

**VILLAGE OF WINDSOR  
BOARD RESOLUTION 2018-12**

**APPROVAL OF THE RELEASE OF SANITARY SEWER EASEMENT AND DEDICATION TO  
THE PUBLIC LOCATED ALONG THE WESTERN BOUNDARY OF PROPERTY LOCATED  
AT 4462 DURAFORM LANE, WINDSOR, WI**

**WHEREAS**, the Clack Corporation has submitted plans for development of the property located at 4462 Duraform Lane (the "Property") and has requested that the Village of Windsor release the dedication to the public for sanitary sewer, which dedication is located along the western boundary of the Property (the "Easement"); and

**WHEREAS**, based on its review of the site plan and the legal description of the sanitary sewer area to be released set forth on Exhibit A, Village staff recommends that the release be granted; and

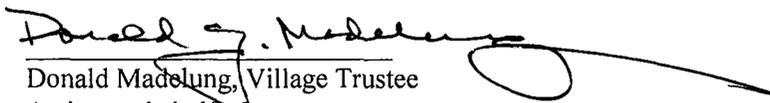
**WHEREAS**, following consideration of all relevant information, including contemplated future development plans, the Village of Windsor has determined that the release of the sanitary sewer easement dedicated to the public is appropriate under the circumstances.

**NOW, THEREFORE, BE IT RESOLVED** by the Village Board of the Village of Windsor as follows:

1. Release of the Easement is in the public interest, and the request is hereby granted.
2. The Deputy Administrator, with assistance from the Village Attorney as appropriate, is directed to prepare the documents necessary to effect the release and to execute same on behalf of the Village of Windsor.

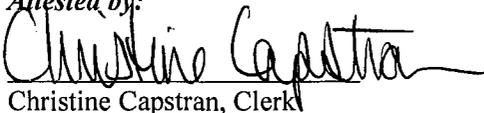
The above and foregoing Resolution was duly adopted at a meeting of the Village Board of the Village of Windsor on February 15, 2018, by a vote of 4 in favor and 0 opposed.

**VILLAGE OF WINDSOR**



Donald Madelung, Village Trustee  
Acting on behalf of  
Robert E. Wipperfurth, President

*Attested by:*

  
Christine Capstran, Clerk

**Incorporated by Reference:**  
Exhibit A Legal Description



# EXHIBIT A

*Clack Corporation*  
*44652 Duraform Lane*  
*Windsor, WI 53598-9716*

## ***LEGAL DESCRIPTION*** ***Sanitary Sewer Easement Release***

Part of Lots 2 and 3, Certified Survey Map No. 10474, as recorded in Volume 62 of Certified Survey Maps of Dane County, Pages 34-36, as Document No. 3518199, and part of the Northwest Quarter of the Southwest Quarter of Section 32, located in the Northwest Quarter of the Southwest Quarter and the Southwest Quarter of the Northwest Quarter of Section 32, Township 09 North, Range 10 East, Village of DeForest, Dane County, Wisconsin, more particularly described as follows:

Commencing at the Southwest corner of said Section 32; thence North 89 degrees 35 minutes 21 seconds East along the South line of the Southeast Quarter of said Section 32 a distance of 487.39 feet; thence North 00 degrees 22 minutes 34 seconds West, 2,507.10 feet to the Point of Beginning; thence North 02 degrees 30 minutes 55 seconds East, 847.28 feet to the North line of Lot 2, Certified Survey Map No. 10474, aforesaid; thence North 89 degrees 49 minutes 09 seconds East along said line, 20.02 feet; thence South 02 degrees 30 minutes 55 seconds West, 848.22 feet; thence North 87 degrees 29 minutes 51 seconds West, 20.00 feet to the Point of Beginning.

Said easement contains 16,955 square feet or 0.389 acres.

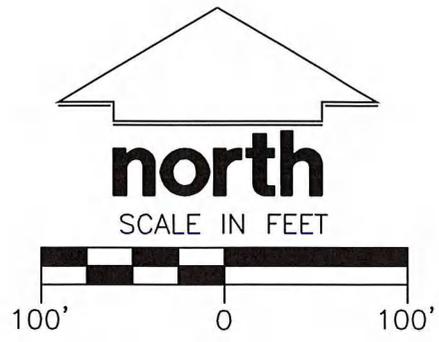
**LEGEND**

- GOVERNMENT CORNER
- 3/4" REBAR FOUND
- SANITARY MANHOLE
- STORM MANHOLE
- ROUND CASTED INLET
- ELECTRIC PEDESTAL
- VAULT
- EASEMENT LINE
- RIGHT-OF-WAY LINE
- SECTION LINE
- PLATTED LOT LINE
- EDGE OF WATER
- SANITARY SEWER
- FENCE LINE

**NOTES**

1. FIELD WORK PERFORMED BY JSD PROFESSIONAL SERVICES, INC. THE WEEK OF MARCH 28, 2016.
2. BEARINGS FOR THIS SURVEY AND MAP ARE BASED ON THE WISCONSIN COUNTY COORDINATE SYSTEM, (WCCS), DANE COUNTY. THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SECTION 32-09-10, BEARS N89°35'21"E.

LINE TABLE		
LINE	BEARING	DISTANCE
L-1	N00°22'34"W	2507.10'
L-2	N89°49'09"E	20.02'
L-3	N87°29'51"W	20.00'



SOUTH QUARTER CORNER  
SECTION 32-09-10  
FOUND BRASS CAP  
IN CONCRETE  
N=526,563.27  
E=834,730.99

**CHICAGO MILWAUKEE ST. PAUL AND PACIFIC RAILROAD**

LOT 2  
CSM NO. 10474

**EASEMENT AREA**  
16,955 SQUARE FEET  
OR 0.389 ACRES

LOT 3  
CSM NO. 10474

APPROXIMATE MANHOLE  
LOCATION FROM VILLAGE  
OF WINDSOR PLANS,  
MANHOLE NOT FOUND

20' SANITARY SEWER EASEMENT  
DOCUMENT No. 1559550

SOUTHWEST CORNER  
SECTION 32-09-10  
FOUND BRASS CAP  
IN CONCRETE  
N=526,544.34  
E=832,090.76

487.39'      2,152.91'  
N 89°35'21" E 2,640.30'

File: i:\156995\DWG\156995 Easement.Release.dwg Layout: 8.5x11port User: jk Plotted: Oct 23, 2017 - 3:09pm

**JSD** Professional Services, Inc.  
Engineers • Surveyors • Planners  
MADISON REGIONAL OFFICE  
181 HORIZON COURT  
VERONA, WISCONSIN 53593  
(608)848-5060 PHONE | (608)848-2255 FAX  
[www.jsdinc.com](http://www.jsdinc.com)

PROJECT:  
**CLACK CORPORATION**  
4462 DURAFORM LANE  
WINDSOR WI 53598-9716

SHEET TITLE:  
**SANITARY SEWER  
EASEMENT RELEASE**

JSD PROJECT NUMBER:  
15-6995  
DRAWN BY: JK    CHECKED BY: TJB  
DATE:  
OCTOBER 23, 2017

SHEET NUMBER:  
**1**

DOCUMENT NO. UTILITY LIMITED HIGHWAY EASEMENT

Office of Register of Deeds ss Dane County, Wisconsin

Received for Record 7-16-77 at 12:05 o'clock P.M. and recorded in vol. 914 of records on page 280 of records

THIS INDENTURE, Made by Dura-Form Corporation

grantor of Dane County, Wisconsin, hereby grants to

Windsor Sanitary District No. 1

grantee of Dane County, Wisconsin use of the

following tract of land in Dane County, State of Wisconsin.

RETURN TO: Atty. Timothy D. Fenner P. O. Box 1767 Madison, WI 53701

There is hereby granted to Windsor Sanitary District No. 1, Town of Windsor, Dane County, Wisconsin, their agents, employees or contractors the right to enter and use the following parcel of land for the purpose of constructing and maintaining sanitary sewer line and the right to ingress and egress so long as required for the purpose described:

The land effected is described as follows:

The East 20 feet of the West 35 feet of land East of the Chicago, Milwaukee, St. Paul and Pacific Railroad in the Northwest one-quarter of the Southwest one-quarter and the South one-half of the Southwest one-quarter of the Northwest one-quarter of Section 32, T9N, R10E.

IN WITNESS WHEREOF, the said grantor has hereunto set his hand and seal this 12th day of June, A.D., 1969

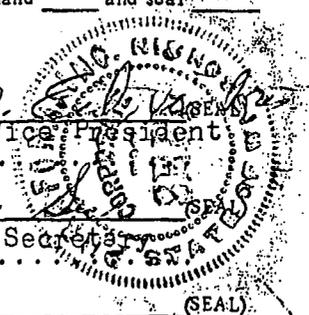
SIGNED AND SEALED IN PRESENCE OF

Beulah White

Richard U. Eid Vice President Duraform, Inc.

Homer S. Johnson

Janet F. Stace Secretary Duraform, Inc.



STATE OF WISCONSIN, ) Dane County, ) ss.

(SEAL)

Personally came before me, this 12th day of June, A.D., 1969 the above named Richard U. Eid, Beulah White and Homer S. Johnson to me known to be the person who executed the foregoing instrument and acknowledged the same.

Janet F. Stace

NOTARY SEAL

Notary Public Dane County, Wisconsin.

My commission (Expires) August, 1970