

CREATE THE VISION TELL THE STORY

jsdinc.com

MADISON REGIONAL OFFICE
161 HORIZON DRIVE, SUITE 101
VERONA, WISCONSIN 53593
P. 608.848.5060

CLIENT:
WENDEL COMPANIES

CLIENT ADDRESS:
204 EAST GRAND AVE., STE. 200

PROJECT:
PLATTEVILLE FIRE STATION

PROJECT LOCATION:
**155 W. LEWIS STREET
PLATTEVILLE, WI 53818
GRANT COUNTY**

MODIFICATIONS:

#	Date:	Description:
1		
2		
3		
4		
5		
6		
7		
8		
9		
10		
11		
12		
13		
14		
15		

Prepared By: JK 10/24/22
Reviewed By: TJB 10/26/22
Approved By: TJB 10/26/22

SHEET TITLE:
EXISTING CONDITIONS SURVEY

SHEET NUMBER:
1 OF 1

PROJECT NO: 22-11963

EXISTING CONDITIONS SURVEY

LOTS 28, 29, 30, 31, 34, 35 AND THE SOUTHEASTERLY 60 FEET OF THE NORTHEASTERLY HALF OF LOT 33, AND THAT PART OF VACATED CHESTNUT STREET, COVELL ADDITION, LOCATED IN THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 15, TOWNSHIP 03 NORTH, RANGE 01 WEST, CITY OF PLATTEVILLE, GRANT COUNTY, WISCONSIN.



VICINITY MAP
NOT TO SCALE

CATCH BASINS					
STRUCT. ID	RIM ELEVATION	INVERT	ELEVATION	PIPE SIZE	PIPE TYPE
CB-1	1004.13	SE	1000.48	12"	RCP
		NE	1000.18	6"	PVC
		SE	1000.13	12"	RCP

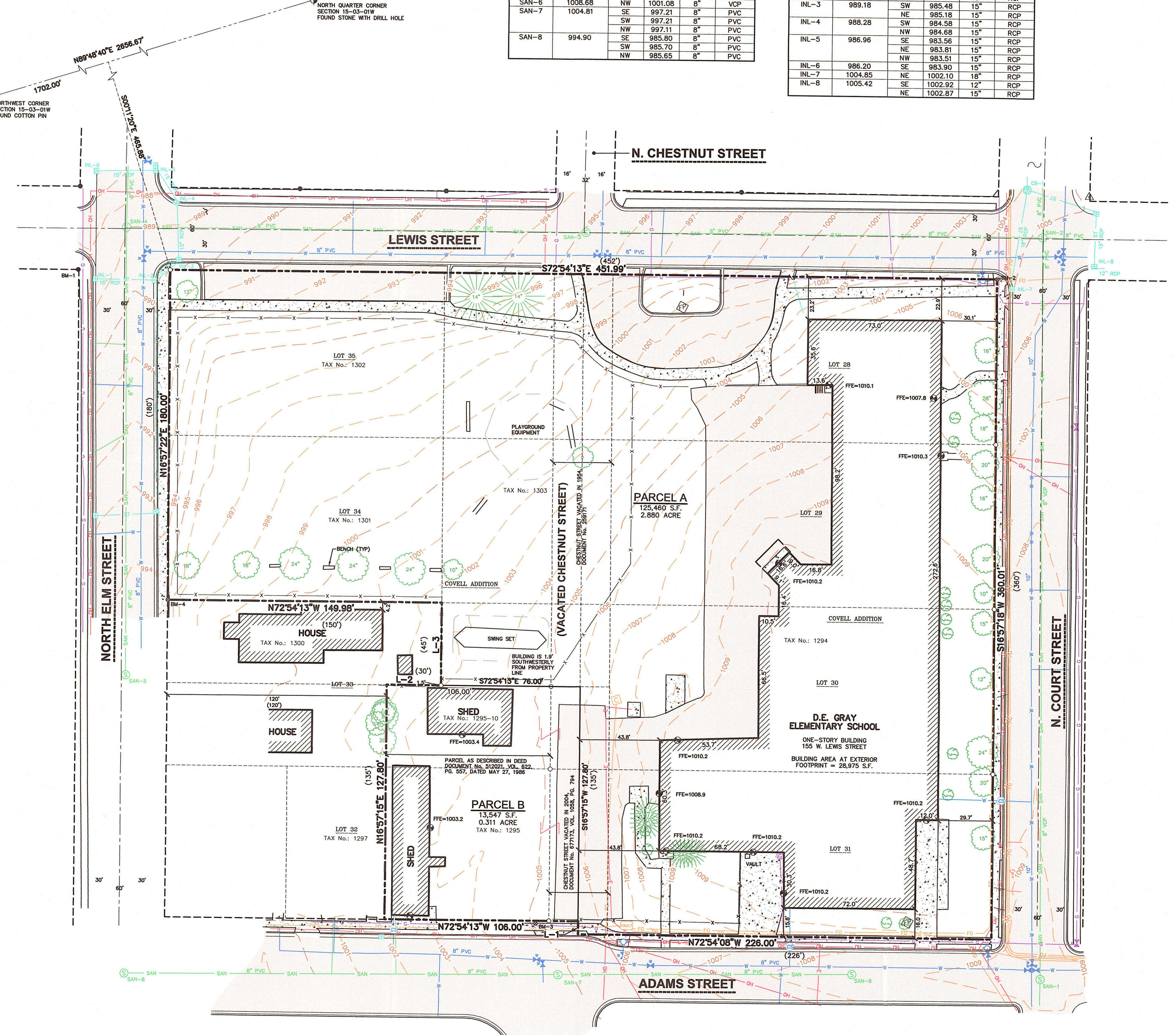
STORM SEWER INLETS					
INLET ID	RIM ELEVATION	INVERT	ELEVATION	PIPE SIZE	PIPE TYPE
INL-1	988.50	SE	986.50	15"	RCP
INL-2	989.42	NW	985.97	15"	RCP
		SW	986.12	15"	RCP
		NE	985.87	15"	RCP
INL-3	989.18	SW	985.48	15"	RCP
INL-4	988.28	NE	985.18	15"	RCP
		SW	984.58	15"	RCP
		NW	984.68	15"	RCP
INL-5	986.96	SE	983.56	15"	RCP
		NE	983.81	15"	RCP
		NW	983.51	15"	RCP
INL-6	986.20	SE	983.90	15"	RCP
INL-7	1004.85	NE	1002.10	18"	RCP
INL-8	1005.42	SE	1002.92	12"	RCP
		NE	1002.87	15"	RCP

SANITARY SEWER MANHOLES					
STRUCT. ID	RIM ELEVATION	INVERT	ELEVATION	PIPE SIZE	PIPE TYPE
SAN-1	1009.57	SW	1001.22	8"	VCP
		NE	1001.17	8"	VCP
SAN-2	1005.25	SW	998.55	8"	PVC
		SE	998.65	8"	PVC
		NE	998.65	8"	PVC
SAN-3	995.10	NW	998.40	8"	PVC
		SW	984.30	8"	PVC
SAN-4	988.91	SE	980.66	8"	PVC
		SW	980.71	8"	PVC
		NE	980.61	8"	PVC
SAN-5	994.71	NE	984.71	8"	PVC
SAN-6	1008.68	NW	1001.08	8"	VCP
SAN-7	1004.81	SE	997.21	8"	PVC
		SW	997.21	8"	PVC
		NW	997.11	8"	PVC
SAN-8	994.90	SE	985.80	8"	PVC
		SW	985.70	8"	PVC
		NW	985.65	8"	PVC

LINE TABLE		
LINE	BEARING	DISTANCE
L-1	N16°57'15"E	7.20'
L-2	S72°54'13"E	30.00'
L-3	N16°55'57"E	45.00'

BENCHMARKS		
BENCH MARK	ELEVATION	DESCRIPTION
BM-1	988.81	3/4" REBAR CORNER OF LEWIS STREET AND N. ELM STREET
BM-2	1004.89	CUT CROSS CORNER OF LEWIS STREET AND N. COURT STREET
BM-3	-	CUT CROSS IN SIDEWALK AT N. CHESTNUT AND ADAMS STREETS
BM-4	994.95	CUT CROSS MID BLOCK ON N. ELM STREET

*JSD PROFESSIONAL SERVICES, INC. DOES NOT GUARANTEE THAT THE BENCHMARK ELEVATIONS LISTED ON THIS MAP HAVE NOT BEEN DISTURBED SINCE THE DATE OF THIS SURVEY AND SHOULD BE VERIFIED PRIOR TO CONSTRUCTION ACTIVITIES.



LEGEND

- GOVERNMENT CORNER
- 3/4" REBAR FOUND
- ⊗ CHISELED "X" SET
- COTTON SPINDLE SET
- ⊗ 3/4" x 24" REBAR SET (1.50 LBS/LF)
- FINISHED FLOOR SHOT LOCATION
- FLAG POLE
- SIGN
- SANITARY MANHOLE
- WATER VALVE
- HYDRANT
- ROUND CASTED INLET
- CURB INLET
- GAS VALVE
- GAS REGULATOR/METER
- ELECTRIC TRANSFORMER
- LIGHT POLE
- POWER POLE W/GUY
- VAULT
- CABLE PEDESTAL
- DECIDUOUS TREE
- CONIFEROUS TREE
- BUSH
- PARCEL BOUNDARY
- SECTION LINE
- RIGHT-OF-WAY LINE
- CENTERLINE
- PLATTED LOT LINE
- x-x- FENCE LINE
- CONCRETE CURB & GUTTER
- SANITARY SEWER
- WATER LINE
- STORM SEWER
- NATURAL GAS
- OVERHEAD LINE
- UNDERGROUND ELECTRIC
- FIBER OPTIC
- BUILDING
- 875 INDEX CONTOUR
- 874 INTERMEDIATE CONTOUR
- BITUMINOUS PAVEMENT
- RETAINING WALL
- CONCRETE PAVEMENT
- END OF FLAGGED UTILITIES
- () DENOTES RECORD DATA DEPICTING THE SAME LINE ON THE GROUND AS RETRACED BY THIS SURVEY

NOTES

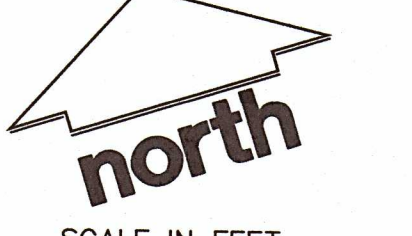
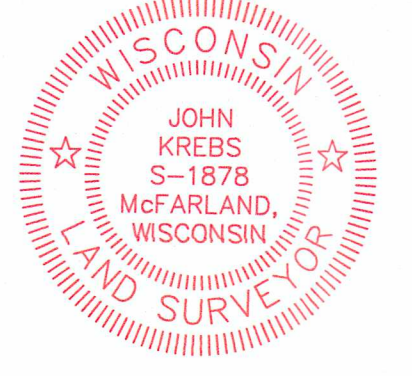
- FIELD WORK PERFORMED ON OCTOBER 14, 18 AND 24, 2022.
- BEARINGS FOR THIS SURVEY AND MAP ARE REFERENCED TO THE WISCONSIN COUNTY COORDINATE SYSTEM, GRANT COUNTY. THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 15-03-01W, RECORDED AS N89°48'40"E.
- ELEVATIONS ARE BASED ON THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88).
- CONTOUR INTERVAL IS ONE FOOT.
- SUBSURFACE UTILITIES AND FEATURES SHOWN ON THIS MAP HAVE BEEN APPROXIMATED BY LOCATING SURFICIAL FEATURES AND APPURTENANCES, LOCATING DIGGERS HOTLINE FIELD MARKINGS AND BY REFERENCE TO UTILITY RECORDS AND MAPS. DIGGER'S HOTLINE TICKET No.'s 20224119234, 20224119310 AND 20224119380, WITH A CLEAR DATE OF OCTOBER 16, 2022.
- UTILITY COMPANIES CONTACTED THRU DIGGERS HOTLINE:
ALLIANT ENERGY
BRIGHTSFRED
PLATTEVILLE COMMUNITY AREA NETWORK
PLATTEVILLE WATER & SEWER DEPARTMENT
WIN, LLC
WINDSTREAM COMMUNICATIONS
- BEFORE EXCAVATION, APPROPRIATE UTILITY COMPANIES SHOULD BE CONTACTED. FOR EXACT LOCATION OF UNDERGROUND UTILITIES, CONTACT DIGGERS HOTLINE, AT 1.800.242.8511.
- JSD PROFESSIONAL SERVICES, INC. DOES NOT WARRANT THAT THE BENCHMARKS LISTED ON THIS MAP HAVE NOT BEEN DISTURBED SINCE THE DATE OF THIS SURVEY AND SHOULD BE VERIFIED BEFORE BEING UTILIZED.
- ROADWAY UTILITY RECORD DRAWINGS WERE REQUESTED FROM THE CITY OF PLATTEVILLE. THE UTILITIES SHOWN REPRESENT FIELD LOCATED UTILITIES IN COMBINATION WITH THE SUPPLIED CITY RECORDS.

SURVEYOR'S CERTIFICATE

I, JOHN KREBS, WISCONSIN PROFESSIONAL LAND SURVEYOR NO. S-1878, HEREBY CERTIFY THAT UNDER THE DIRECTION OF WENDEL COMPANIES THIS SURVEY AND MAP HAS BEEN PREPARED AND COMPLIES WITH WISCONSIN ADMINISTRATIVE CODE A-87 AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF IN ACCORDANCE WITH THE INFORMATION PROVIDED.

John Krebs
JOHN KREBS, S-1878
PROFESSIONAL LAND SURVEYOR

11/04/22
DATE



SCALE IN FEET
30' 0 30'
SCALE 1" = 30'

