenue Extension;
thence, along said North right-of-way line, S 88°10'54" W 917.72 feet to the point of beginning.

Subject to any easements, covenants and restrictions of record.

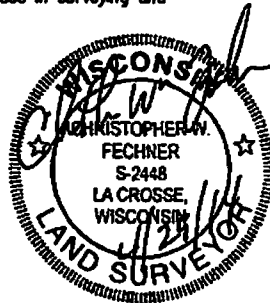
That I have made such survey, map and division of land at the direction of Jon Ebner, owner of said land.

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. Fechner RLS #2448
Doulee Region Land Surveyors, Inc.
917 So. 4th Street
La Crosse, WI 54601

Owner:
Jon J. Ebner
Ebner Properties
614 So. 28th Street
La Crosse, WI 54601



Vol. 116
Page 318

CERTIFIED SURVEY MAP
PART OF

Government Lot 5, Section 15, T16N-R7W
City of La Crosse, La Crosse County, Wisconsin

Owner's Certificate of Dedication

As owner, I hereby certify that I caused the land described on this map to be surveyed, divided, mapped and dedicated as represented on this map as Outlet 1. I also certify that this map is required to be submitted for approval or objection to the Common Council City of La Crosse, La Crosse County, Wisconsin.

Jon L. Ebner 6/13/14
Jon L. Ebner, Owner Date

Common Council Resolution

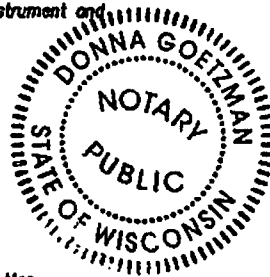
Resolved that this Certified Survey Map is hereby approved and the dedication herein accepted by the Common Council of the City of La Crosse, La Crosse County, Wisconsin.

Keri Lehrke City Clerk 6-13-14
Signature Date

**State of Wisconsin
County of La Crosse**

Personally came before me this 13th day of June, 2014, the aforementioned Jon J. Ebner known to be the person who executed the foregoing instrument and acknowledged the same.

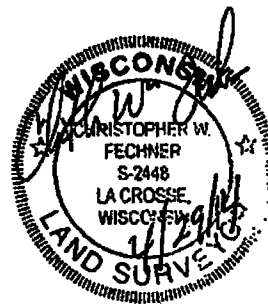
Donna Goetzman Notary Public
Signature
La Crosse County, Wisconsin
My Commission Expires 1/29/17



The City of La Crosse does hereby approve this Certified Survey Map.

Mark Szymanski 6/13/14
City Assessor Date

Paul K. 6/13/14
Building & Inspections Date



Vol. 16 Page 31C