

# FINAL PLAT OF DELVAN CROSSINGS

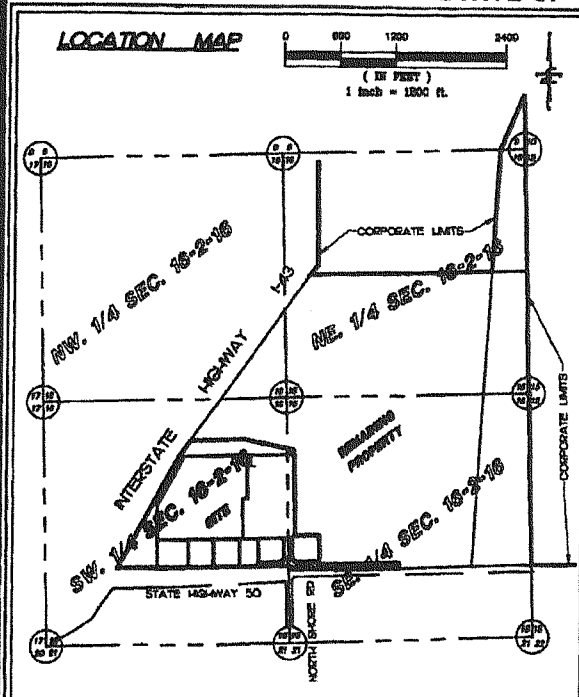
PART OF THE NORTHEAST, SOUTHEAST, SOUTHWEST AND NORTHWEST  
QUARTERS OF THE SOUTHWEST QUARTER AND PART OF THE SOUTHWEST AND  
NORTHWEST QUARTERS OF THE SOUTHEAST QUARTER OF SECTION 16, ALL IN  
TOWNSHIP 2N., RANGE 16E., CITY OF DELVAN, COUNTY OF WALWORTH,  
STATE OF WISCONSIN

**SMITH ENGINEERING CONSULTANTS, INC.**  
CIVIL/STRUCTURAL ENGINEERS AND SURVEYORS  
www.smitheng.com 414-221-1111

4500 FREDERICK ROAD, SUITE 200, WISCONSIN DUNES, WISCONSIN 53090  
TEL: 414-221-1111 FAX: 414-221-1112

12000 WISCONSIN AVENUE, SUITE 100, WISCONSIN DUNES, WISCONSIN 53090  
TEL: 414-221-1111 FAX: 414-221-1112

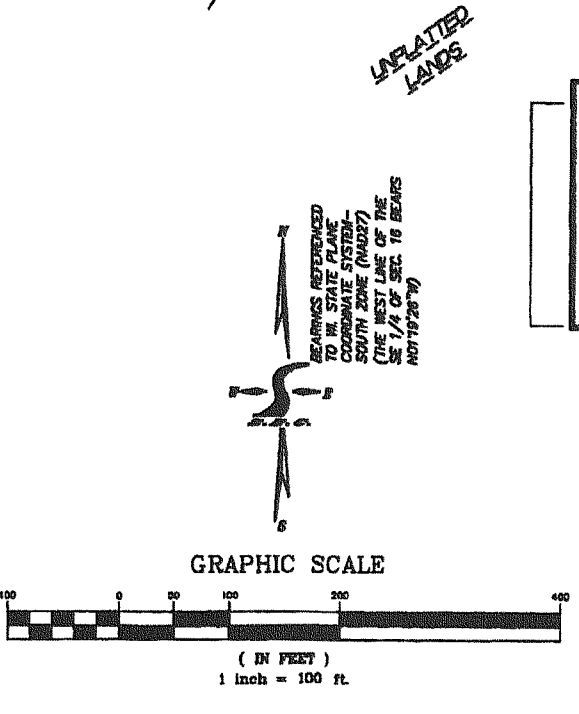
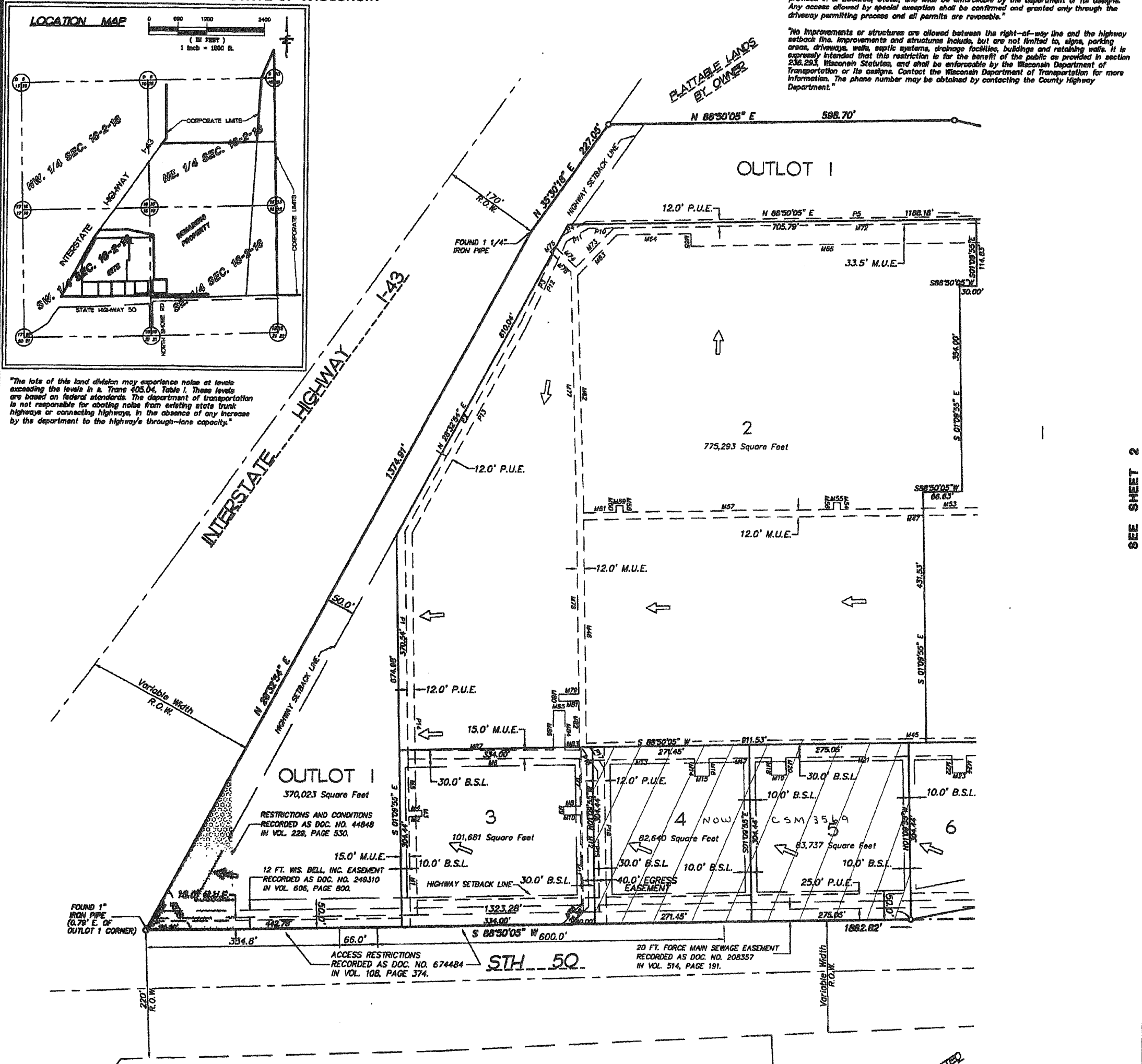
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"The lots of this land division may experience noise at levels exceeding the levels in s. Trans 405.04, Table I. These levels are based on federal standards. The department of transportation is not responsible for abating noise from existing state trunk highways or connecting highways, in the absence of any increase by the department to the highway's through-lane capacity."

Note: "All lots and blocks are hereby restricted so that no owner, possessor, user, licensee or other person may have any right of direct vehicular ingress from or egress to any highway (along with the right-of-way of Interstate Highway 43 and State Trunk Highway 50) if it is expressly intended that this restriction constitute a restriction for the benefit of the public as provided in s. 236.293, Stats., and shall be enforceable by the department or its assignee. Any access allowed by special exception shall be confirmed and granted only through the driveway permitting process and all permits are revocable."

"No improvements or structures are allowed between the right-of-way line and the highway setback line. Improvements and structures include, but are not limited to, signs, parking areas, driveways, wells, septic systems, drainage facilities, buildings and retaining walls. It is expressly intended that this restriction is for the benefit of the public as provided in section 236.293, Wisconsin Statutes, and shall be enforceable by the Wisconsin Department of Transportation or its assignee. Contact the Wisconsin Department of Transportation for more information. The phone number may be obtained by contacting the County Highway Department."



There are no objections to this plat with respect to Secs. 236.15, 236.16, 236.20 and 236.21 (1) and (2), Wis. Stats., ch. Trans 233 Wis. Admin. Code or by the County Planning Agency as provided by Sec. 236.12 (6), Wis. Stats.

Certified OCTOBER 31, 2001

*Renée M. Powers*  
Department of Administration

**NOTES**

- ARROWS INDICATE THE DIRECTION OF DRAINAGE FLOWS IN VARIOUS COMPONENTS RESULTING FROM SITE GRADING AND THE CONSTRUCTION OF REQUIRED PUBLIC IMPROVEMENTS. THE DRAINAGE FLOW COMPONENTS LOCATED IN EASEMENTS SHALL BE MAINTAINED AND PRESERVED BY THE PROPERTY OWNER UNLESS APPROVED BY THE CITY ENGINEER.
- ZONING CLASSIFICATION - BR BUSINESS REGIONAL
- BEARINGS ARE REFERENCED TO WISCONSIN STATE PLANE COORDINATE SYSTEM - SOUTH ZONE (NAD83)

**LEGEND**

UNLESS OTHERWISE ALREADY EXISTING AS NOTED ON THIS PLAT, THE FOLLOWING MONUMENTATION IS TO BE SET

- 1 1/4" X 30" IRON REBAR SET (4.30 LBS./LIN. FT.)
- ALL OTHER LOT AND OUTLOT CORNERS ARE 3/4" X 24" IRON REBAR (1.50 LBS./LIN. FT.)
- PUBLIC UTILITY EASEMENT
- MUNICIPAL UTILITY EASEMENT
- ← 100 YEAR FLOOD DRAINAGE
- ← CONTROLLED RELEASE POINT
- P.U.E. - PUBLIC UTILITY EASEMENT
- M.U.E. - MUNICIPAL UTILITY EASEMENT
- B.S.L. - BUILDING SETBACK LINE
- S.S.E. - SANITARY SEWER EASEMENT

**SURVEYORS SEAL**

Dated this 25th day of October, 2001

*Eric J. Haglund*  
Eric J. Haglund  
Wisconsin Registered Land Surveyor No. S-252

Revised this 25th day of October, 2001.

**FINAL PLAT  
DELVAN CROSSINGS  
WALWORTH COUNTY  
CITY OF DELVAN, WISCONSIN**

REVISED	DATE	BY	FOR	PROJECT NO.
1	01-09-2001	EH	INT	010553
2		DN	INT	
3		DN	INT	
4		CH	INT	
5				
6				

HORIZONTAL SCALE: 1" = 100'  
VERTICAL SCALE:

SEE SHEET 2