Book 2014 Page 1016

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FILED
MAY 05 2014
CARLA K. BECKER
DELAWARE COUNTY AUDITOR

FILED
MAY 05 2014
ANDREA SCHMIDT
DELAWARE COUNTY ASSESSOR

DEBORAH L PEYTON, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

PREPARED BY: RANDALL L. RATTENBORG; 105 W. MAIN ST., MANCHESTER, IA 52057 563-927-2434

PLAT OF SURVEY

THE E 1/2 OF LOT 9, EXCEPT THE NORTH 110' THEREOF AND EXCEPT THE WEST 10';
THE WEST 10' OF THE E 1/2 OF LOT 9, EXCEPT THE NORTH 110' THEREOF;
ALL IN IOWA LAND COMPANY'S ADDITION TO MANCHESTER, IOWA, SEC. 28, T89N, R5W OF THE FIFTH P.M.

SURVEY REQUESTED BY: COLLEEN MEYER

PROPRIETORS: CURTIS D. MEYER & COLLEEN J. MEYER

PROJECT NO. 14-014
SCALE: 1"=100'
DATE: 4/23/2014
DRAWN BY: RLR
CHECKED BY: DDK/JAW
GPS BOX: MANCHESTER
SHEET 1 OF 2

SCALE: 1" = 100'

LEGEND
- SET 1/2" REBAR W/ORANGE CAP #17939
- SET CUT "X"
- FOUND 5/8" IRON ROD
- FOUND IRON PIPE (SIZE NOTED)
- LOT DIVISION
- LOT LINE
- BOUNDARY ESTABLISHED
- (R-) RECORDED AS DISTANCE AND/OR BEARING

SURVEYED ON: 4/23/2014

IOWA STREET
N 02°45'20" W 254.35' (R-250')
196.38' (R-196.35' TYPICAL)
196.42' (R-196.35' TYPICAL)
FOUND 3/4" PIPE 1.51' NORTH OF CORNER
E BUTLER STREET
IOWA LAND COMPANY'S ADDITION TO MANCHESTER
L.D. BOOK 4, PAGE 484
LOTS 7, 8, 9, & 10 ARE RECORDED AS 196.35' x 250'
LOT 10
LOT 9
LOT 8
LOT 7
N 02°44'38" W 254.76'
127.38'
127.38'
98.21'
196.42'
98.21'
N 87°53'10" E 785.69'
SW 1/4-LOT 9
S 02°44'16" E 254.95'
144.95'
10'
98.19'
196.38'
127.48'
110.00'
S 02°44'16" E 144.98'
98.20'
88.20'
88.19'
S 88°00'14" W 785.98'
W. 10' OF E 1/2-LOT 9 EX. THE N. 110'
0.03 ACRES
S 02°43'55" E 255.15'
145.15'
110.00'
3/8"
E 1/2-LOT 9 EX. THE N. 110', & EX. THE W. 10'
0.29 ACRES
196.62'
196.42'
80'
S 02°48'30" E 255.56'
188.92'
189.11'
7.5'
7.5'
255.96' (R-250')
N 02°49'00" W 335.96'
E FAYETTE STREET
FOUND CUT "X"
FOUND 1/2" REBAR W/RED CAP #7060 PLAT IN BOOK 2013, PAGE 1388
251.46' (R-251.48')
S 02°49'00" E
(R-S 02°49'32" E)
ANDERSON STREET
FORMER LOT LINE
QTR-QTR LINE

I HEREBY CERTIFY THAT THIS LAND SURVEYING DOCUMENT WAS PREPARED AND THE RELATED SURVEY WORK WAS PERFORMED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA.

RANDALL L. RATTENBORG P.L.S. | LIC. #17939 | DATE | MY LICENSE RENEWAL DATE IS DECEMBER 31, 2015

5/1/14

LICENSED PROFESSIONAL LAND SURVEYOR
RANDALL L. RATTENBORG
17939
IOWA

BURRINGTON GROUP, INC.
Civil Engineering | Land Surveying
105 W. Main Street Manchester, Iowa 52057 burringtongroup.com

SHEETS COVERED BY THIS SEAL: 1

R-052-2014
RESOLUTION APPROVING EXEMPTION

WHEREAS, a Plat of Survey of ***THE E 1/2 OF LOT 9, EXCEPT THE NORTH 110' THEREOF AND EXCEPT THE WEST 10'; THE WEST 10' OF THE E 1/2 OF LOT 9, EXCEPT THE NORTH 110' THEREOF; ALL IN IOWA LAND COMPANY'S ADDITION TO MANCHESTER, IOWA, SEC. 28, T89N, R5W OF THE FIFTH P.M.*** has been filed with the City of Manchester, Delaware County, Iowa;

WHEREAS, the owners of *THE SW 1/4 OF LOT 9 IN IOWA LAND COMPANY'S ADDITION TO MANCHESTER, IOWA* desire to add ***THE WEST 10' OF THE E 1/2 OF LOT 9, EXCEPT THE NORTH 110' THEREOF IN IOWA LAND COMPANY'S ADDITION TO MANCHESTER*** onto their current property, this addition not adding more than 25% onto their current property;

WHEREAS, ***THE E 1/2 OF LOT 9, EXCEPT THE NORTH 110' THEREOF AND EXCEPT THE WEST 10' IN IOWA LAND COMPANY'S ADDITION TO MANCHESTER*** continues to comply with the current City of Manchester Code of Ordinances;

WHEREAS, the Plat of Survey of ***THE E 1/2 OF LOT 9, EXCEPT THE NORTH 110' THEREOF AND EXCEPT THE WEST 10'; THE WEST 10' OF THE E 1/2 OF LOT 9, EXCEPT THE NORTH 110' THEREOF; ALL IN IOWA LAND COMPANY'S ADDITION TO MANCHESTER, IOWA, SEC. 28, T89N, R5W OF THE FIFTH P.M.*** falls under Chapter 180.23 (6. Adjustment of boundary lines...) of the Subdivision Ordinance of the City of Manchester PLATS REQUIRED AND EXEMPTIONS ALLOWED, and is exempt from subdivision requirements;

WHEREAS, the City Manager and City Council have fully considered the same and found the same to be in accordance with the ordinances of the City of Manchester, Iowa, relating to plats and additions to cities or within a two mile radius of the City;

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MANCHESTER, DELAWARE COUNTY, IOWA: that the Plat of Survey of ***THE E 1/2 OF LOT 9, EXCEPT THE NORTH 110' THEREOF AND EXCEPT THE WEST 10'; THE WEST 10' OF THE E 1/2 OF LOT 9, EXCEPT THE NORTH 110' THEREOF; ALL IN IOWA LAND COMPANY'S ADDITION TO MANCHESTER, IOWA, SEC. 28, T89N, R5W OF THE FIFTH P.M.*** is hereby approved as an exception to the Subdivision Ordinance and accepted on the part of the City of Manchester, Delaware County, Iowa, in accordance with the City of Manchester Code of Ordinances.

The Mayor and City Clerk are hereby directed to certify this approval and affix the same to said Plat as by law provided.

Passed this 28th day of April, 2014.

Milt L. Kramer

Milt L. Kramer, Mayor

CITY OF MANCHESTER CITY SEAL MANCHESTER, IOWA

ATTEST:

Erin Learn

Erin Learn, City Clerk

STATE OF IOWA)
) SS.
DELAWARE COUNTY)

On this 2nd day of May, 2014, before me, Laura K. Thomas, a Notary Public in and for the State of Iowa, personally appeared Milt L. Kramer and Erin Learn, to me personally known, and, who, being by me duly sworn, did say that they are the Mayor and City Clerk, respectively, of the City of Manchester, Iowa; that the seal affixed to the foregoing instrument is the Corporate seal of the corporation, and that the instrument was signed and sealed on behalf of the corporation, by authority of its City Council, as contained in Resolution Number R-052-2014 adopted by the City Council on the 28th day of April, 2014, and that Milt L. Kramer and Erin Learn acknowledged the execution of the instrument to be their voluntary act and deed of the corporation, by it voluntarily executed.

Laura K. Thomas

Laura K. Thomas, Notary Public

NOTARIAL SEAL IOWA
LAURA K. THOMAS
Commission Number 718135
My Commission Expires
August 26, 2014