

06-05-576806

**General Engineering Company**  
P.O. Box 340  
916 Silver Lake Drive  
Portage, WI 53901



608-742-2169 (Office)  
608-742-2592 (Fax)  
[gec@generalengineering.net](mailto:gec@generalengineering.net)  
[www.generalengineering.net](http://www.generalengineering.net)

*Engineers • Consultants • Inspectors*

February 22, 2016

**RECEIVED**

**FEB 23 2016**

**WI DNR - GREEN BAY**

Wisconsin Department of Natural Resources  
RR Program Assistant  
2984 Shawano Avenue  
Green Bay, WI 54313

Re: Voluntary Party Liability Exemption Application  
Former One Hour Martinizing  
1923 Main Street  
Green Bay, WI 53901

To whom it may concern,

On behalf of Mr. Garritt Bader, president of GB Real Estate Investments, LLC., General Engineering Company is submitting this application for Voluntary Party Liability Exemption for the Former One Hour Martinizing property located at 1923 Main Street, in the City of Green Bay, Brown County, Wisconsin.

A fee for the amount of \$250 is attached with the application. Please feel free to contact Brian Youngwirth (608-697-8010) or Lynn Bradley (608-617-7729) with any questions or concerns you may have. Thank you for your assistance in this matter.

Respectfully submitted,

**GENERAL ENGINEERING COMPANY**

Brian Youngwirth  
Environmental Project Manager

Lynn M. Bradley  
Environmental Project Manager

c: Kristin DuFresne, WDNR, 2984 Shawano Avenue, Green Bay, WI 54313  
Tauren Beggs, WDNR, 2984 Shawano Avenue, Green Bay, WI 54313  
Garritt Bader, GB Real Estate Investments, LLC., 300 North Van Buren Street, Green Bay, WI 54301

Portage • Black River Falls • La Crosse



Consulting Engineering • Structural Engineering • Building Design • Environmental Services • Building Inspection • GIS Services  
Planning & Economic Development • Land Surveying • Zoning Administration • Mechanical, Electrical, & Plumbing Services



**Notice:** Pursuant to s. 292.15, Wis. Stats., and s. NR 750.05, Wis. Adm. Code, this form is required by the Department of Natural Resources (DNR) to be submitted when requesting approval to participate in the voluntary party liability exemption (VPLE). Failure to complete this application in its entirety may delay its review and/or may result in denial. Participation in this program is voluntary. If completing this form, refer to the instructions beginning on page 4. Personal information collected will be used for administrative purposes and may be provided to requesters to the extent required by Wisconsin's Open Records Law (ss. 19.31-19.39, Wis. Stats.).

**Section 1: Property Information**

BRRTS No. (if known)  
 02-05-217276

Tax Parcel #  
 21-1323-1 (Lot 3) NW 1/4 SE 1/4 Section 5 T23N R21E31

|                                 |   |   |                                |
|---------------------------------|---|---|--------------------------------|
| FID No. (if known)<br>405008890 | Property Name<br>Former One Hour Martinizing  |   |                                |
| Address<br>1923 Main Street     |   | City<br>Green Bay   | State   ZIP Code<br>WI   53901 |
| County<br>Brown                 | Municipality Name <input checked="" type="radio"/> City <input type="radio"/> Town <input type="radio"/> Village<br>Green Bay | Property is composed of:<br><input checked="" type="radio"/> Single Tax Parcel <input type="radio"/> Multiple Tax Parcels | Property Size<br>1.07 Acres    |

**Section 2: Applicant Information (Voluntary Party)**

|   |                  |                    |  |
|---|------------------|--------------------|--|
| Organization / Firm / Person<br>GB Real Estate Investments, LLC |                  | Title<br>President |  |
| Last Name<br>Bader  | First<br>Garritt | MI<br>R            | Phone Number (include area code)<br>(813) 500-0296 |
| Address<br>300 North Van Buren Street                           |                  |                    | Fax Number (include area code)                     |
| City<br>Green Bay   | State<br>WI      | ZIP Code<br>54301  | Email<br>GB@gb-re.com                              |

**Section 3: Ownership Information**

Applicant Relationship to Property (select one):

Current Owner  Potential/Future Purchaser  Previous Owner  Other:

**Section 4: Regulatory Identification (include ID numbers if known)**

|  |                                       |
|--|---------------------------------------|
| DNR FID<br>405008890                       | USEPA ID                              |
| Environmental Repair (ERP)<br>02-05-217276 | Hazardous Substance Spill             |
| Leaking Ungd. Storage Tank (LUST)          | Brownfield Env'l. Asmt. Pilot         |
| Solid Waste                                | Municipal Negotiation & Cost Recovery |
| Hazardous Waste                            | Superfund Remedial (NPL)              |
| Wastewater-surface water (WPDES)           | Abandoned Containers                  |
| Wastewater-groundwater (WPDES)             | Superfund Site Evaluation (CERCLA)    |
| DCOM PECFA Claim Number                    | Municipal Grants Program              |
| DATCP Agricultural Contamination           | Contaminated Sediments                |

Other:

| Leave Blank – DNR Use Only |   |   |  |
|----------------------------|---|---|--|
| Date Received              | <input type="checkbox"/> Application Fee Received | <input type="checkbox"/> Deposit Received | <input type="checkbox"/> Approval to Proceed PMN _____ |
| BRRTS Activity Number      | BRRTS Activity Name                               |   | <input type="checkbox"/> Denied (explain) (603)        |
| FID                        | Region  |   | <input type="checkbox"/> Withdrawn (explain) (610)     |
| Comments                   |   | Reviewed By                               | Date   |
|                            |   | Project Manager                           |  |

# Voluntary Party Liability Exemption Application

Form 4400-178 (R 11/14)

Page 2 of 5

### Section 5 Environmental Consultant Representing Applicant

|  |                       |                          |   |  |
|--|-----------------------|--------------------------|---|--|
| Organization / Firm / Person<br><b>General Engineering Company</b> |                       |                          | Title<br><b>Environmental Professional</b>              |  |
| Last Name<br><b>Youngwirth</b>                                     | First<br><b>Brian</b> | MI<br><b>L</b>           | Phone Number (include area code)<br><b>608 697 8010</b> |  |
| Address<br><b>916 Silver Lake Drive</b>                            |                       |                          | Fax Number (include area code)                          |  |
| City<br><b>Potlidge</b>  | State<br><b>WI</b>    | ZIP Code<br><b>53901</b> | Email<br><b>byoungwirth@generalengineering.net</b>      |  |

### Section 6: Attorney Representing Applicant (if applicable)

|  |                      |                          |   |  |
|--|----------------------|--------------------------|---|--|
| Organization / Firm / Person<br><b>Hager, Dewick, &amp; Zuengler, S.C.</b> |                      |                          | Title   |  |
| Last Name<br><b>Krumrie</b>  | First<br><b>Ryan</b> | MI<br><b>D.</b>          | Phone Number (include area code)<br><b>(920) 430-1900</b> |  |
| Address<br><b>200 South Washington Street, Suite 401</b>                   |                      |                          | Fax Number (include area code)                            |  |
| City<br><b>Green Bay</b>   | State<br><b>WI</b>   | ZIP Code<br><b>54301</b> | Email<br><b>rkrumrie@hdz-law.com</b>                      |  |

### Section 7: Past Land Uses and Known or Suspected Contamination Sources (check all that apply)

|   |  |   |
|---|--|---|
| <input type="checkbox"/> Service station        | <input type="checkbox"/> Coal gas manufacturer         | <input type="checkbox"/> Contaminated building                    |
| <input type="checkbox"/> Manufacturing          | <input type="checkbox"/> Electroplater                 | <input type="checkbox"/> Industrial accident                      |
| <input type="checkbox"/> Agricultural co-op     | <input type="checkbox"/> Landfill                      | <input type="checkbox"/> Lagoons                                  |
| <input checked="" type="checkbox"/> Dry Cleaner | <input type="checkbox"/> Foundry sand                  | <input type="checkbox"/> Fly ash                                  |
| <input type="checkbox"/> Salvage yard           | <input type="checkbox"/> Underground pipeline or tank  | <input type="checkbox"/> Unknown                                  |
| <input type="checkbox"/> Bulk plant             | <input type="checkbox"/> Surface spills                | <input checked="" type="checkbox"/> Other <u><b>Soil Fill</b></u> |
| <input type="checkbox"/> Pipeline               | <input type="checkbox"/> Above ground pipeline or tank |   |
| <input type="checkbox"/> Tannery                | <input type="checkbox"/> Routine industrial operations |   |

### Section 8: Solid Waste

Does the property contain a solid waste site or facility as defined in s. 289.01(35), Wis. Stats.?

Yes  No Name: \_\_\_\_\_ License number: \_\_\_\_\_

If 'Yes', does the site currently have an active or passive system in place for leachate, groundwater or gas treatment, collection or monitoring?

Yes  No Describe system: \_\_\_\_\_

### Section 9: Site Eligibility *If any boxes are checked "Yes", the site is not eligible for VPLE, see instructions for more information.*

Does the property contain a solid waste facility or site that meets definition of an approved facility under 289.01(3), Wis. Stats.?

Yes  No

Does the property contain a hazardous waste treatment, storage or disposal facility that first began operation after the voluntary party acquired the property?

Yes  No

Does the property contain a licensed hazardous waste treatment, storage or disposal facility operated on the property before the date on which the voluntary party acquired the property, and that is operated after the date on which the voluntary party acquired the property?

Yes  No

Does the property contain a hazardous waste disposal facility that has been issued a license under s. 144.441 (2), 1995 Wis. Stats., or s. 289.41 (1m), Wis. Stats., or rules promulgated under those sections, for a period of long-term care following closure of the facility?

Yes  No

**Section 10: Regulatory Criteria**

- Has contamination been detected at the property?  Yes  No  
If yes, has it been reported to the state?  Yes  No  
Agent notified: Wisconsin Department of Natural Resources Date 03/31/1999  
Does it include petroleum from a leaking underground storage tank (LUST)?  Yes  No  
Are you using the Petroleum Environmental Cleanup Fund (PECFA) to pay for any portion of the remedial actions?  Yes  No  Undecided  
Is there a state or federal enforcement order currently in effect at this property?  Yes  No

**Section 11: Attachments and Certification**

All listed attachments are required for an application to be complete:

- a list of past environmental work
- a non-refundable check for \$250 application fee made payable to the Wisconsin DNR
- a clear map showing location of property
- a detailed map that clearly indicates the property boundaries
- a copy of the property deed

I certify that I have read and am familiar with the information on this application and that the information is true, accurate and complete to the best of my knowledge.

I hereby request assistance from DNR in reviewing the environmental response actions that have been or will be taken to obtain protection of limited liability, as provided in s. 292.15, Wis. Stats.

I recognize that to obtain this limited liability exemption that the environmental response actions taken will need to comply with the applicable provisions of ch. NR 700, Wis. Adm. Code, and will require a Phase I and II environmental assessment to be conducted for the property. I recognize that I will be responsible for paying fees to DNR for assistance provided to me as provided under ch. NR 750, Wis. Adm. Code.

|  |                           |
|--|---------------------------|
| Applicant Name (Type or Print)<br><u>GB Real Estate Investments, LLC</u> | Title<br><u>President</u> |
| Organization / Firm / Person<br><u>Gerritt R. Baker</u>                  |                           |

Signature  Date Signed 2-17-16

### General Voluntary Party Liability Exemption Application Instructions

Use this application to apply for the Voluntary Party Liability Exemption (VPLE) under s. 292.15, Wis. Stats. In order to receive this liability exemption, applicants must conduct an environmental investigation of the entire property and any hazardous substances on the property must be cleaned up. Environmental work performed under the program is subject to department review and approval. Applicants will be responsible for paying fees to cover the cost of department review. The liability exemption is effective upon completion of the cleanup, if the voluntary party complies with all of the statutory requirements of ss. 292.15 and 292.11, Stats.

Type or clearly print your answers to all questions. Line-by-line instructions are provided on the next page. Submit the completed application and a \$250 application fee payable to the Department of Natural Resources. Submit a separate application and fee for each property being considered for an exemption. A property is defined as a contiguous area of land the entire legal description of which is found in one deed. If you are planning on investigating and remediating adjacent properties, you must submit one application and a \$250 fee for each legally defined piece of property. You may, however, submit technical reports for more than one property together, if the properties are part of the same project. If more than one party wants to apply for VPLE for the same property, submit one application form and fee for each party. If you are planning on changing the property boundaries, contact the Department to discuss how to submit applications for your project.

The publication, "Voluntary Party Remediation and Exemption from Liability" (RR-506) describes the VPLE process and associated fees. Please mail this completed application form with the \$250 application fee and supporting materials to the appropriate local DNR regional office (see map).

Contact a [DNR Regional Brownfield Specialist](#) with any questions about this form or a specific situation involving a contaminated property.

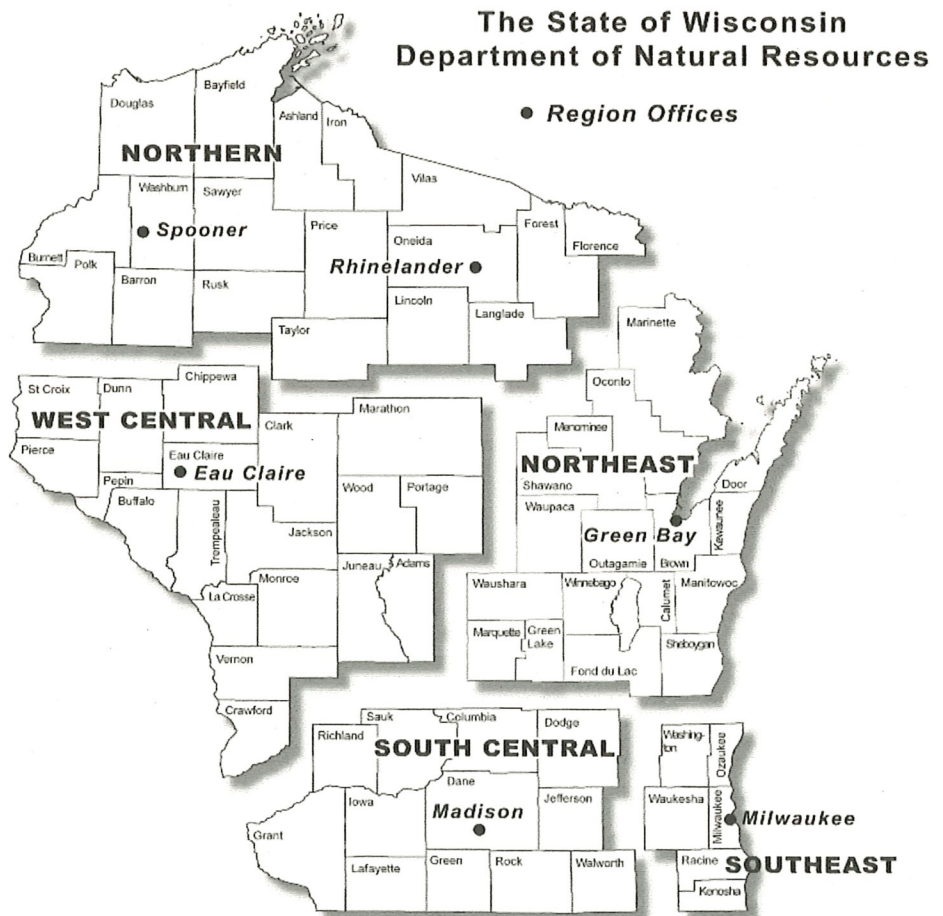
**DNR NORTHERN REGION**  
Attn: RR Program Assistant  
Department of Natural Resources  
107 Sutliff Avenue  
Rhinelander WI 54501

**DNR NORTHEAST REGION**  
Attn: RR Program Assistant  
Department of Natural Resources  
2984 Shawano Avenue  
Green Bay WI 54313

**DNR SOUTH CENTRAL REGION**  
Attn: RR Program Assistant  
Department of Natural Resources  
3911 Fish Hatchery Road  
Fitchburg WI 53711

**DNR SOUTHEAST REGION**  
Attn: RR Program Assistant  
Department of Natural Resources  
2300 North Martin Luther King Drive  
Milwaukee WI 53212

**DNR WEST CENTRAL REGION**  
Attn: RR Program Assistant  
Department of Natural Resources  
1300 W Clairemont Avenue  
Eau Claire WI 54702



*Note: These are the Remediation and Redevelopment Program's designated regions. Other DNR program regional boundaries may be different.*

**VPLE Application Section-by-Section Instructions**

**Section 1: Property Information** - Complete the information regarding the property for which you are seeking a liability exemption. The public land survey location (quarter quarter section location) coordinates of the property must be provided. Please submit a separate application for each property. A property is usually a single parcel of land with the entire legal description found on one deed.

**Section 2: Applicant Information- Voluntary Party** - Provide contact information about the applicant. The applicant is the person or organization seeking Department review and approval of the response actions that will be taken to receive the liability exemption. Once the application has been processed by the DNR, the applicant will be considered the Voluntary Party for this property. The Voluntary Party is responsible for payment of any fees to the DNR. Unless the DNR is notified to the contrary, all bills and correspondence as part of the VPLE process will be sent to the Voluntary Party. If more than one party is applying for the VPLE for the same property, each party must submit a separate application form and \$250 fee.

**Section 7: Past Land Uses & Known or Suspected Contamination Sources** - Indicate any activities or operations that took place on the property in the past, and any known or suspected sources of contamination at the property if known (check as many as apply). Include uses/sources not listed in the space provided.

**Section 8: Solid Waste** - Indicate whether or not there is a solid waste facility on the property such as a landfill or historic fill site. Sites with solid waste facilities may be eligible for VPLE as long as the site does not meet one of the factors listed in Section 10. In addition, some sites with solid waste facilities may not be eligible to complete the VPLE process due to technical issues associated with the environmental clean up at the site. Waste sites must be able to obtain a ch. NR 726, Wis. Adm. Code, site closure in order to receive the VPLE protections. It must do so without the reliance on any active remedial system to ensure compliance with environmental and public health standards, such as active treatment or collection systems relating to groundwater, leachate or gas. Indicate whether such a system is in place now, the existence of such a system will not exclude a site from beginning the VPLE process and such a site could obtain VPLE if the voluntary party can demonstrate that such a system is no longer necessary.

**Section 9: Site Eligibility**

While most contaminated properties can go through the VPLE process, properties with the following types of waste sites or facilities are **NOT** eligible for the VPLE:

- a solid waste facility or site that is an approved facility as defined in s. 289.01(3), Wis. Stats.;
- a hazardous waste treatment, storage or disposal facility that first began operation after the voluntary party acquired the property;
- a licensed hazardous waste treatment, storage or disposal facility operated on the property before the date on which the voluntary party acquired the property and that is operated after the date on which the voluntary party acquired the property; and
- any hazardous waste disposal facility that has been issued a license under s. 144.441 (2), 1995 Wis. Stats., or s. 289.41 (1m), Wis. Stats., or rules promulgated under those sections, for a period of long-term care following closure of the facility.

Check the lists and database on the following webpages to see if the property includes one of these ineligible solid or hazardous waste sites."

**VPLE Webpage:**

<http://dnr.wi.gov/topic/brownfields/vple.html>

**Solid and Hazardous Waste Information System (SHWIMS)**

<http://dnr.wi.gov/sotw/Welcome.do>

**Section 10: Regulatory Criteria** - If contamination is present or was present in the past, indicate whether it was reported to the state. Indicate which agency (e.g. DNR, emergency government) the contamination was reported to and when the report was made to that agency. Indicate if an enforcement order is currently in effect for the property or if one has been issued in the past, as well as the issuing agency (e.g. DNR, DATCP, DSPS) and the date of the order. Note that an order is a formal legal document that is distinct from a simple letter notifying a party of its legal responsibility to clean up a property.

**Section 11: Attachments and Certification** - All listed attachments are required for an application to be complete. Attach: 1) a list of all technical reports documenting past environmental work at the property including the date and title of the report and the consultant who prepared it; 2) the application fee in the form of a check or money order payable to the Department of Natural Resources for \$250; 3) a copy of a clearly identified public survey map for the property (e.g. the property shown on a portion of the relevant USGS topographic map; plat maps may be used for rural properties); 4) a detailed map that clearly indicates the property boundary of the property for which you are seeking the liability exemption (e.g. a certified survey map, subdivision plat map, or other type of map); and 5) a copy of the deed that includes a legal property description for the property for which you are seeking the liability exemption. The applicant/ Voluntary Party should read and sign the certification. If an agent signs, submit a description and evidence of the legal relationship between the agent and the applicant.

## **ATTACHMENTS**

**LIST OF PAST ENVIRONMENTAL WORK**

**FORMER ONE HOUR MARTINIZING CASE-WDNR FILE  
(1999-PRESENT)**

**PHASE I ENVIRONMENTAL SITE ASSESSMENT  
(8/17/15)-PREVIOUSLY SUBMITTED BY GENERAL  
ENGINEERING COMPANY**

**PHASE II ENVIRONMENTAL SITE ASSESSMENT  
REPORT (10/20/15)-PREVIOUSLY SUBMITTED BY  
GENERAL ENGINEERING COMPANY**

**LIABILITY CLARIFICATION REQUEST (10/22/15)-  
PREVIOUSLY SUBMITTED BY GENERAL  
ENGINEERING COMPANY**

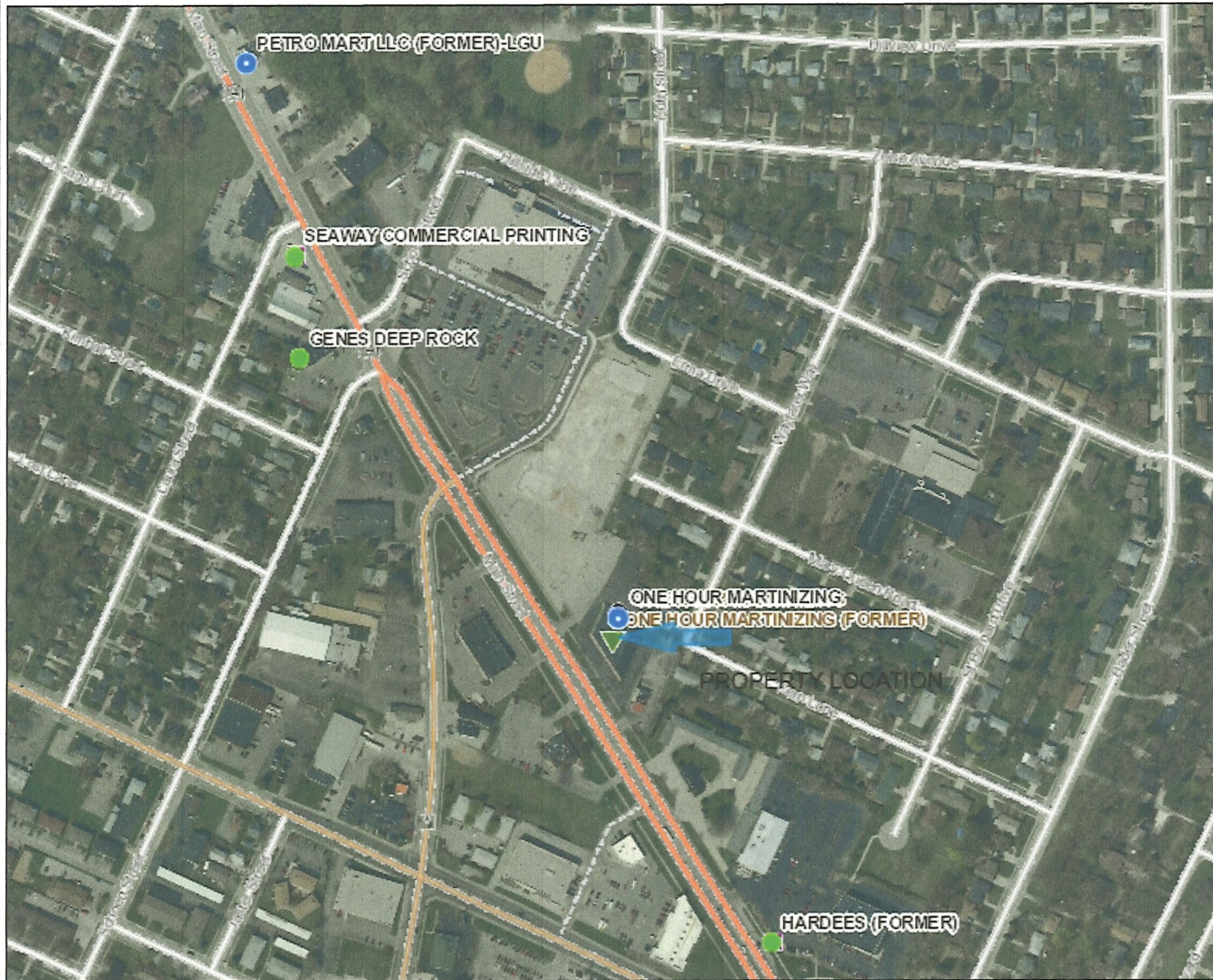


**FEE**

**THE \$250 FEE IS ATTACHED.**

**CLEAR MAP SHOWING LOCATION OF PROPERTY**

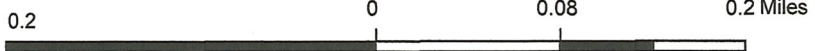
**PROPERTY LOCATION MAP**



**Legend**

- Open Site (ongoing cleanup)
- Open Site Boundary
- Closed Site (completed cleanup)
- Closed Site Boundary
- Groundwater Contamination
- Soil Contamination
- Groundwater and Soil Contamination
- Contamination From Another Property
- Dryclean Environmental Response Fund (DERF)
- Green Space Grant (2004-2009)
- Ready for Reuse
- Site Assessment Grant (2001-2009)
- State Funded Response
- Sustainable Urban Development Zone (SUDZ)
- General Liability Clarification Letters
- Superfund NPL
- Voluntary Party Liability Exemption
- Rivers and Streams
- Open Water
- Municipality
- State Boundaries
- County Boundaries
- Major Roads**
  - Interstate Highway
  - State Highway
  - US Highway

**Notes**



NAD\_1983\_HARN\_Wisconsin\_TM

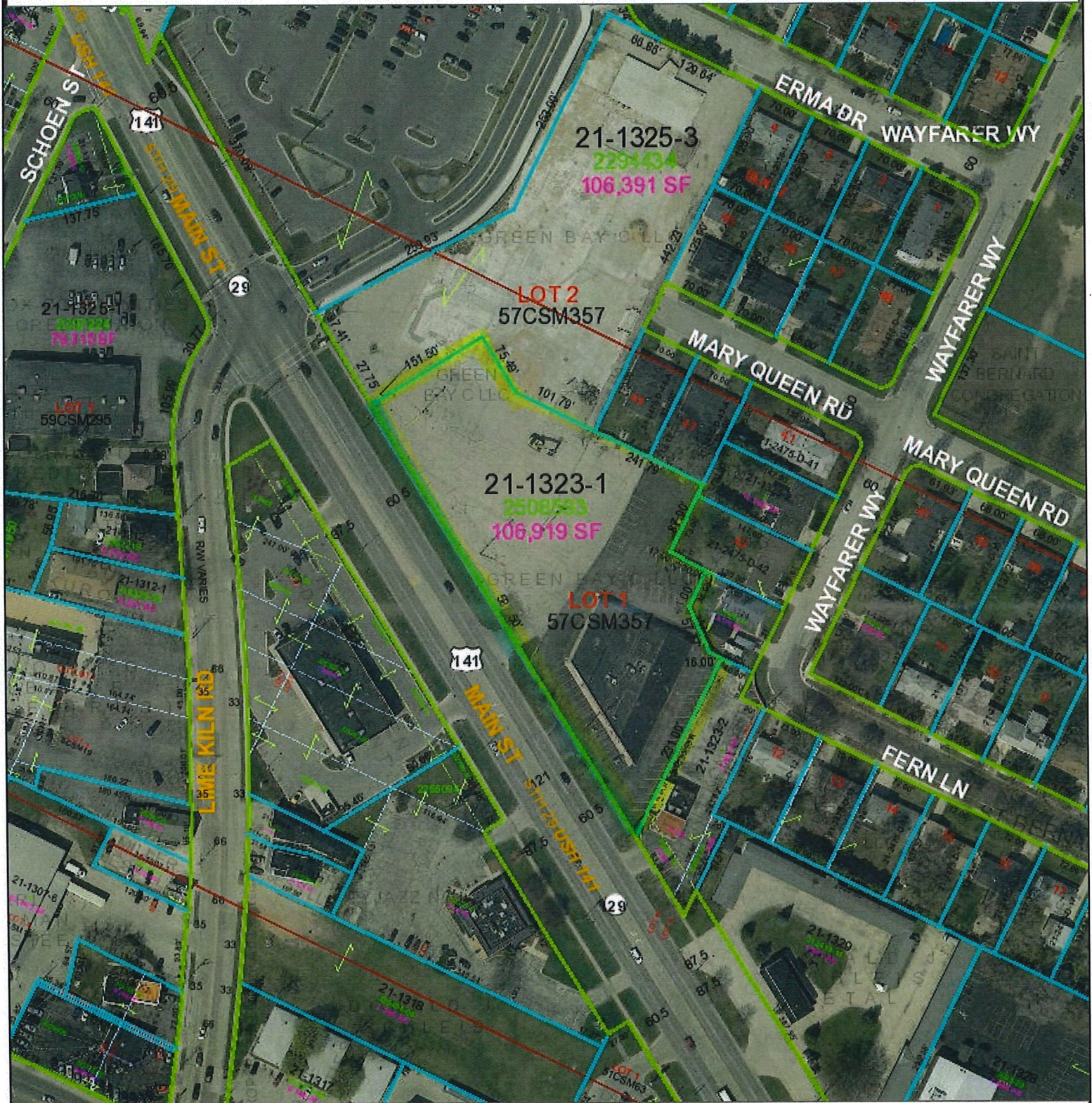
1: 4,760

© Latitude Geographics Group Ltd.

DISCLAIMER: The information shown on these maps has been obtained from various sources, and are of varying age, reliability and resolution. These maps are not intended to be used for navigation, nor are these maps an authoritative source of information about legal land ownership or public access. No warranty, expressed or implied, is made regarding accuracy, applicability for a particular use, completeness, or legality of the information depicted on this map. For more information, see the DNR Legal Notices web page: <http://dnr.wi.gov/org/legal/>

**Note: Not all sites are mapped.**

<Title>



Map provided by the Brown County Planning & Land Services Department - Land Information Office (LIO)

A map key (legend) and other information about this map is available at: [maps.gis.co.brown.wi.us](http://maps.gis.co.brown.wi.us)

This map is intended for advisory purposes only. It is based on sources believed to be reliable, but Brown County distributes this information on an "As Is" basis. No warranties are implied. Boundaries shown on this map are general representations only and should not be used for legal documentation, boundary survey determinations, or other property boundary issues.

02/23/2016  
Scale 1:1800

**DETAILED SITE MAP**

**FIGURE 2-DETAILED SITE PLAN-LOT 3**

# CERTIFIED SURVEY MAP NO. \_\_\_\_\_

BEING ALL OF LOT 1 OF CERTIFIED SURVEY MAP NUMBER 8266 AS RECORDED IN VOLUME 57 OF CERTIFIED SURVEY MAPS ON PAGE 357 AS DOCUMENT NUMBER 2602736, EAST SIDE OF FOX RIVER, CITY OF GREEN BAY, BROWN COUNTY, WISCONSIN.

### LEGEND:

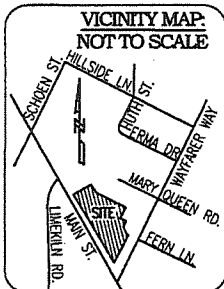
- = 1" X 18" O.D. IRON PIPE WITH CAROW CAP SET, WEIGHING 1.13 LBS. PER LIN. FT.
- ⊕ = 3/4" IRON REBAR FOUND
- = 1-1/2" I.D. IRON PIPE FOUND
- ⊙ = 1" I.D. IRON PIPE FOUND
- = P.K. NAIL FOUND
- = MAG NAIL SET
- X- = EXISTING FENCE

DETAIL:  
1" = 50'

LOT 2

DETAIL: 1" = 20'

LOT 3



LOT 2, CSIM#8266  
VOL.57, P.357

LOT 1  
20,701 SQ.FT.±  
(0.4752 ACRES±)  
LOT 1, CSIM#8266  
VOL.57, P.357

LOT 2  
39,581 SQ.FT.±  
(0.9086 ACRES±)

LOT 3  
46,637 SQ.FT.±  
(1.0706 ACRES±)

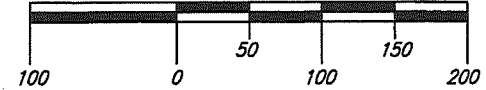
SEWER EASEMENT PER  
CSM #8266 & DOC.#2348696

27' UTILITY EASEMENT PER  
J.2462, 1.12 & CSM #8266

3/4" IRON REBAR FOUND S48.33°50'W,  
0.25' OF ACTUAL PROPERTY CORNER

MAIN ST. (VARIES)

GRAPHIC SCALE:



ROBERT F. REIDER, PLS-1251 DATED  
CAROW LAND SURVEYING CO., INC.  
615 N. LYNNDALE DR., P.O. BOX 1297  
APPLETON, WISCONSIN 54912-1297  
PHONE: (920)731-4168  
A065.13-15 DATED: 10-12-2015  
DRAFTED BY: (cep RDD)

### NOTES:

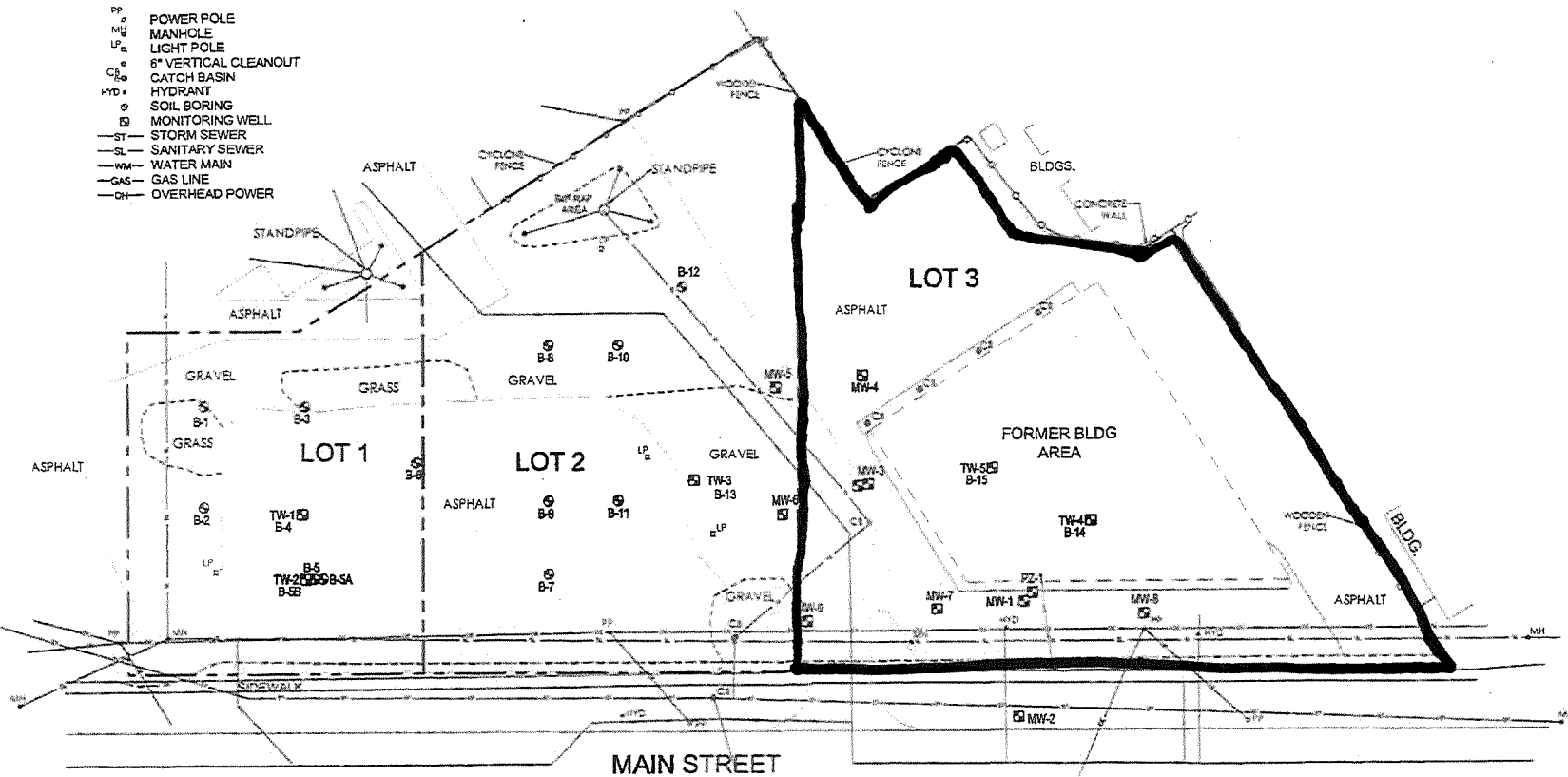
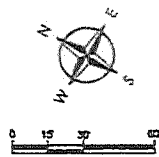
- SUBJECT PROPERTY IS PRESENTLY ZONED C1 GENERAL COMMERCIAL & R-1 LOW DENSITY RESIDENTIAL
- SEE SHEET 2 OF 3 SHEETS FOR RESTRICTIVE COVENANTS

SHEET 1 OF 3 SHEETS

NORTH IS REFERENCED TO THOSE BEARINGS SHOWN ON CERTIFIED SURVEY MAP NUMBER 8266 AS RECORDED IN VOLUME 57 OF CERTIFIED SURVEY MAPS ON PAGE 357, CITY OF GREEN BAY, BROWN COUNTY, WISCONSIN PER THE BROWN COUNTY COORDINATE SYSTEM.

EXPLANATION

- PP POWER POLE
- MH MANHOLE
- LP LIGHT POLE
- VC 8" VERTICAL CLEANOUT
- CB CATCH BASIN
- HYD HYDRANT
- SB SOIL BORING
- EW MONITORING WELL
- ST STORM SEWER
- SL SANITARY SEWER
- WM WATER MAIN
- GAS GAS LINE
- OH OVERHEAD POWER



**GEC**  
 PROJECT: RP  
 DATE: 9/7/15  
 GEC JOB NO.: 2-0911-154  
 SHEET NO.: 2 OF 2

**FIGURE 2**

**DETAILED SITE PLAN**  
**GB REAL ESTATE INVESTMENTS, LLC.**  
**FOURER ONE HOUR MARTINIZING**  
 City of Green Bay  
 Brown County, WI

**General Engineering Company**  
 P.O. Box 310 • 810 River Ledge Dr. • Potosi, WI 53901  
 608.742.1199 (Onvo) • 608.742.2502 (Fax)  
 www.generaleng.com  
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| NO. | BY | DATE |
|-----|----|------|
|     |    | 8/15 |
|     |    |      |
|     |    |      |
|     |    |      |
|     |    |      |

**COPY OF THE PROPERTY DEED**

**THE DEED HAS NOT BEEN RECORDED AT THE  
PRESENT TIME. A COMPLETED DRAFT CSM IS  
INCLUDED AS AN ATTACHMENT.**



**CERTIFIED SURVEY MAP NO. \_\_\_\_\_**

BEING ALL OF LOT 1 OF CERTIFIED SURVEY MAP NUMBER 8266 AS RECORDED IN VOLUME 57 OF CERTIFIED SURVEY MAPS ON PAGE 357 AS DOCUMENT NO. 2602736, EAST SIDE OF FOX RIVER, CITY OF GREEN BAY, BROWN COUNTY, WISCONSIN.

**SURVEYOR'S CERTIFICATE:**

I, ROBERT F. REIDER, PROFESSIONAL WISCONSIN LAND SURVEYOR, CERTIFY THAT I HAVE SURVEYED, DIVIDED AND MAPPED ALL OF LOT 1 OF CERTIFIED SURVEY MAP NUMBER 8266 AS RECORDED IN VOLUME 57 OF CERTIFIED SURVEY MAPS ON PAGE 357 AS DOCUMENT NO. 2602736, EAST SIDE OF FOX RIVER, CITY OF GREEN BAY, BROWN COUNTY, WISCONSIN. SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD.

THAT I HAVE MADE SUCH SURVEY UNDER THE DIRECTION GREENBERG FARROW, ATTENTION PAUL PHILLIPS, 1050 S. GRIDER ST., APPLETON, WISCONSIN 54914.

THAT THIS MAP IS A CORRECT REPRESENTATION OF THE EXTERIOR BOUNDARY LINES OF THE LAND SURVEYED.

THAT I HAVE FULLY COMPLIED WITH THE PROVISIONS OF CHAPTER 236.34 OF THE WISCONSIN STATUTES AND THE SUBDIVISION ORDINANCE OF THE CITY OF GREEN BAY.

\_\_\_\_\_  
ROBERT F. REIDER, PLS-1251 DATED  
CAROW LAND SURVEYING CO., INC.  
P.O. BOX 1297, 615 N. LYNNDALE DRIVE.  
APPLETON, WISCONSIN 54912-1297  
PHONE (920)731-4168  
A065.13-15 (RFR) 10-9-2015

**GREEN BAY CITY CLERK CERTIFICATE:**

AS THE DULY APPOINTED CITY CLERK FOR THE CITY OF GREEN BAY, I HEREBY CERTIFY THAT THE RECORDS IN MY OFFICE SHOW NO UNPAID TAXES OR SPECIAL ASSESSMENTS AFFECTING ANY OF THE LANDS INCLUDED IN THIS CERTIFIED SURVEY MAP AS OF THE DATE LISTED BELOW.

\_\_\_\_\_  
CHAD WEININGER, GREEN BAY CITY CLERK DATED

**CITY OF GREEN BAY PLANNING COMMISSION APPROVAL:**

THIS CERTIFIED SURVEY MAP WAS APPROVED FOR THE CITY OF GREEN BAY PLANNING COMMISSION ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_\_.

\_\_\_\_\_  
WILLIAM D. LOCKERY, PRINCIPAL CITY PLANNER

**RESTRICTIVE COVENANTS:**

- 1) THE LAND ON ALL SIDE AND REAR LOT LINES OF ALL LOTS SHALL BE GRADED BY THE PROPERTY OWNER AND MAINTAINED BY THE ABUTTING PROPERTY OWNERS TO PROVIDE FOR ADEQUATE DRAINAGE OF SURFACE WATER.
- 2) EACH LOT OWNER SHALL GRADE THE PROPERTY ABUTTING A STREET TO CONFORM TO THE ADOPTED SIDEWALK GRADE ELEVATION AND MAINTAIN SAID ELEVATION FOR FUTURE SIDEWALKS.
- 3) NO POLES, PEDESTALS OR BURIED CABLE ARE TO BE PLACED SO AS TO DISTURB ANY SURVEY STAKE OR OBSTRUCT VISION ALONG ANY LOT LINES OR STREET LINE, A DISTURBANCE OF A SURVEY STAKE BY ANYONE IS A VIOLATION OF SECTION 236.32 OF THE WISCONSIN STATUTES.

