COUNTY: DELAWARE
SECTION 32, T 89 N, R 5W
ALIQUOT PART:
CITY: MANCHESTER
SURVEY: W. 18' OF VACATED S. 4TH STREET ADJ. TO LOT 571
BLOCK: LOTS:
PROPRIETOR: JAMES B. CARNEY & RITA M. CARNEY
REQUESTED BY: JAMES B. CARNEY & RITA M. CARNEY
SURVEYOR: RANDALL L. RATTENBORG
COMPANY: BURRINGTON, GROUP, INC. 105 W. MAIN STREET, MANCHESTER, IA 52057 INFO@BURRINGTONGROUP.COM 563-927-2434

FILED
Delaware Co. Auditor
MAR 0 8 2018

FILED
Delaware Co. Assessor
MAR 0 8 2018

Book 2018 Page 561

Document 2018 561 Type 06 002 Pages 2
Date 3/08/2018 Time 1:38:26PM
Rec Amt $12.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

PLAT OF SURVEY

WEST 18 FEET OF VACATED S. 4th STREET ADJACENT TO LOT 571, CITY OF MANCHESTER, IOWA

SURVEYED ON: 5/31/2017
SURVEY REQUESTED BY: JAMES B. CARNEY & RITA M. CARNEY

PROPRIETORS: JAMES B. CARNEY & RITA M. CARNEY

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, 2019

SHEETS COVERED BY THIS SEAL: THIS SHEET

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

PROJECT NO. 17-071
SCALE: 1"=40'
DATE: 6/15/2017
DRAWN BY: RLR
CHECKED BY: DDK/DM
GPS BOX: MANCHESTER
SHEET 1 OF 1

Q:\Civil3D_Survey\Manchester\Manchester 2018.dwg

LOTS 572-574 ARE RECORDED AS 66' x 115'

S. 5th STREET

66.0' ROW

N 02°40'10" W 115.01' (R–S 00°43'51" W)

20.0' ALLEY

20' ALLEY

W. MARION STREET

S. 4th STREET

66.0' ROW

RESIDENCE ON LOT 571 ENCROACHES ONTO VACATED S. 4TH STREET APPROX. 5.9' ON THE NE CORNER AND APPROX. 4.2' ON THE SE CORNER

APPROXIMATE MAQUOKETA RIVER EDGE

VACATED S. 4th STREET TLD BOOK 54, PAGE 307

0.03 ACRES

HOUSE

2.00' WITNESS CORNER LOT CORNER FALLS IN SIDEWALK

LOT 635 EX. EAST 9' BOUNDARY SURVEY BOOK 2010 PAGE 1270

BOOK 2011 PAGE 1946

EASEMENT A

EASEMENT B

LEGEND

- FOUND 1/2"ø REBAR w/ ORANGE CAP PLS 17939 (UNLESS NOTED)
- ○ SET 1/2" REBAR w/ ORANGE CAP PLS 17939
- ✡ SET MAG NAIL w/SSW PLS 17939
- CENTER LINE
- EASEMENT OR ROW LINE
- PARCEL BOUNDARY
- BOUNDARY ESTABLISHED
- (R–) RECORDED

40 0 40
SCALE: 1" = 40'

R-073-2017
RESOLUTION WAIVING RIGHT TO REVIEW PLAT

WHEREAS, a Plat of Survey is located on the premises described as the:

WEST 18 FEET OF VACATED S. 4th STREET ADJACENT TO LOT 571, CITY OF MANCHESTER, IOWA

WHEREAS, said intent of this Plat of Survey is to rectify an encroachment of the residence, constructed in 1948, on Lot 571 into vacated S. 4th Street, and

WHEREAS, this Plat of Survey falls under Manchester Code Chapter 180.23 (6) "Adjustment of boundary lines and/or easements between two abutting parcels...", and is exempt from subdivision regulations, and

WHEREAS, this division does not render either parcel substandard under the Manchester City Zoning Ordinance, and

WHEREAS, the owner of the property, James B. Carney and Rita M. Carney have requested the City waive their right to review this property division, and

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Manchester, Iowa that the City Council of the City of Manchester, Iowa hereby waives it's right to review the plat of

WEST 18 FEET OF VACATED S. 4th STREET ADJACENT TO LOT 571, CITY OF MANCHESTER, IOWA

and that the Mayor and City Clerk are hereby authorized and directed to certify this resolution and affix the same to said plat as provided by law.

PASSED AND APPROVED this 26th day of June, 2017

CITY OF MANCHESTER, IOWA

Milt L. Kramer

Milt L. Kramer, Mayor

ATTEST:

Erin Learn

Erin Learn, City Clerk

STATE OF IOWA)
) SS.
COUNTY OF DELAWARE)

On this 30th day of June, 2017, before me Barbara Hogan, 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 he instrument was signed and sealed on behalf of the corporation, by authority of its City Council, as contained in resolution R-073-2017 passed by the City Council of the City of Manchester, Iowa on the 26th day of June, 2017, and that Milt L. Kramer and Erin Learn acknowledged the execution of the instrument to be their voluntary act and deed and the voluntary act and deed of the corporation, by it voluntarily executed.

BARBARA J. HOGAN
Commission Number 173455
My Commission Expires
3-9-2018

Barbara J. Hogan

Notary Public