



Document 2014 337

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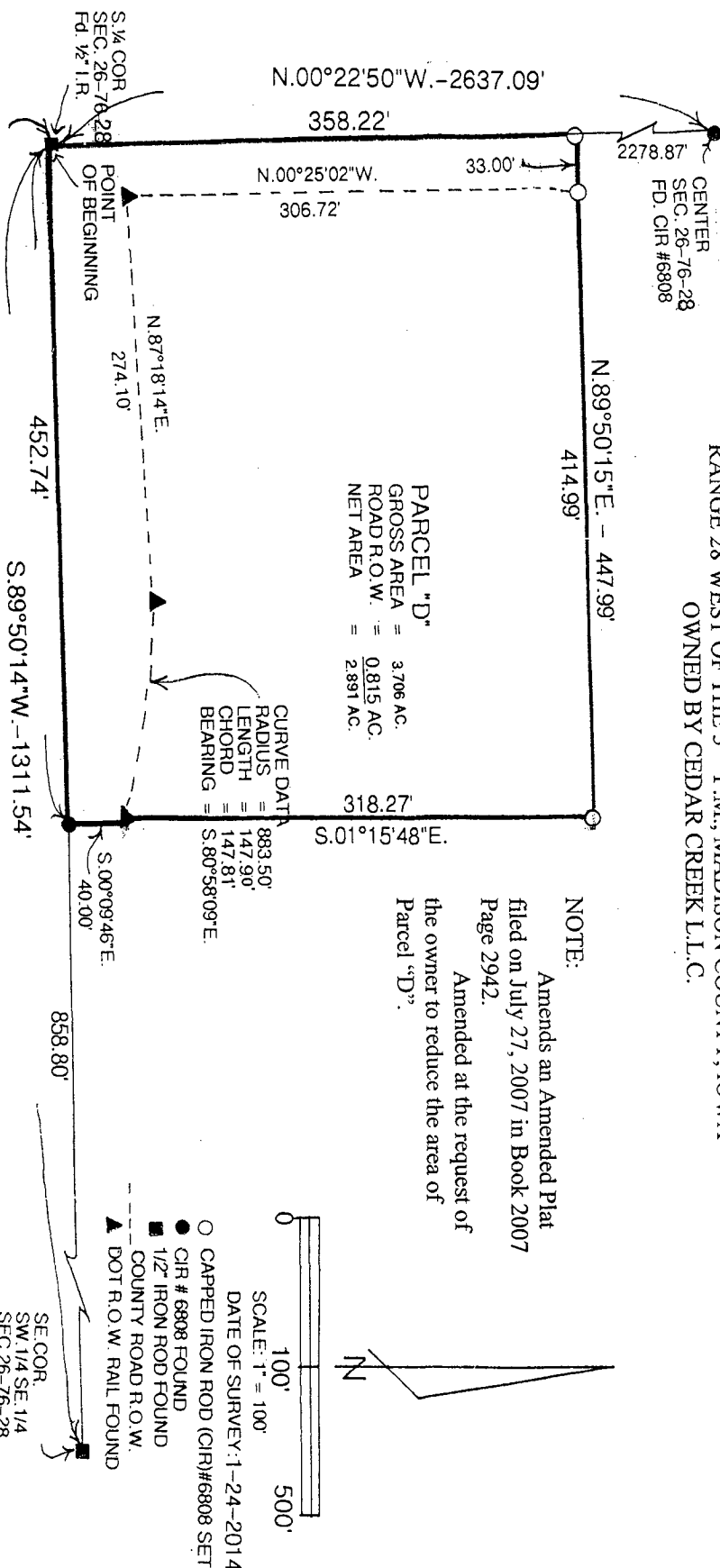
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LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

VANCE & HOCHSTETLER, P.C. • CONSULTING ENGINEERS • WINTERSSET, IOWA 50273

CHARLES T. VANCE • 110 WEST GREEN ST., WINTERSSET, IOWA • (515) 462-3995  
JAMES M HOCHSTETLER • 110 WEST GREEN ST., WINTERSSET, IOWA • FAX: (515) 462-9845

AMENDED PLAT OF SURVEY IN THE SOUTHWEST QUARTER OF THE  
SOUTHEAST QUARTER OF SECTION 26, TOWNSHIP 76 NORTH,  
RANGE 28 WEST OF THE 5<sup>TH</sup> P.M., MADISON COUNTY, IOWA  
OWNED BY CEDAR CREEK L.L.C.



LEGAL DESCRIPTION:

Parcel "D" in the Southwest Quarter of the Southeast Quarter of Section 26, Township 76 North, Range 28 West of the 5<sup>th</sup> P.M., Madison County, Iowa more particularly described as follows:

Beginning at the South Quarter Corner of Section 26, Township 76 North, Range 28 West of the 5<sup>th</sup> P.M., Madison County, Iowa; thence North 00°22'50" West 358.22 feet along the West line of the Northeast Quarter of said Section 26; thence North 89°50'15" East 447.99 feet; thence South 01°15'48" East 318.27 feet; thence South 00°09'46" East 40.00 feet to the South line of the Southwest Quarter of the Southeast Quarter of said Section 26; thence South 89°50'14" West 452.74 feet to the Point of Beginning containing 3.706 acres including 0.815 acres of County Road right-of-way.

**LICENSED LAND SURVEYOR**  
J. M. HOCHSTETLER  
#6808  
IOWA

I hereby certify that this land surveying document was prepared and the related surveying work was performed by me or under my direct personal supervision and that I am a duly licensed Land Surveyor under the laws of the State of Iowa.

J.M. HOCHSTETLER  
License number 6808 Date 7/29/14  
My license renewal date is December 31, 2016  
Pages or sheets covered by this seal:

RESOLUTION NO. 2014-12

RESOLUTION APPROVING PLAT OF SURVEY

**WHEREAS** there was filed in the office of the Zoning Administrator of the City of Winterset, Iowa, two amended plats of survey of property owned by Cedar Creek L.L.C. ; and

**WHEREAS** one amended plat of survey is described as follows:

Parcel "D" in the Southwest Quarter of the Southeast Quarter of Section 26, Township 76 North, Range 28 West of the 5<sup>th</sup> P.M., Madison County, Iowa more particularly described as follows:

Beginning at the South Quarter Corner of Section 26, Township 76 North, Range 28 West of the 5<sup>th</sup> P.M., Madison County, Iowa; thence North 00°22'50" West 358.22 feet along the West line of the Northeast Quarter of said Section 26; thence North 89°50'15" East 447.99 feet; thence South 01°15'48" East 318.27 feet; thence South 00°09'46" East 40.00 feet to the South line of the Southwest Quarter of the Southeast Quarter of said Section 26; thence South 89°50'14" West 452.74 feet to the Point of Beginning containing 3.706 acres including 0.815 acres of County Road right-of-way.

**WHEREAS** the other amended plat of survey is described as follows:

Parcel "E" in the Southwest Quarter of the Southeast Quarter of Section 26, Township 76 North, Range 28 West of the 5<sup>th</sup> P.M., Madison County, Iowa more particularly described as follows:

Commencing at the Southeast Corner of the Southwest Quarter of the Southeast Quarter of Section 26, Township 76 North, Range 28 West of the 5<sup>th</sup> P.M., Madison County, Iowa; thence North 00°15'52" West 40.00 feet along the East line of said Southwest Quarter of the Southeast Quarter to the Point of Beginning; thence South 89°50'14" West 858.73 feet; thence North 01°15'48" West 318.27 feet; North 89°50'15" East 864.28 feet to a point on the East line of said Southwest Quarter of the Southeast Quarter; thence South 00°15'52" East 318.21 feet to the Point of Beginning containing 6,294 acres.

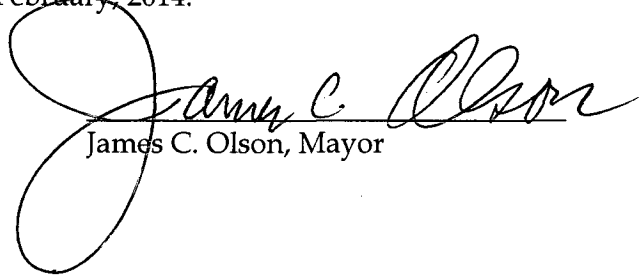
**WHEREAS** the Planning & Zoning Commission of the City of Winterset, Iowa, has reviewed said amended plats of survey and finds that each plat of survey conforms to the provisions of the land use plan and is in compliance with the Ordinances of the City of Winterset, Madison County, Iowa, and recommends that each plat of survey be approved by the City Council of the City of Winterset, Iowa.

**NOW THEREFORE BE IT RESOLVED** by the City Council of the City of Winterset, Iowa:

1. The amended plats of survey of property owned by Cedar Creek L.L.C. as described above are hereby approved.
2. The requirement of the Subdivision Ordinance of the City of Winterset, Iowa that certain improvements be constructed within said plats of survey is hereby waived.

3. The Zoning Administrator of the City of Winterset, Iowa, is hereby directed to certify this resolution which shall be affixed to said plats to the County Recorder which should be filed and recorded in connection therewith.

Passed and approved this 3rd day of February, 2014.



James C. Olson, Mayor

ATTEST:



Mark Nitchals, City Administrator