

# PLAT OF SURVEY LOTS 11 & 12 OF BLOCK 9 OF ORIGINAL PLAT

LOCATED IN PART OF THE NW 1/4 OF THE NW 1/4  
OF SECTION 14, TOWN 1 NORTH, RANGE 16 EAST,  
VILLAGE OF FONTANA-ON-GENEVA LAKE, WALWORTH COUNTY, WISCONSIN

## LEGAL DESCRIPTION

Parcel 1: Lot 12 in Block 9 excepting therefrom the South 10' of the original plat in the Village of Fontana, Walworth County, Wisconsin.

Tax Key No. SOP 00052A

Parcel 2: Lot 11 in Block 9 except the South 10' thereof, Original Plat in the Village of Fontana, Walworth County, Wisconsin.

Tax Key No. SOP 00052

PLAT OF SURVEY  
138 FONTANA BOULEVARD  
FONTANA, WI 53125

WORK ORDERED BY -  
SOUTHBOUND DEVELOPMENT, LLC  
834 S. LAKESHORE DRIVE  
FONTANA, WISCONSIN 53125

FARRIS, HANSEN & ASSOCIATES, INC.  
ENGINEERING - ARCHITECTURE - SURVEYING  
7 RIDGWAY COURT P.O. BOX 437  
ELKHORN, WISCONSIN 53121  
OFFICE: (262) 723-2098 FAX: (262) 723-5886

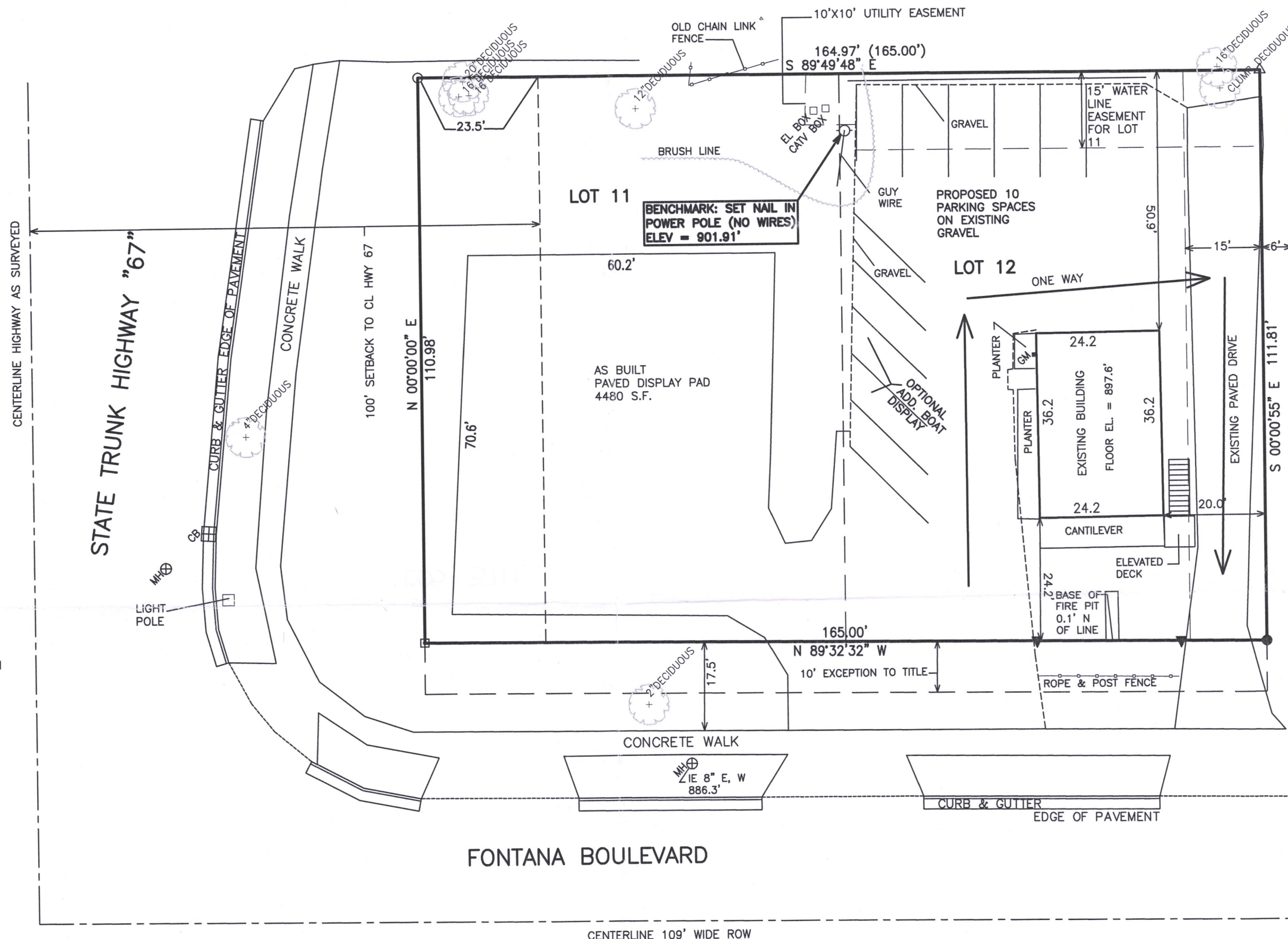
REVISIONS  
12-17-21  
Locate Firepit  
8/15/2022 - DHC  
NEW FIRE PIT &  
FENCE LOCATION

PROJECT NO.  
9418.21  
DATE:  
11/30/2015  
SHEET NO.  
1 OF 1

ASSIGNED W. LINE OF LOT 11  
N 00°00'00" E

SOP 00057

- LEGEND
- = FOUND IRON PIPE STAKE
  - = SET IRON REBAR STAKE
  - = FOUND CONCRETE MONUMENT
  - △ = FOUND PK NAIL
  - ▲ = SUGGESTED NEW FENCE LOCATION
  - (XXX) = RECORDED AS
  - GM = GAS METER
  - MH = MANHOLE
  - CB = CATCH BASIN
  - TC BOX = TELEPHONE CONTROL BOX
  - EL BOX = ELECTRIC CONTROL BOX



NO GRADING CHANGES ANTICIPATED

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.

DATED: 02/22/2019

CHRISTOPHER A. HODGES P.L.S. 2760

REVISED 01/11/2022 TO UPDATE  
PLAT OF SURVEY PREPARED BY  
BRIAN M. CARLSON 02/22/2019.



## AREA SUMMARY

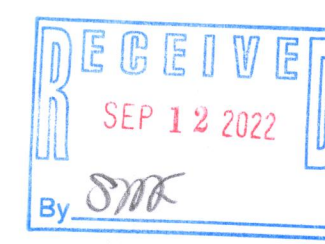
OVERALL AREA = 18,378 SQ. FT.  
(0.42 ACRES)

TOTAL IMPERVIOUS AREA = 12,430 S.F. = 67.6%  
(EXISTING BUILDING & PARKING & DISPLAY AREA)

GREEN SPACE = 5,948 S.F. = 32.4%

ABBEY PARCEL

MAP SCALE IN FEET - ORIGINAL 1"=20'



REVISED 12/30/2015  
SHOW BOAT DISPLAY AREAS AND PARKING

REVISED 03/23/2016  
SHOW CENTERLINE HIGHWAY 67 & 100'  
SETBACK

REVISED 04/08/2016  
ADD S ROW & CENTERLINE FONTANA  
BOULEVARD

REVISED 05/18/2016  
ADD GREENSPACE & PROPOSED DISPLAY  
AREA

REVISED 06/22/2016  
SHOW AS BUILT PAVED PAD &  
RECALCULATED GREEN SPACE

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SOP-52 SOP-52A

005-3711