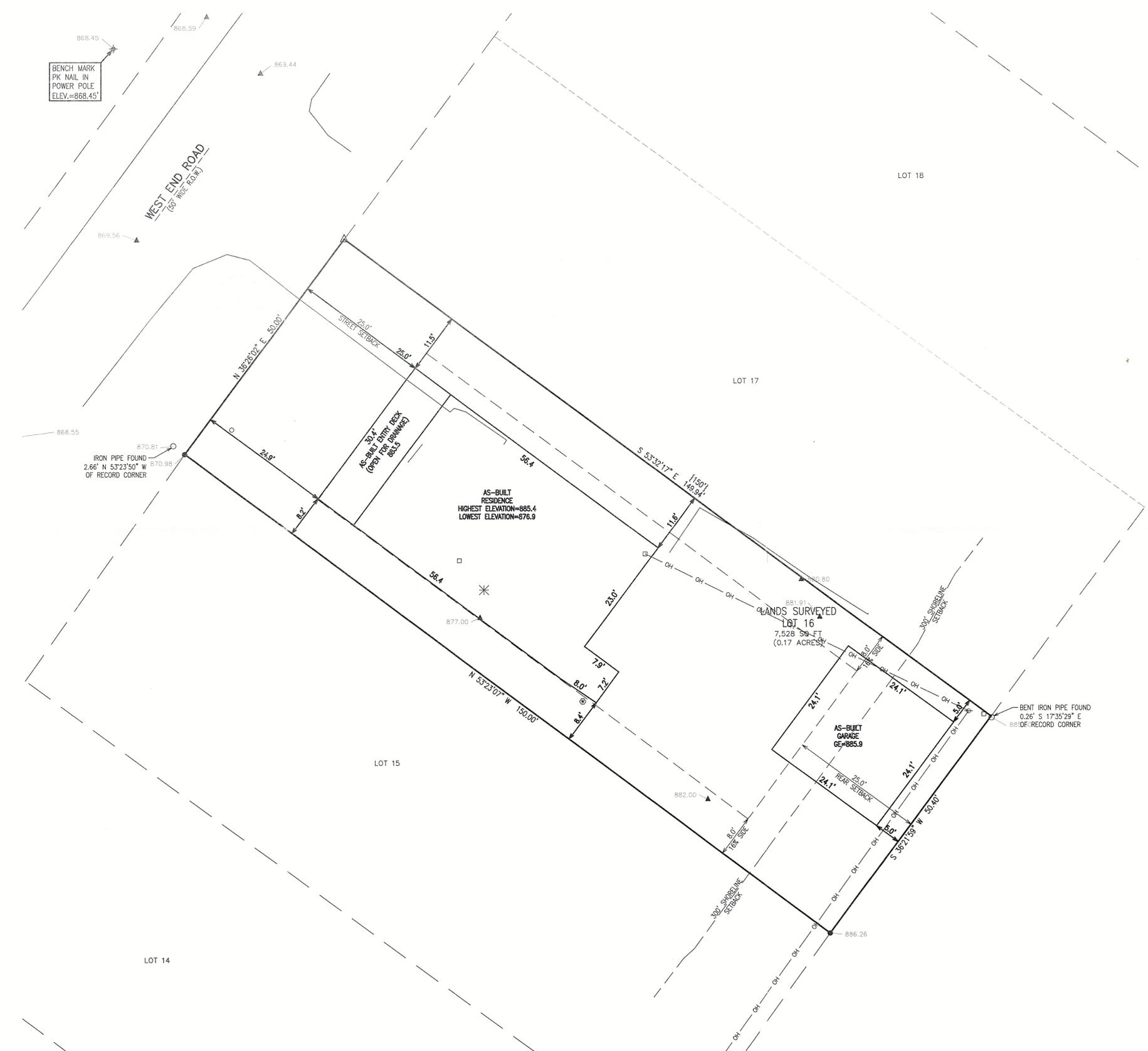


PLAT OF SURVEY – PERMIT PLAT LOT 16 OF COMO VISTA SUBDIVISION

LOCATED IN PART OF THE NE 1/4 OF THE SE 1/4 OF SECTION 32, TOWN 2 NORTH, RANGE 17 EAST,
TOWN OF GENEVA, WALWORTH COUNTY, WISCONSIN



BENCH MARK
PK NAIL IN
POWER POLE
ELEV.=868.45'

IRON PIPE FOUND
2.66' N 53°23'50" W
OF RECORD CORNER

LANDS SURVEYED
LOT 16
7,528 SQ. FT.
(0.17 ACRES)

AS-BUILT
GARAGE
GE=885.9

AS-BUILT
RESIDENCE
HIGHEST ELEVATION=885.4
LOWEST ELEVATION=876.9

LEGEND

- △ = MAGNETIC NAIL SET
- = IRON PIPE FOUND 1 3/8" O.D.
- = IRON REBAR FOUND 3/4" O.D.
- ⊕ = BENCHMARK
- ⊖ = UTILITY POLE
- {xxx} = RECORDED AS
- FF = FIRST FLOOR ELEVATION
- EL = ELEVATION
- OH = OVERHEAD UTILITY WIRES
- = EXISTING GROUND ELEVATION
- = EXISTING LAND CONTOURS
- = PROPOSED LAND CONTOURS
- = PROPOSED FINISHED GRADE
- TF = TOP OF FOUNDATION ELEVATION
- FF = FIRST FLOOR ELEVATION
- LL = LOWER LEVEL ELEVATION
- LO = BASEMENT WINDOW LOOK OUT

CONSTRUCTION SEQUENCE

- 1) SILT FENCING INSTALLED
- 2) TOPSOIL STRIPPED
- 3) FOUNDATIONS DUG & POURED
- 4) WALLS BACKFILLED (WASTE EXCESS OFFSITE)
- 5) FRAMING & HOME CONSTRUCTION COMPLETED
- 6) DRIVE & LANDSCAPING COMPLETED

AREA TO BE RESTORED WITH TOPSOIL AS SOON AFTER FOUNDATION AND FRAMING AS POSSIBLE FOLLOWED WITH GRASS SEEDING AND MULCH.

AREA WITHIN SILT FENCING TO BE CLEARED OF UNDERBRUSH WITH ONLY NECESSARY LARGE TREES REMOVED.

NOTE: ALL SILT FENCING SHALL BE MAINTAINED IN A STABLE CONDITION FULLY BRACED AND STAKED TO PREVENT MOVEMENT BY RUNOFF UNTIL A DENSE TURF IS ESTABLISHED OVER ALL DISTURBED GROUND SURFACES. DURING OR AFTER EVERY STORM THEY SHALL BE CHECKED. ACCUMULATIONS OF SILT TOPSOIL AND ANY OTHER CONSTRUCTION DEBRIS SHALL BE ROUTINELY REMOVED.

**PRE-CONSTRUCTION:
IMPERVIOUS SURFACE CALCULATIONS**

BUILDINGS	1,212 SQ. FT.
PAVED SURFACES	1,155 SQ. FT.
WALKWAYS	34 SQ. FT.
PATIOS/DECKS	432 SQ. FT.
STAIRWAYS (FRONT/SIDE)	50 SQ. FT.
2,883 SQ. FT. TOTAL / 7,528 SQ. FT. (TOTAL LOT AREAS) = 38.3% LOT COVERAGE	

**POST-CONSTRUCTION:
IMPERVIOUS SURFACE CALCULATIONS (PP)**

BUILDINGS (RES/GAR)	2,144 SQ. FT.
PAVED SURFACES	1,073 SQ. FT.
WALKWAYS	76 SQ. FT.
OPEN DECKS (FRONT/REAR)	0 SQ. FT.
OPEN STAIRWAYS	0 SQ. FT.
3,293 SQ. FT. TOTAL / 7,528 SQ. FT. (TOTAL LOT AREAS) = 43.7% LOT COVERAGE	

SITE SUMMARY
TOTAL LAND AREA 7,258 S.F. 0.17 ACRES
TOTAL AREA DISTURBED 4,600 S.F. (0.11 ACRES)
(NO NOI REQUIRED)

NOTE: COPIES OF THIS MAP TO WHICH THE FOLLOWING CERTIFICATE WILL APPLY SHOW THE SURVEYOR'S ORIGINAL SEAL AND SIGNATURE IN RED INK. COPIES BY ANY OTHER MEANS MAY HAVE ALTERATIONS WHICH DO NOT REPRESENT THE SURVEYOR'S WORK PRODUCT.

I HEREBY CERTIFY THAT THE ABOVE DESCRIBED PROPERTY HAS BEEN SURVEYED UNDER MY DIRECTION AND THAT THE ABOVE MAP IS A TRUE REPRESENTATION THEREOF AND SHOWS THE SIZE AND LOCATION OF THE PROPERTY AND ITS EXTERIOR BOUNDARIES. THIS SURVEY IS MADE FOR THE USE OF THE PRESENT OWNERS OF THE PROPERTY, AND ALSO THOSE WHO PURCHASE, MORTGAGE, OR GUARANTEE THE TITLE THERETO WITHIN ONE YEAR FROM THE DATE HEREOF. FIELDWORK COMPLETED 8/09/2024.

DATE: 9/04/2024

CHRISTOPHER A. HODGES
P.L.S. 2760



PERMIT PLAT
4151 WEST END ROAD
LAKE GENEVA, WI 53147

WORK ORDERED BY -
MARTY MURPHY
W4232 WEST END ROAD
LAKE GENEVA, WI 53147

FARRIS, HANSEN & ASSOCIATES, INC.
ENGINEERING - ARCHITECTURE - SURVEYING
7 RIDGWAY COURT P.O. BOX 437
ELKHORN, WISCONSIN 53121
PHONE: (262) 723-2098 e-mail: office@farris-hansen.com

REVISIONS
10/28/2024 - DHC
MORE EROSION CONTROL
GARAGE FNDTN ELEV.
07/22/2025 - KK
As-Built residence
and garage



PROJECT NO.
11098
DATE
7/30/2024
SHEET NO.
1 OF 1



217-5267 JCDM-13