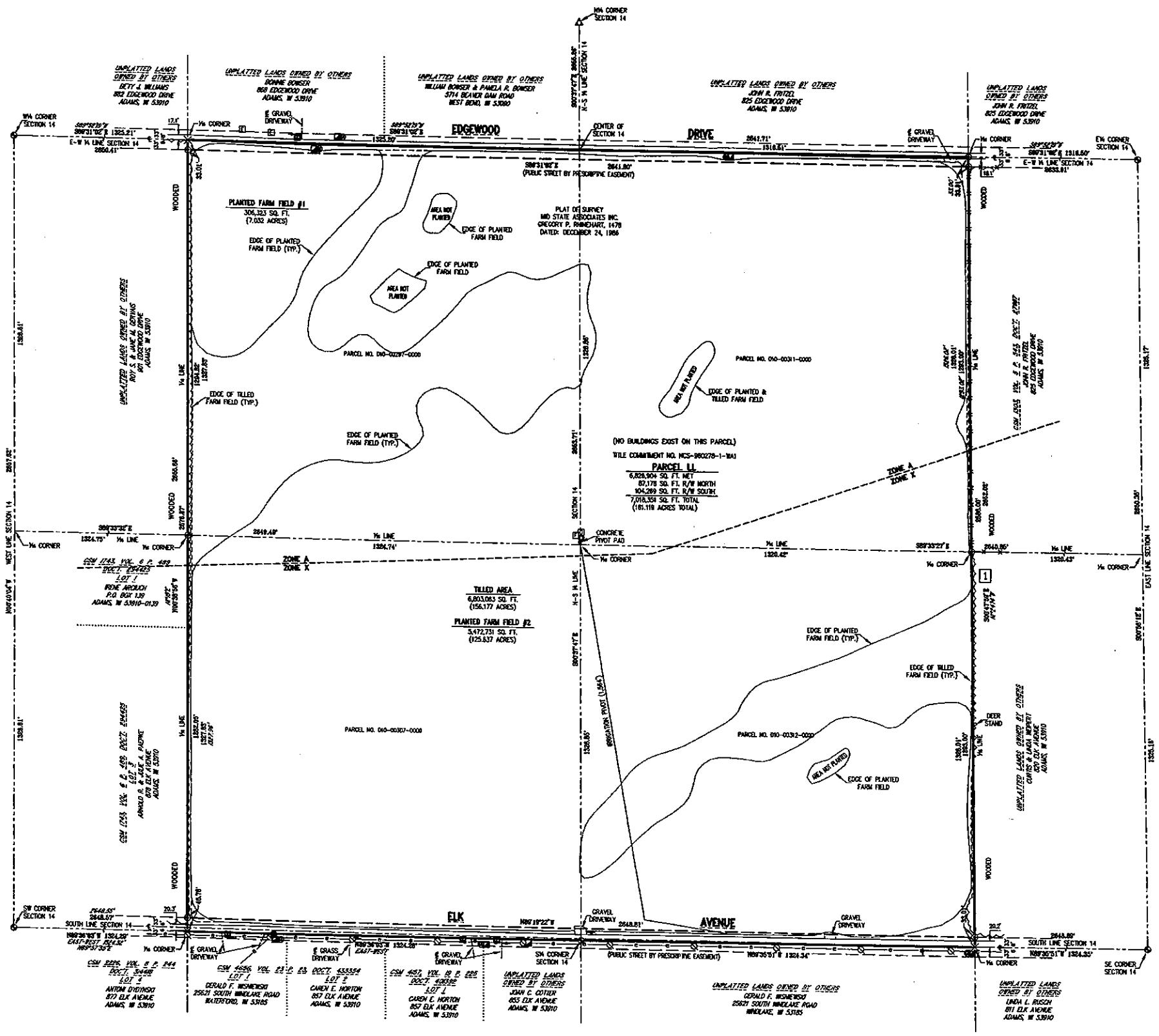



Scale 1"=200'

200' 150' 100' 50' 0' 100' 200'

**LEGEND:**

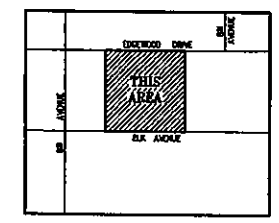
SEE SHEET 1 FOR LEGEND

**BASIS FOR BEARINGS:**

THE EAST LINE OF THE SE¼, SECTION 14, T16N, R6E, ASSUMED TO BEAR S00°56'12"E.

**PARKING SPACES:**

0 PARKING STALLS
0 HANDICAPPED PARKING STALLS
0 TOTAL PARKING STALLS




**LOCATION SKETCH**

NOT TO SCALE

**UNDERGROUND UTILITIES**

THIS DRAWING HAS BEEN PREPARED, IN PART, ON THE BASIS OF INFORMATION COMPILED AND FURNISHED BY OTHERS. THE ENGINEER AND/OR SURVEYOR WILL NOT BE RESPONSIBLE FOR ANY ERRORS OR OMISSIONS WHICH HAVE BEEN INCORPORATED INTO THIS DOCUMENT AS A RESULT. LOCATION AND DEPTH OF UNDERGROUND UTILITIES SHALL BE FIELD VERIFIED PRIOR TO BEGINNING DESIGN, EXCAVATION OR CONSTRUCTION WORK. DIGGERS HOTLINE STANDARD LOCATE TICKET NUMBERS: 20193205380 AND 20193205413.

**FLOOD NOTE:**

BY GRAPHIC PLOTTING ONLY, THIS PROPERTY IS IN ZONES A & X OF THE FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NOS. 55001C0360D & 55001C0340D, BOTH BEAR AN EFFECTIVE DATE OF JUNE 17, 2008 AND IS PARTIALLY IN A SPECIAL FLOOD HAZARD AREA.

**ZONING INFORMATION:**

A-1(35) EXCLUSIVE AGRICULTURAL DISTRICT
ALL BUILDINGS, STRUCTURES OR ENCLOSURES WHICH HOUSE OR CONFINE ANIMALS (SEE ADAMS COUNTY CODE OF ORDINANCES - CHAPTER 405, COMPREHENSIVE ZONING FOR EXACT DETAILS):
FRONT YARD SETBACK: 100'
SIDE YARD SETBACK: 100'
REAR YARD SETBACK: 100'
ALL OTHER USES NOT SPECIFIED IN THE CODE:
CLASS A (STATE HIGHWAY) HIGHWAY SETBACK: THE GREATER OF 110' FROM THE CENTERLINE OR 50' FROM THE RIGHT-OF-WAY
CLASS B (COUNTY ROAD) HIGHWAY SETBACK: THE GREATER OF 83' FROM THE CENTERLINE OR 50' FROM THE RIGHT-OF-WAY
CLASS C (TOWN ROAD) HIGHWAY SETBACK: THE GREATER OF 63' FROM THE CENTERLINE OR 30' FROM THE RIGHT-OF-WAY
FRONT SETBACK: 30'
SIDE YARD SETBACK: 10' FOR ALL STRUCTURES
REAR YARD SETBACK: 30'
UNATTACHED ACCESSORY STRUCTURE 10'
MINIMUM LOT AREA: 35 ACRES
MINIMUM LOT WIDTH: 300' RESIDENCE OR FARM OPERATION
150' SEPARATE DWELLING AREA FOR AN ADDITIONAL RESIDENCE
MAXIMUM BUILDING HEIGHT: 35'
UNATTACHED ACCESSORY STRUCTURE 20'

**ZONING AUTHORITY:**

ZONING AUTHORITY:
ADAMS COUNTY PLANNING AND ZONING DEPARTMENT
DUSTIN GRANT, PLANNING AND ZONING ADMINISTRATOR
COUNTY COURTHOUSE
400 MAIN STREET
PO BOX 187
FRIENDSHIP, WI 53934
PHONE: 608-339-4222
FAX: 608-339-4504

## Significant Observations:

1. SUBJECT PROPERTY'S PLANT/TILLED FARM FIELD EXTENDS ONTO ABUTTING PROPERTY BY 2.0 FEET.

## Miscellaneous Notes:

1. THERE WERE NO CEMETERIES OR BURIAL GROUNDS OBSERVED IN THE FIELD OR INFORMATION REGARDING CEMETERIES OR BURIAL GROUNDS FOUND IN THE RECORDED DOCUMENTS PROVIDED.
2. AT THE TIME FIELD WORK WAS PERFORMED, THERE WAS NO EVIDENCE OF EARTH MOVING WORK, BUILDING CONSTRUCTION, OR BUILDING ADDITIONS WITHIN RECENT MONTHS.
3. PER THE WISCONSIN DEPARTMENT OF NATURAL RESOURCES SURFACE WATER DATA VIEWER THERE ARE NO WETLANDS LOCATED ON THE SUBJECT PROPERTY. A WETLAND DELINEATION WAS NOT PERFORMED TO VERIFY THE PRESENCE OF WETLANDS OR LACK THEREOF.
4. RIGHT-OF-WAY WIDTH WERE DETERMINED FROM ABUTTING CERTIFIED SURVEY MAPS, SUBDIVISION PLATS AND/OR HIGHWAY RIGHT-OF-WAY PLATS.
5. THERE ARE NO PLOTTABLE OFFSITE EASEMENTS DISCLOSED IN DOCUMENTS PROVIDED TO OR OBTAINED BY THE SURVEYOR AS PART OF THE SURVEY.
6. UTILITIES WERE LOCATED BY OBSERVED EVIDENCE, TOGETHER WITH PLANS AND MARKINGS PROVIDED BY UTILITY COMPANIES AND DIGGERS HOTLINE.
7. FLOOD NOTE: ZONE X - AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.
8. FLOOD NOTE: ZONE A - SPECIAL FLOOD HAZARD AREAS SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANCE FLOOD WITH NO BASE FLOOD ELEVATION DETERMINED.
8. EVIDENCE OF AREAS NOT PLANTED/TILLED IN 2019. PRESENCE OF OLD CORN STALKS, BEING PREVIOUSLY PLANTED/TILLED.

SCALE NOTE:
IF YOU ARE VIEWING THESE PLANS IN AN 11"x17" SIZE THEY MAY BE HALF SCALE FROM THE ORIGINAL 22"x34" SIZE DRAWING AND THE DRAWING SCALE IS HALF OF THAT STATED. CHECK SCALE LEGEND BAR.

SEAL:

WISCONSIN THOMAS J. TRZINSKI S-2496 PORTAGE, WISCONSIN LAND SURVEYOR 9/25/19

ORIGINAL DOCUMENT BEARS AN EMBOSSED SEAL OR A SEAL STAMPED IN RED WITH AN ORIGINAL SIGNATURE AND DATE.

POS14160631001

| REVISIONS | | |
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ESP GROUP, INC.
LAMPERT-LEE & ASSOCIATES
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715-424-3131 • FAX 715-423-8774


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CLIENT: HANCOCK NATURAL RESOURCE GROUP

PROJECT: SPOTTED COW - 400-021

TITLE: ALTA/NSPS LAND TITLE SURVEY
T.C. NCS-960278-1-WA1 - PARCEL LL

☐ PRELIMINARY
NOT FOR CONSTRUCTION
DATE:_____ BY_____

☐ FOR BIDDING ONLY
DATE:_____ BY_____

☐ FOR CONSTRUCTION
DATE:_____ BY_____

☒ DRAWING OF RECORD
DATE: 09/25/19 BY T.J.T.

☐
DATE:_____ BY_____

DESIGNER:
DRAWN BY: JIM BRASEL

FIELD DATA BY: D.S. & T.T.
DATE: 7/19-8/19
CHECKED BY: T.J.T. DATE: 8/16/19

DWG. DATE: SEPT. 25, 2019

DWG. NO. 10163-A-18-D

PROJECT NO. 19-84

PLAN SHEET 18 | SHEET 18 OF 22 SHEET(S)

J.A.B.-Sept 23, 2019, 11:31:59, CADD FILE: 10163-A-18-D.dwg