

**VILLAGE OF LITTLE CHUTE**

**RESOLUTION NO. 26, SERIES OF 2018**

**WHEREAS, PBJ HOLDINGS LLC AND THE GRIFFIN COMPANY OF LITTLE CHUTE, INC. AND DAVID A. WITTMAN as owners of:**

Parcels #260439800, #260440100, and #260439900,

have presented a Certified Survey Map to the Village of Little Chute Board of Trustees as prepared by David Schmalz, a registered land surveyor; and

**WHEREAS, the Village of Little Chute Planning Commission has recommended in favor of adoption of said Certified Survey Map; and**

**WHEREAS, a majority of the Village Board find that the attached Certified Survey Map is found to be in the public interest.**

**NOW, THEREFORE, BE IT RESOLVED**, by the Village Board of Trustees as follows:

1. That the Certified Survey Map attached hereto (photocopy), be and the same is hereby approved; and
2. That the Village President, Village Clerk, and Finance Director, upon full payment of, if applicable, all fees, taxes, and special assessments are directed to execute signatures on behalf of the Village of Little Chute upon the Certified Survey Map documents as required.

Date introduced, approved and adopted: August 15, 2018

**VILLAGE OF LITTLE CHUTE:**

By:

  
Michael R. Vanden Berg, Village President

Attest:

  
Laurie Decker, Village Clerk



CERTIFIED SURVEY MAP NO. 7600

SHEET 2 OF 5

PART OF THE NORTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 21 NORTH,  
RANGE 18 EAST, VILLAGE OF LITTLE CHUTE, OUTAGAMIE COUNTY, WISCONSIN

SURVEYOR'S CERTIFICATE

I, David M. Schmalz, Wisconsin Professional Land Surveyor S-1284, certify that I have surveyed, divided, and mapped part of the North 1/2 of the Northeast 1/4 of Section 17, Township 21 North, Range 18 East, Village of Little Chute, Outagamie County, Wisconsin containing 986,080 Square feet (22.64 acres) of land and described as follows:

Commencing at the Northeast corner of said Section 17; Thence N89°29'48"W, 557.40 feet along the North line of said Northeast 1/4 to the Point of Beginning on the West line of Lot 1 of Certified Survey Map No. 5567 as recorded in Volume 32 of Maps on Page 5567 as Document No. 1744497; Thence S00°40'00"W (recorded as S00°40'32"W), 208.70 feet along said West line to the Southwest corner of said Lot 1; Thence S89°29'48"E (recorded as S89°29'38"E & S89°29'31"E), 300.58 feet along the South line of said Lot 1 and it's Easterly extension to the Northwest corner of Lot 2 of Certified Survey Map No. 509 as recorded in Volume 3 of maps on Page 509 as Document No. 947607; Thence S00°40'00"W (recorded as S00°39'54"W & South), 205.65 feet along the West line of said Lot 2 to the Southwest corner thereof; Thence S89°29'48"E (recorded as S89°49'50"E), 211.82 feet along the South line of said Lot 1 to the Southeast corner thereof on the West Right-of-Way line of Holland Road; Thence S00°40'00"W (recorded as S00°39'54"W), 86.32 feet along said West Right-of-Way line to the Westerly Right-of-Way line of Pogrant Road; Thence S53°05'54"W (recorded as S53°05'45"W), 82.01 feet along said Westerly Right-of-Way line; Thence S00°40'00"W, (recorded as S00°39'54"W), 113.68 feet along said Westerly Right-of-Way line; Thence N89°35'00"W, 200.39 feet to the Northeast corner of Lot 1 of Certified Survey Map No. 2602 recorded in Volume 14 of Maps on Page 2602 as Document No. 1196443; Thence N89°27'13"W (recorded as N89°29'45"W), 261.82 feet along the North line of said lot 1 to the Northwest corner thereof; Thence N00°40'00"E, 2.68 feet along the Northerly extension of the West line of said Lot 1 to the South line of the North  $\frac{1}{2}$  of the North  $\frac{1}{2}$  of the Northeast  $\frac{1}{4}$  of Section 17; Thence N89°28'08"W 1201.37 feet along said South line; Thence N00°26'01"E, 661.00 feet to the North line of the Northeast  $\frac{1}{4}$  of Section 17; Thence S89°29'48"E, 1218.88 feet along said North line to the Point of Beginning.

That I have made this survey by the direction of the Owners of said Land.

I further certify that this map is a correct representation of the exterior boundary lines of the land surveyed and the division of that land, and that I have complied with section 236.34 of the Wisconsin Statues and the Village of Little Chute Subdivision Ordinance in surveying, dividing and mapping the same.

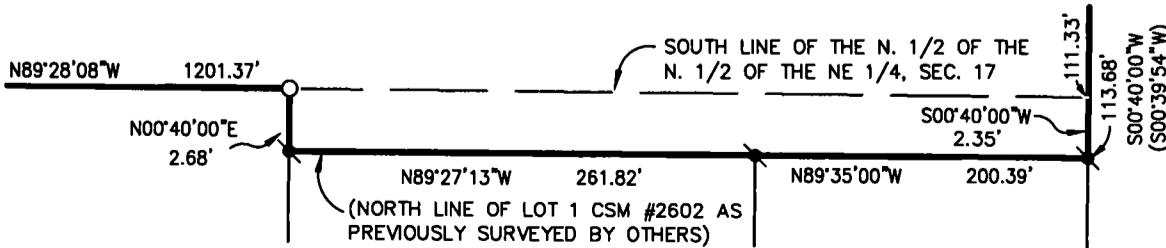
Given under my hand and seal this 23 day of August 2018.

David M. Schmalz  
David M. Schmalz, Professional WI Land Surveyor

S-1284



DETAIL  
(NO SCALE)



CERTIFIED SURVEY MAP NO. 7600

SHEET 3 OF 5

PART OF THE NORTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 21 NORTH,  
RANGE 18 EAST, VILLAGE OF LITTLE CHUTE, OUTAGAMIE COUNTY, WISCONSIN

VILLAGE BOARD APPROVAL

Approved by the Village of Little Chute, Outagamie County, Wisconsin, by the Village Board  
on the 15 day of August, 2018.

Mike R Vanden Berg  
Village President  
Mike Vanden Berg

9/4/2018  
Date

Laurie Decker  
Village Clerk  
Laurie Decker

8/30/2018  
Date

CERTIFICATE OF VILLAGE FINANCE DIRECTOR:

I, being the duly elected, qualified and acting Finance Director, do hereby certify that in  
accordance with the records in my office there are no un-paid taxes or un-paid special  
assessments on any of the lands included in this Certified Survey Map as of:  
9/6/18 affecting the lands.

Valerie Clarizio  
Finance Director  
Valerie Clarizio

9/6/18  
Date

NOTES

-THIS CSM IS ALL OF PARCEL ID.s 26-0-4398-00, 26-0-4401-00, & PART OF  
26-0-4399-00

-THE PROPERTY OWNERS OF RECORD ARE PBJ HOLDINGS LLC, A WISCONSIN LIMITED  
LIABILITY COMPANY, A 45% INTEREST, AND THE GRIFFIN COMPANY OF LITTLE CHUTE, INC.,  
A WISCONSIN CORPORATION, A 45% INTEREST, AND DAVID A. WITTMAN, A 10% INTEREST

-THIS PROPERTY IS CONTAINED WHOLLY WITHIN LANDS DESCRIBED IN  
DOCUMENT No. 1866677.



David M. Schmalz  
Aug 23, 2018

CERTIFICATE OF COUNTY TREASURER:

I, being the duly elected, qualified and acting Treasurer, do hereby certify that in  
accordance with the records in my office there are no un-paid taxes or un-paid special  
assessments on any of the lands included in this Certified Survey Map as of:  
September 6, 2018 affecting the lands.

Trenten J. Woelfel  
County Treasurer  
Trenten J. Woelfel

9/6/2018  
Date

CERTIFIED SURVEY MAP NO. 7600

SHEET 4 OF 5

PART OF THE NORTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 21 NORTH,  
RANGE 18 EAST, VILLAGE OF LITTLE CHUTE, OUTAGAMIE COUNTY, WISCONSIN

OWNER's CERTIFICATE

PBJ Holdings, LLC, a Wisconsin Limited Liability Company, and The Griffin Company of Little Chute, Inc., a Wisconsin Corporation, and David A. Wittman, As Owner(s), I/We hereby certify that I/we caused the land described on this Certified Survey Map to be surveyed, divided, mapped and dedicated as represented on this Certified Survey Map. I/We also certify that this Certified Survey Map is required by s. 236.34 of the Wisconsin Statutes to be submitted to the following for approval.

Village of Little Chute

Dated this 24<sup>th</sup> day of August, 2018



Authorized Signature Paul A. Kister Title  
PBJ Holdings LLC, a Wisconsin Limited Liability Company, a 45% interest

Printed Name

State of Wisconsin)

)ss

Brown County)

Personally appeared before me on the 24<sup>th</sup> day of August, 2018, the above named person(s) to me known to be the person(s) who executed the foregoing instrument, and acknowledged the same.

Michael R. Maedke  
Notary Public MICHAEL R. MAEDKE

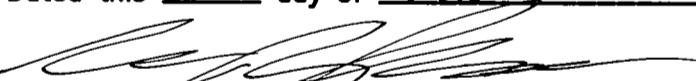
Brown County, WI

My commission expires 02/15/2019



Village of Little Chute

Dated this 24<sup>th</sup> day of August, 2018



Authorized Signature Lee Reynerau Title  
The Griffin Company of Little Chute, Inc., a Wisconsin Corporation, a 45% interest

Printed Name

State of Wisconsin)

)ss

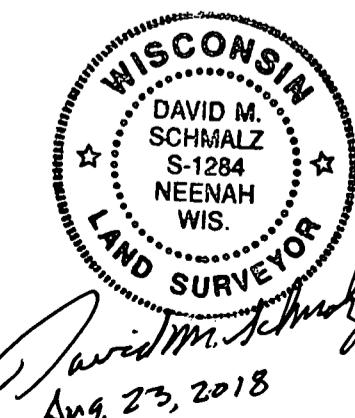
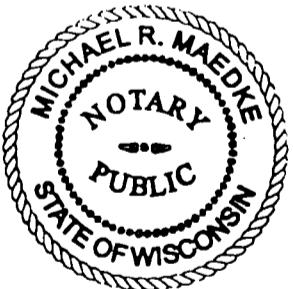
Brown County)

Personally appeared before me on the 24<sup>th</sup> day of August, 2018, the above named person(s) to me known to be the person(s) who executed the foregoing instrument, and acknowledged the same.

Michael R. Maedke  
Notary Public MICHAEL R. MAEDKE

Brown County, WI

My commission expires 02/15/2019



CERTIFIED SURVEY MAP NO. 7600

SHEET 5 OF 5

PART OF THE NORTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 21 NORTH,  
RANGE 18 EAST, VILLAGE OF LITTLE CHUTE, OUTAGAMIE COUNTY, WISCONSIN

OWNER's CERTIFICATE

PBJ Holdings, LLC, a Wisconsin Limited Liability Company, and The Griffin Company of Little Chute, Inc., a Wisconsin Corporation, and David A. Wittman, As Owner(s), I/We hereby certify that I/we caused the land described on this Certified Survey Map to be surveyed, divided, mapped and dedicated as represented on this Certified Survey Map. I/We also certify that this Certified Survey Map is required by s. 236.34 of the Wisconsin Statutes to be submitted to the following for approval.

Village of Little Chute

Dated this 27<sup>th</sup> day of August 2008

David Wittman

Authorized Signature      Title  
David A. Wittman, a 10% interest

David Wittman

Printed Name

State of Wisconsin)

Outagamie County)

Personally appeared before me on the 27 day of August, 2018, the above named person(s) to me known to be the person(s) who executed the foregoing instrument, and acknowledged the same.

Laurie Decker

Notary Public

Outagamie

County, \_\_\_\_\_

My commission expires 4/10/2022



D.M.S.

CONSENT OF MORTGAGEE: ASSOCIATED BANK, N.A.

D.M.S.

Associated Bank, a duly organized and existing under and by virtue of the laws of the State of Wisconsin, mortgagee of the above described land does hereby consent to the surveying, dividing, mapping and dedication of the land described on this certified survey map and does hereby consent to the certificate of PBJ Holdings, LLC, a Wisconsin Limited Liability Company and The Griffin Company of Little Chute, Inc., a Wisconsin Corporation, as Owners.

WITNESS the hand and seal of said mortgagee this 5<sup>th</sup> day of SEPTEMBER, 2018

In the presence of:

Daniel P. Lavalle

Authorized Signature

N.A.

Authorized Signature

N.A.

Print Name

STATE OF WISCONSIN )ss

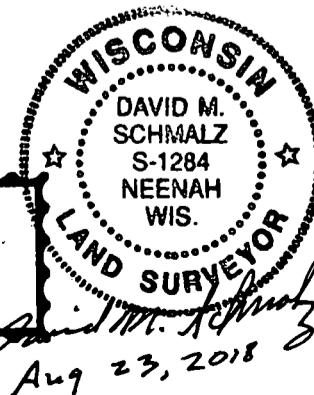
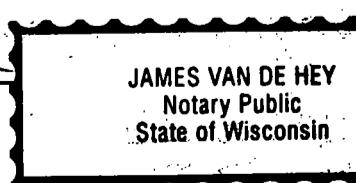
COUNTY OF Outagamie

Personally came before me this 5 day of Sept 2018, 2018, the above named persons to me to be the persons who executed the foregoing instrument and acknowledged the same.

James Van De Hey  
Notary Public

Outagamie County, WI

My Commission Expires: 8/31/2020





CERTIFIED SURVEY MAP NO. 1600

SHEET 2 OF 5

PART OF THE NORTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 21 NORTH, RANGE 18 EAST, VILLAGE OF LITTLE CHUTE, OUTAGAMIE COUNTY, WISCONSIN

SURVEYOR'S CERTIFICATE

I, David M. Schmalz, Wisconsin Professional Land Surveyor S-1284, certify that I have surveyed, divided, and mapped part of the North 1/2 of the Northeast 1/4 of Section 17, Township 21 North, Range 18 East, Village of Little Chute, Outagamie County, Wisconsin containing 986,080 Square feet (22.64 acres) of land and described as follows:

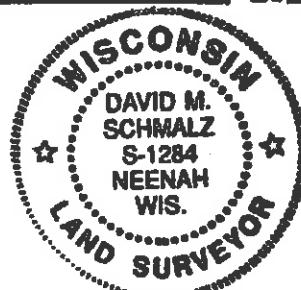
Commencing at the Northeast corner of said Section 17; Thence N89°29'48"W, 557.40 feet along the North line of said Northeast 1/4 to the Point of Beginning on the West line of Lot 1 of Certified Survey Map No. 5567 as recorded in Volume 32 of Maps on Page 5567 as Document No. 1744497; Thence S00°40'00"W (recorded as S00°40'32"W), 208.70 feet along said West line to the Southwest corner of said Lot 1; Thence S89°29'48"E (recorded as S89°29'38"E & S89°29'31"E), 300.58 feet along the South line of said Lot 1 and it's Easterly extension to the Northwest corner of Lot 2 of Certified Survey Map No. 509 as recorded in Volume 3 of maps on Page 509 as Document No. 947607; Thence S00°40'00"W (recorded as S00°39'54"W & South), 205.65 feet along the West line of said Lot 2 to the Southwest corner thereof; Thence S89°29'48"E (recorded as S89°49'50"E), 211.82 feet along the South line of said Lot 1 to the Southeast corner thereof on the West Right-of-Way line of Holland Road; Thence S00°40'00"W (recorded as S00°39'54"W), 86.32 feet along said West Right-of-Way line to the Westerly Right-of-Way line of Pogrant Road; Thence S53°05'54"W (recorded as S53°05'45"W), 82.01 feet along said Westerly Right-of-Way line; Thence S00°40'00"W, (recorded as S00°39'54"W), 113.68 feet along said Westerly Right-of-Way line; Thence N89°35'00"W, 200.39 feet to the Northeast corner of Lot 1 of Certified Survey Map No. 2602 recorded in Volume 14 of Maps on Page 2602 as Document No. 1196443; Thence N89°27'13"W (recorded as N89°29'45"W), 261.82 feet along the North line of said lot 1 to the Northwest corner thereof; Thence N00°40'00"E, 2.68 feet along the Northerly extension of the West line of said Lot 1 to the South line of the North  $\frac{1}{2}$  of the North  $\frac{1}{2}$  of the Northeast  $\frac{1}{4}$  of Section 17; Thence N89°28'08"W 1201.37 feet along said South line; Thence N00°26'01"E, 661.00 feet to the North line of the Northeast  $\frac{1}{4}$  of Section 17; Thence S89°29'48"E, 1218.88 feet along said North line to the Point of Beginning.

That I have made this survey by the direction of the Owners of said Land.

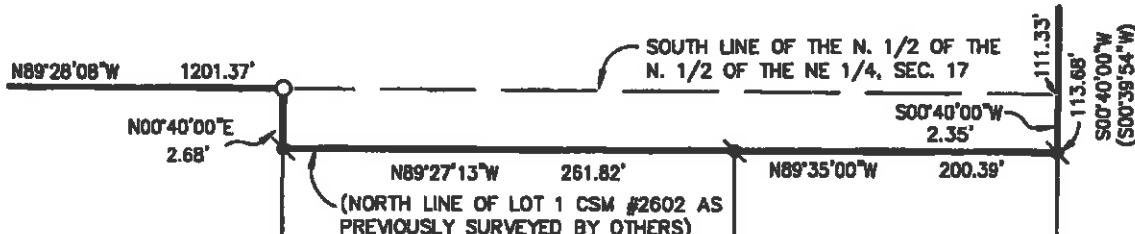
I further certify that this map is a correct representation of the exterior boundary lines of the land surveyed and the division of that land, and that I have complied with section 236.34 of the Wisconsin Statues and the Village of Little Chute Subdivision Ordinance in surveying, dividing and mapping the same.

Given under my hand and seal this 23 day of August, 2018.

David M. Schmalz  
David M. Schmalz, Professional WI Land Surveyor S-1284



DETAIL  
(NO SCALE)



CERTIFIED SURVEY MAP NO. 7600

SHEET 3 OF 5

PART OF THE NORTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 21 NORTH,  
RANGE 18 EAST, VILLAGE OF LITTLE CHUTE, OUTAGAMIE COUNTY, WISCONSIN

VILLAGE BOARD APPROVAL

Approved by the Village of Little Chute, Outagamie County, Wisconsin, by the Village Board  
on the 15 day of August, 2018.

Michael R Vanden Berg 9/4/2018  
Village President Date

Mike Vanden Berg

Laurie Decker 8/30/2018  
Village Clerk Date

Laurie Decker

CERTIFICATE OF VILLAGE FINANCE DIRECTOR:

I, being the duly elected, qualified and acting Finance Director, do hereby certify that in  
accordance with the records in my office there are no un-paid taxes or un-paid special  
assessments on any of the lands included in this Certified Survey Map as of:  
9/6/18 affecting the lands.

Valerie Clarizio 9/6/18  
Finance Director Date

NOTES

-THIS CSM IS ALL OF PARCEL ID.s 26-0-4398-00, 26-0-4401-00, & PART OF  
26-0-4399-00

-THE PROPERTY OWNERS OF RECORD ARE PBJ HOLDINGS LLC, A WISCONSIN LIMITED  
LIABILITY COMPANY, A 45% INTEREST, AND THE GRIFFIN COMPANY OF LITTLE CHUTE, INC.,  
A WISCONSIN CORPORATION, A 45% INTEREST, AND DAVID A. WITTMAN, A 10% INTEREST

-THIS PROPERTY IS CONTAINED WHOLLY WITHIN LANDS DESCRIBED IN  
DOCUMENT No. 1866677.



David M. Schmalz  
Aug 23, 2018

CERTIFICATE OF COUNTY TREASURER:

I, being the duly elected, qualified and acting Treasurer, do hereby certify that in  
accordance with the records in my office there are no un-paid taxes or un-paid special  
assessments on any of the lands included in this Certified Survey Map as of:  
September 6, 2018 affecting the lands.

Trenten J. Woelfel 9/6/2018  
County Treasurer Date

Trenten J. Woelfel

CERTIFIED SURVEY MAP NO. 71600

SHEET 4 OF 5

PART OF THE NORTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 21 NORTH,  
RANGE 18 EAST, VILLAGE OF LITTLE CHUTE, OUTAGAMIE COUNTY, WISCONSIN

OWNER's CERTIFICATE

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Village of Little Chute

Dated this 24<sup>th</sup> day of August, 2018

Paul A. Kister

Authorized Signature Paul A. Kister Title  
PBJ Holdings LLC, a Wisconsin Limited Liability Company, a 45% interest

Printed Name Paul A. Kister

State of Wisconsin) Brown )ss  
(Brown County)

Personally appeared before me on the 24<sup>th</sup> day of August, 2018, the above named person(s) to me known to be the person(s) who executed the foregoing instrument, and acknowledged the same.

Michael R. Maedke  
Notary Public MICHAEL R. MAEDKE

Brown County, WI

My commission expires 02/15/2019



Village of Little Chute

Dated this 24<sup>th</sup> day of August, 2018

Lee Reynolds

Authorized Signature Lee Reynolds Title  
The Griffin Company of Little Chute, Inc., a Wisconsin Corporation, a 45% interest

Printed Name Lee Reynolds

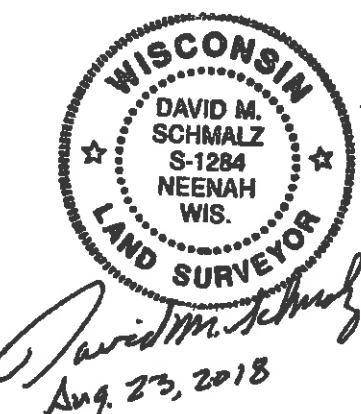
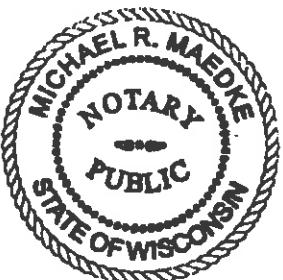
State of Wisconsin) Brown )ss  
(Brown County)

Personally appeared before me on the 24<sup>th</sup> day of August, 2018, the above named person(s) to me known to be the person(s) who executed the foregoing instrument, and acknowledged the same.

Michael R. Maedke  
Notary Public MICHAEL R. MAEDKE

Brown County, WI

My commission expires 02/15/2019



CERTIFIED SURVEY MAP NO. 1600

SHEET 5 OF 5

PART OF THE NORTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 21 NORTH,  
RANGE 18 EAST, VILLAGE OF LITTLE CHUTE, OUTAGAMIE COUNTY, WISCONSIN

OWNER'S CERTIFICATE

PBJ Holdings, LLC, a Wisconsin Limited Liability Company, and The Griffin Company of Little Chute, Inc., a Wisconsin Corporation, and David A. Wittman, As Owner(s), I/We hereby certify that I/we caused the land described on this Certified Survey Map to be surveyed, divided, mapped and dedicated as represented on this Certified Survey Map. I/We also certify that this Certified Survey Map is required by s. 236.34 of the Wisconsin Statutes to be submitted to the following for approval.

Village of Little Chute

Dated this 27<sup>th</sup> day of August, 2008

David Wittman

Authorized Signature      Title  
David A. Wittman, a 10% interest

David Wittman  
Printed Name

State of Wisconsin)

Outagamie, County)      ss

Personally appeared before me on the 27 day of August, 2018, the above named person(s) to me known to be the person(s) who executed the foregoing instrument, and acknowledged the same.

Laurie Decker

Notary Public

Outagamie

County, \_\_\_\_\_

My commission expires 4/10/2022



D.M.S.

CONSENT OF MORTGAGEE: ASSOCIATED BANK, N.A.      D.M.S.

Bank Mutual, a duly organized and existing under and by virtue of the laws of the State of Wisconsin, mortgagee of the above described land does hereby consent to the surveying, dividing, mapping and dedication of the land described on this certified survey map and does hereby consent to the certificate of PBJ Holdings, LLC, a Wisconsin Limited Liability Company and The Griffin Company of Little Chute, Inc., a Wisconsin Corporation, as Owners.

WITNESS the hand and seal of said mortgagee this 5<sup>th</sup> day of SEPTEMBER, 2018

In the presence of:

Daniel P. Lavalle

Authorized Signature

N.A.

Authorized Signature

N.A.

Print Name

STATE OF WISCONSIN      ss  
COUNTY OF Outagamie

Personally came before me this 5 day of Sept 2018, 2018 the above named persons to me to be the persons who executed the foregoing instrument and acknowledged the same.

Notary Public

Outagamie County, WI

My Commission Expires: 8/31/2020

JAMES VAN DE HEY  
Notary Public  
State of Wisconsin

