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RESOLUTION NO. 2014-96

RESOLUTION APPROVING PLAT OF SURVEY

**WHEREAS** there was filed in the office of the Zoning Administrator of the City of Winterset, Iowa, plat of survey of property owned by Lanny L. & Sandra Wenck ; and

**WHEREAS** the parcel of land comprising said plat of survey is described as follows:

Parcel "G" a part of the North Half of the Northwest Quarter of Section 14, Township 75 North, Range 28 West of the 5<sup>th</sup> P.M., Madison County, Iowa more particularly described as follows:

Beginning at the Northwest Corner of the Northeast Quarter of the Northwest Quarter of Section 14, Township 75 North, Range 28 West of the 5<sup>th</sup> P.M., Madison County, Iowa thence South 89°27'50" East 494.98 feet along the North line of said Northeast Quarter of the Northwest Quarter, thence South 00°14'05" East 492.65 feet to a point on the North bank of Middle River; thence along said North bank as follows: North 81°44'45" West 102.99 feet; thence South 77°57'14" West 79.81 feet; thence South 43°12'33" West 99.49 feet; thence South 24°53'03" West 100.64 feet; thence South 33°47'08" West 48.11 feet; thence South 26°49'00" East 64.94 feet; thence leaving said North bank North 89°27'50" West 205.98 feet to a point on the West line of said Northeast Quarter of the Northwest Quarter; thence South 00°14'05" East 546.75 feet to the Southwest Corner of said Northeast Quarter of the Northwest Quarter; thence North 89°53'50" West 127.00 feet along the South line of the Northwest Quarter of the Northwest Quarter of said Section 14; thence North 03°18'35" East 818.09 feet; thence North 07°41'36" West 495.00 feet to a point on the North line of said Northwest Quarter of the Northwest Quarter; thence South 89°26'36" East 140.70 feet to the Point of Beginning containing 10.10 acres including 0.34 acres of County Road right-of-way.

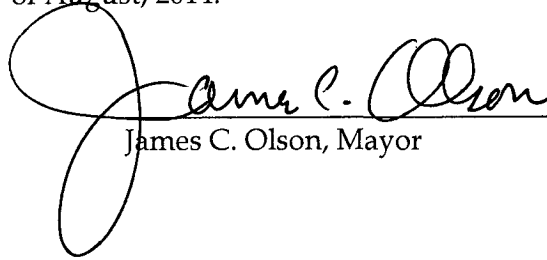
**WHEREAS** the Planning & Zoning Commission of the City of Winterset, Iowa, has reviewed said plat of survey and finds that the plat of survey conforms to the provisions of the land use plan and is in compliance with the Ordinances of the City of Winterset, Madison County, Iowa, and recommends that the plat of survey should 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 plat of survey on property owned by Lanny L. & Sandra Wenck as described above is hereby approved.
2. The requirement of the Subdivision Ordinance of the City of Winterset, Iowa that certain improvements be constructed within said plat 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 plat to the County Recorder which should be filed and recorded in connection therewith.

Passed and approved this 18th day of August, 2014.

  
James C. Olson, Mayor

ATTEST:

  
Mark Nitchals, City Administrator



Document 2014 2061

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Date 8/19/2014 Time 12:44 PM

Rec Amt \$17.00

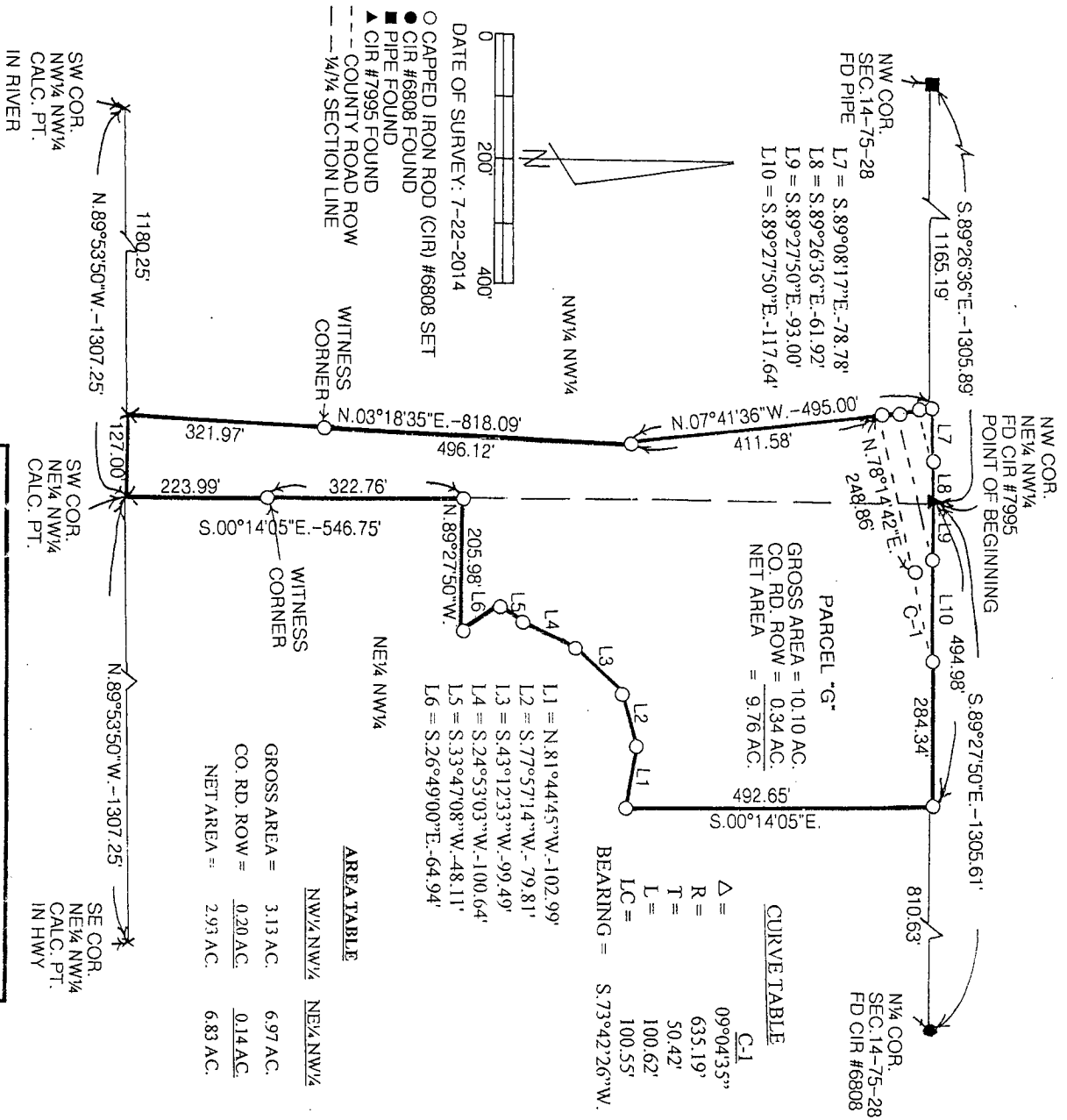
INDEX  
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LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

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

14-113S

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



PLAT OF SURVEY IN THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 14,  
TOWNSHIP 75 NORTH, RANGE 28 WEST OF THE 5TH P.M., MADISON COUNTY, IOWA  
OWNED BY LANNY L. & SANDRA L. WENCK.

LICENSED LAND SURVEYOR  
IOWA  
#6808  
J. M. HOCHSTETLER

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 Land Surveyor under the laws of the State of Iowa.

J. M. HOCHSTETLER  
Date 8/11/14  
My license renewal date is December 31, 2017  
Pages or sheets covered by this seal: 1

LEGAL DESCRIPTION:  
Parcel "G" a part of the North Half of the Northwest Quarter of Section 14, Township 75 North, Range 28 West of the 5th P.M., Madison County, Iowa more particularly described as follows:

Beginning at the Northwest Corner of the Northeast Quarter of the Northwest Quarter of Section 14, Township 75 North, Range 28 West of the 5th P.M., Madison County, Iowa thence South 89°27'50" East 494.98 feet along the North line of said Northeast Quarter of the Northwest Quarter; thence South 00°14'05" East 492.65 feet to a point on the North bank of Middle River; thence along said North bank as follows: North 81°44'45" West 102.99 feet; thence South 77°57'14" West 79.81 feet; thence South 43°12'33" West 99.49 feet; thence South 24°53'03" West 100.64 feet; thence South 33°47'08" West 48.11 feet; thence South 26°49'00" East 64.94 feet; thence leaving said North bank North 89°27'50" West 205.98 feet to a point on the West line of said Northeast Quarter of the Northwest Quarter; thence South 00°14'05" East 546.75 feet to the Southwest Corner of said Northeast Quarter of the Northwest Quarter thence North 89°53'50" West 127.00 feet along the South line of the Northwest Quarter of the Northwest Quarter of said Section 14; thence North 03°18'35" East 818.09 feet; thence North 07°41'36" West 495.00 feet to a point on the North line of said Northwest Quarter of the Northwest Quarter; thence South 89°27'50" East 140.70 feet to the Point of Beginning containing 10.10 acres including 0.34 acres of County Road right-of-way.