



Application for CSM Review

Applicant Name: _____

Address: _____ City: _____

State: _____ Zip: _____

Telephone: _____ Cell Phone: _____

Email: _____

Agent Name: _____

Address: _____ City: _____

State: _____ Zip: _____

Telephone: _____ Cell Phone: _____

Email: _____

Property Address (Es): _____

Current Zoning: _____

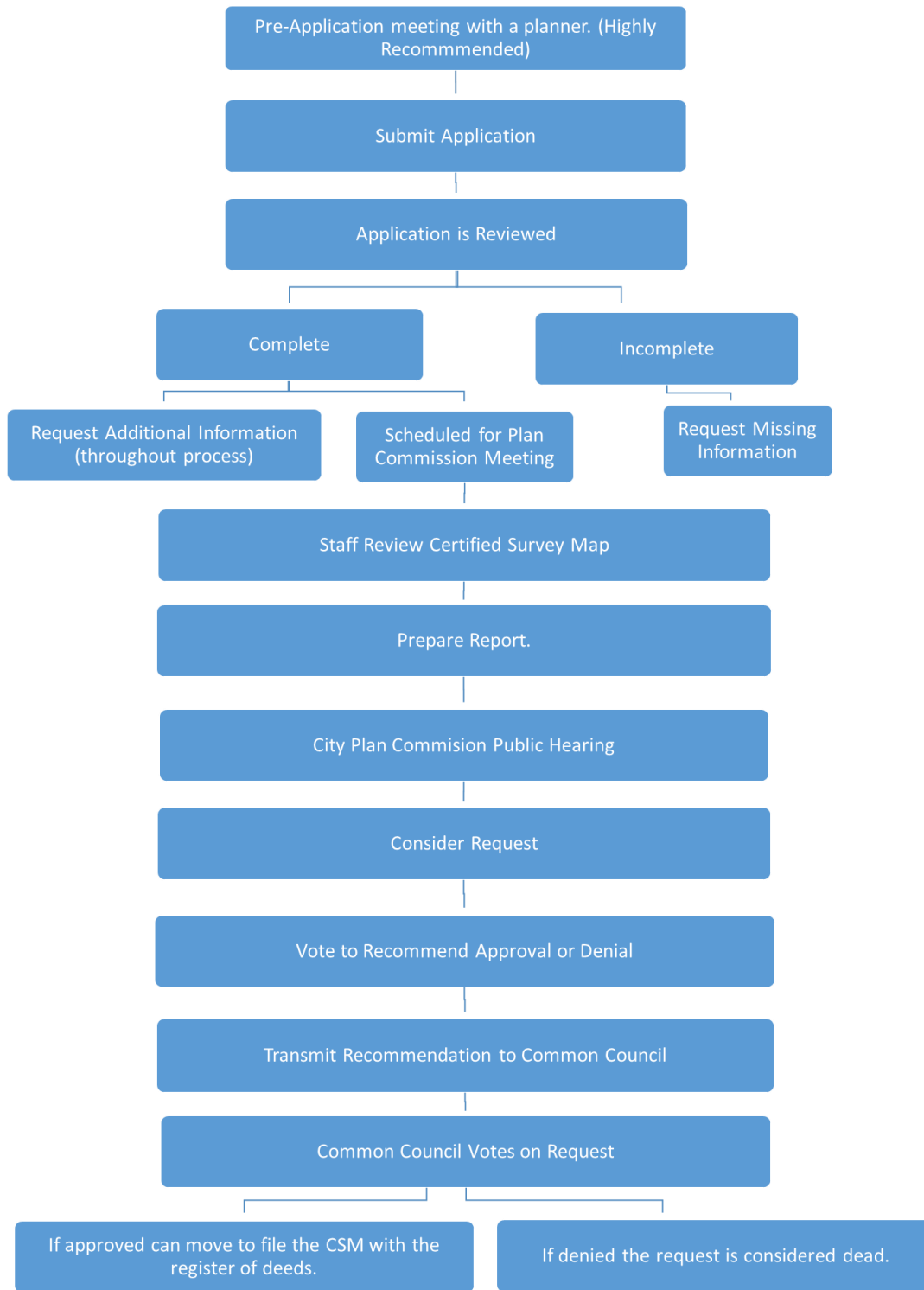
Current/Most Recent Property Use: _____

Proposed Use: _____

Property Legal Description: _____



Application Review Process





If the required supplemental materials, which constitute a completed application, are not submitted, the application will not be processed.

Required Submittal Format

1. An electronic submission via email/USB drive/CD/Download link; and
2. One (1) paper copy, no larger than 11" x 17" size.

Required Submittal Item	Applicant Submitted	City Received
1. CSM Review Application		
2. Written description of why lots are being divided.		
3. Zoning Analysis Table (per lot) <ol style="list-style-type: none">a. Land area (in acres and square feet)b. Building area (in square feet)c. Setbacks (required yards in feet)d. Floor Area Ratio (building area divided by lot area)e. Lot Coverage (building footprint divided by lot area)f. Percentage of greenspace (landscaped areas divided by lot area)g. Details of existing parking areas		NA
4. Engineering Plan <ol style="list-style-type: none">a. Stormwater Plan (Drainage pattern, flow, detention)b. Existing and proposed roadway and access configurationsc. Cross access		
5. Full Size CSM Drawings (3)		
6. Review Fee		

Acknowledgement and authorization signatures

The approval may contain conditions related to the plat document itself or other technical discrepancies not addressed by the submittal. Any condition of approval must be adhered to if the City is to execute the plat document prior to recording.

The signature(s) hereby certify that the statements made by myself and constituting part of this application are true and correct. I am fully aware that any misrepresentation of any information on this application may be grounds for denial of this application.

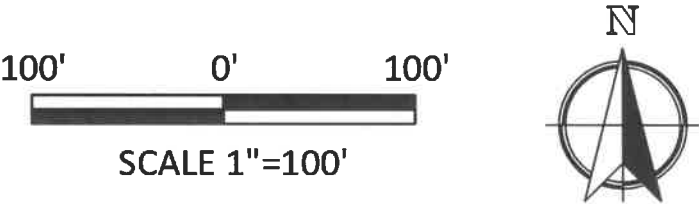
Owner Signature (acknowledgement and authorization): _____ Date: _____

Applicant Signature (acknowledgement): _____ Date: _____

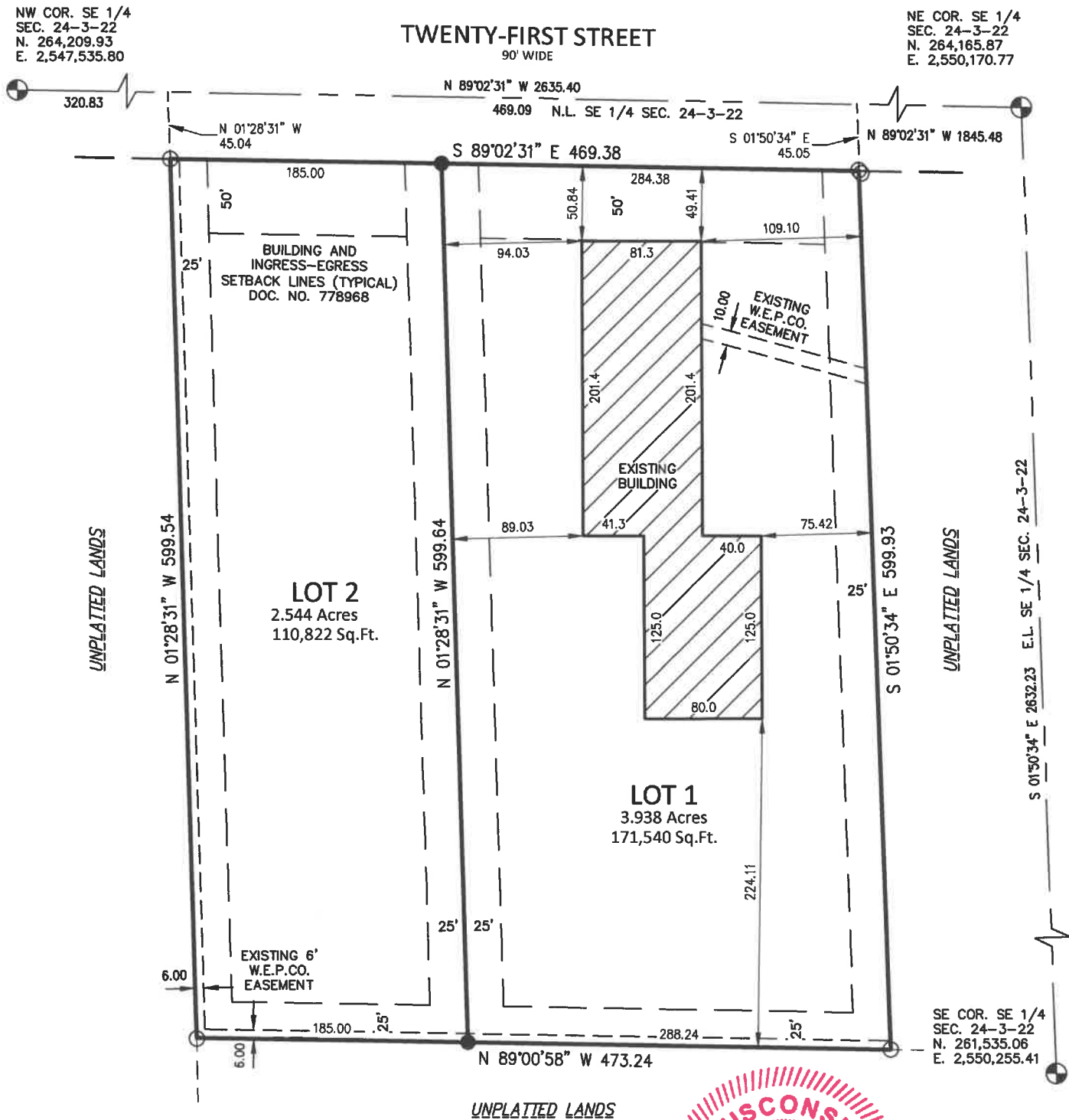


CERTIFIED SURVEY MAP NO. _____

PART OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF
SECTION 24, TOWNSHIP 3 NORTH, RANGE 22 EAST OF THE
FOURTH PRINCIPAL MERIDIAN, IN THE CITY OF RACINE,
COUNTY OF RACINE, STATE OF WISCONSIN.



RECORDING DATA



Nielsen Madsen + Barber
CIVIL ENGINEERS AND LAND SURVEYORS
1458 Horizon Blvd. Suite 200, Racine, WI. 53406
Tele: (262)634-5588 Website: www.nmbssc.net



CERTIFIED SURVEY MAP NO. _____

PART OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 24, TOWNSHIP 3 NORTH, RANGE 22 EAST OF THE FOURTH PRINCIPAL MERIDIAN, IN THE CITY OF RACINE, COUNTY OF RACINE, STATE OF WISCONSIN.

SURVEYOR'S CERTIFICATE

I, Mark R. Madsen, hereby certify: That I have prepared this Certified Survey Map at the direction of Multi Products Co., Inc., Owner; That such Map is a correct representation of the exterior boundaries of the land surveyed and are described as: That part of the Northwest 1/4 of the Southeast 1/4 of Section 24, Township 3 North, Range 22 East of the Fourth Principal Meridian, bounded and described as follows: Commencing at the Northeast corner of the Southeast 1/4 of said Section 24; run thence N89°02'31"W, 1845.48 feet along the North line of the Southeast 1/4 of said Section 24; thence S01°50'34"E, 45.05 feet parallel with the East line of the Southeast 1/4 of said Section 24 to a point on the South right-of-way line of Twenty-First Street, said point being the point of beginning of this description; continue thence S01°50'34"E, 599.93 feet parallel with the East line of the Southeast 1/4 of said Section 24; thence N89°00'58"W, 473.24 feet; thence N01°28'31"W, 599.54 feet to a point on the South right-of-way line of said Twenty-First Street; thence S89°02'31"E, 469.38 feet parallel with, and 45.00 Southerly of, as measured normal to, the North line of the Southeast 1/4 of said Section 24, and along the South right-of-way line of said Twenty-First Street to the point of beginning of this description. Said land being in the City of Racine, County of Racine and State of Wisconsin. Containing 282,362 square feet or 6.482 acres.

That I have fully complied with the provisions of Section 236.34 of the Wisconsin Statutes and the land division ordinance of the City of Racine, Racine County in surveying, dividing, and mapping the same.

August 12, 2021



Mark R. Madsen, P.E., P.L.S. (S-2271)
Nielsen Madsen & Barber, S.C.
1458 Horizon Blvd. Suite 200
Racine, WI 53406
(262)634-5588



NOTES:

ZONING OF PARCELS IS I-2.

OWNER/LAND SPLITTER: MULTI PRODUCTS CO., INC., 5301 TWENTY-FIRST STREET, RACINE, WISCONSIN 53406

BEARINGS BASE: GRID NORTH, WISCONSIN COORDINATE SYSTEM, SOUTH ZONE. BASED UPON NAD 1983/2011. THE NORTH LINE OF THE SOUTHEAST 1/4 OF SECTION 24-3-22 IS ASSUMED TO BEAR N 89°02'31" W.

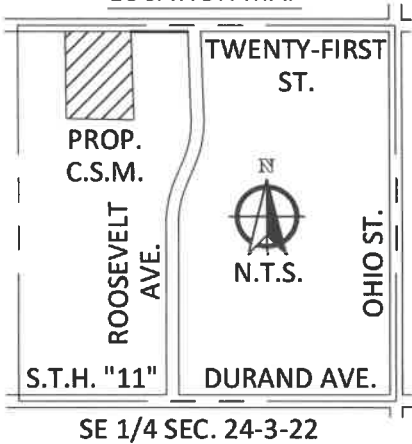
EXISTING W.E.P.CO. EASEMENTS PER DOCUMENT NO. 915383.

REFER TO DOCUMENT NO. 778968 FOR RESTRICTIVE COVENANTS WHICH AFFECT THIS PROPERTY.

LEGEND:

- 1" O.D. IRON PIPE FOUND
- 3/4" O.D. REBAR - 1.50 LBS. / LIN. FT. SET
- ⊕ CONC. MON. W / BRASS CAP FOUND

LOCATION MAP



Nielsen Madsen + Barber

CIVIL ENGINEERS AND LAND SURVEYORS

1458 Horizon Blvd. Suite 200, Racine, WI. 53406
Tele: (262)634-5588 Website: www.nmbssc.net

2015.0022.04 - CSM.DWG
SHEET 2 OF 3 SHEETS

CERTIFIED SURVEY MAP NO. _____

PART OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 24, TOWNSHIP 3 NORTH, RANGE 22 EAST OF THE FOURTH PRINCIPAL MERIDIAN, IN THE CITY OF RACINE, COUNTY OF RACINE, STATE OF WISCONSIN.

OWNER'S CERTIFICATE

Multi Products Co., Inc., as Owner hereby certifies that it has caused the lands described on this map to be surveyed, divided, mapped and dedicated as represented on this Certified Survey Map. It also does further certify that this Certified Survey Map is required to be submitted to the the following for approval or objection: City of Racine.

IN WITNESS WHEREOF the said Multi Products Co., Inc. has caused these presents to be signed by _____ and _____ as Owner at _____ Wisconsin on this _____ day of _____ 2021.

President Secretary - Treasurer

STATE OF WISCONSIN)
COUNTY OF _____)

Personally came before me this _____ day of _____, 2021, _____ and _____ of the above-named owner, to me known to be the persons who executed the foregoing instrument, and to me known to be such President and Secretary - Treasurer, and acknowledged that they executed the foregoing as such President and Secretary - Treasurer.

Notary Public, _____
My commission expires: _____

CITY PLAN COMMISSION CERTIFICATE

Approved as a Certified Survey Map by the Plan Commission of the City of Racine, on this _____ day of _____, 2021.

Bill Bowers, Director,
Department of City Development

CITY'S RESOLUTION

RESOLVED that this Certified Survey Map located in the City of Racine, is hereby approved by the Common Council of the City of Racine, on this _____ day of _____, 2021.

Cory Mason, Mayor Tara Coolidge, City Clerk and
Treasury Manager



Nielsen Madsen + Barber
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This Instrument was drafted by Mark R. Madsen August 12, 2021



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SHEET 3 OF 3 SHEETS