

**VILLAGE OF LITTLE CHUTE**

**RESOLUTION NO. 2, SERIES OF 2026**

**A RESOLUTION APPROVING A CSM FOR 613/615 Hammen Court**

**WHEREAS**, Bill Wittmann, owner of Parcel #260451921 has presented a Certified Survey Map to the Village of Little Chute Board of Trustees as prepared by Rodolfo Ayvar, a registered land surveyor; and

**WHEREAS**, On January 12, 2026, 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 attached Certified Survey Map is approved, subject to satisfaction of all Plan Commission conditions; 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: January 21, 2026

**VILLAGE OF LITTLE CHUTE:**

By:   
Michael R. Vanden Berg, Village President

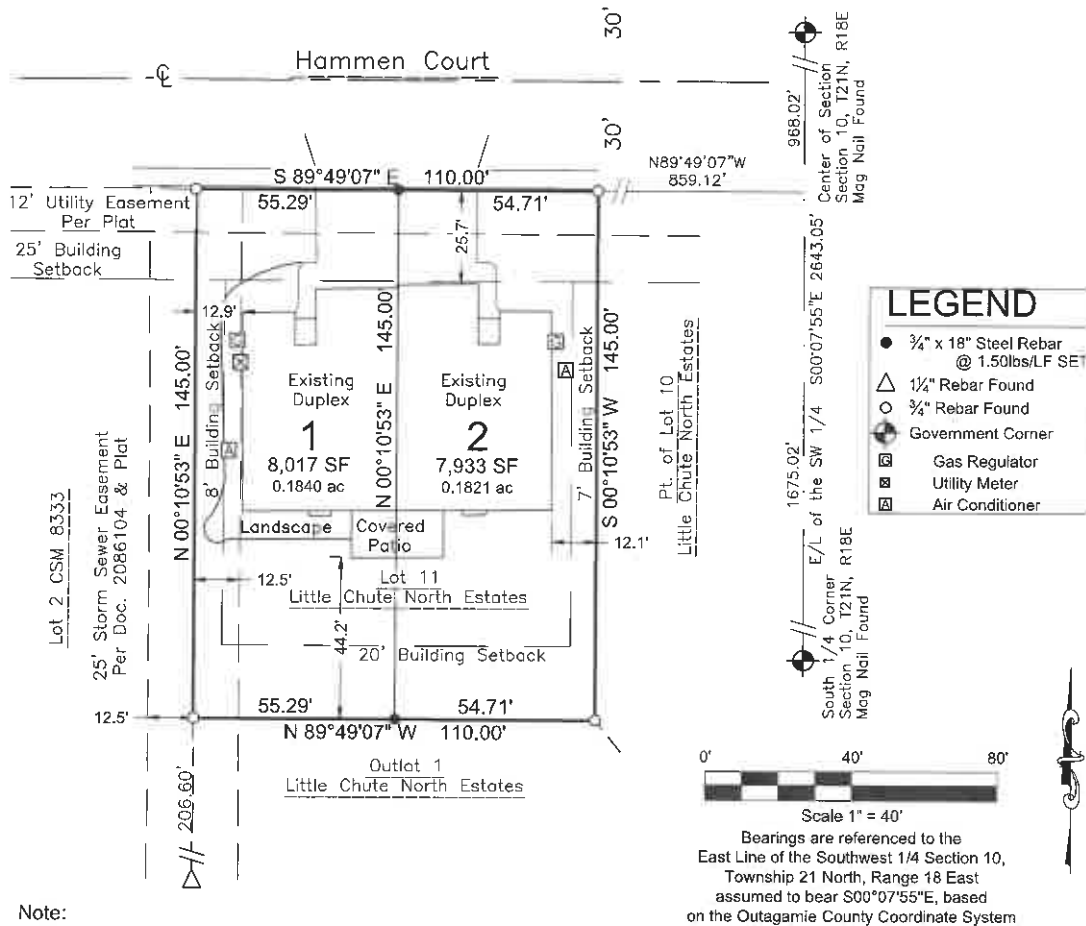
Attest:   
Nicole Ryerson, Village Clerk

## Certified Survey Map No. \_\_\_\_\_

All of Lot 11 of Little Chute North Estates, Being Part of the Northeast 1/4 of the Southwest 1/4, Section 10, Township 21 North, Range 18 East, Village of Little Chute, Outagamie County, Wisconsin.

**Caveat: Additional action is required. This map does NOT transfer ownership of the property or properties shown. Sale or transfer of ownership requires a separate document to be recorded at the Register of Deeds office.**

**Zoning: RT: Two-Family Residential District.**



### Note:

1. Restrictive covenants shall be recorded at the Outagamie County Register of Deeds, providing declarations and/or by-laws similar to those typically recorded on a declaration of condominium. Said covenants shall provide for mediation of any and all disputes between owners of each unit and any third party with regard to construction, use, and maintenance of the real property. Furthermore, said covenants shall specifically state that the village of Little Chute and all approving authorities shall not be held responsible for the same, and that said covenants shall inure to all heirs and assigns.



### DAVEL ENGINEERING & ENVIRONMENTAL, INC.

Civil Engineers and Land Surveyors

1164 Province Terrace, Menasha, WI 54952  
Ph: 920-991-1866  
www.davel.pro

Rodolfo A. Ayvar  
Professional Land Surveyor  
No. S-4074

Date

Survey for:  
Bill Wittmann  
613 Hammen Ct.  
Kaukauna, WI 54130

File: 7352CSM.dwg  
Date: 12/17/2025  
Drafted By: rodolfo  
Sheet: 1 of 3 - CSM

Certified Survey Map No. \_\_\_\_\_

All of Lot 11 of Little Chute North Estates, Being Part of the Northeast 1/4  
of the Southwest 1/4, Section 10, Township 21 North, Range 18 East,  
Village of Little Chute, Outagamie County, Wisconsin.

Surveyor's Certificate

I, Rodolfo A. Ayvar, Professional Land Surveyor, hereby certify: That in full compliance with the provisions of Chapter 236 of the Wisconsin Statutes and the subdivision regulations of the Village of Little Chute and Outagamie County, and under the direction of Bill Wittmann Builders, the property owners of said land, I have surveyed divided and mapped this Certified Survey Map; that such map correctly represents all exterior boundaries and the subdivision of the land surveyed; and that this land is all of Lot 11 of Little Chute North Estates, being Part of the Northeast 1/4 of the Southwest 1/4, Section 10, Township 21 North, Range 18 East, Village of Little Chute, Outagamie County, Wisconsin., containing 15,950 Square Feet (0.3662 Acres) of land, subject to all easements, and restrictions of record.

Given under my hand this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_

\_\_\_\_\_  
Rodolfo A. Ayvar, Wisconsin Professional Land Surveyor No. S-4074

Owners' Certificate

Bill Wittmann, as the property owner, do hereby certify that we caused the land described on this certified survey map to be surveyed, divided, mapped and dedicated all as shown and represented on this map.

We do further certify this Certified Survey Map is required by s.236.10 or s.236.12 to be submitted to the following for approval or objection:

Village of Little Chute

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_

\_\_\_\_\_  
Bill Wittmann, Owner

State of Wisconsin                    )  
  )SS  
\_\_\_\_\_) County)

Personally came before me on the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, the above the property owner(s) to me known to be the persons who executed the foregoing instrument and acknowledge the same.

\_\_\_\_\_  
My Commission Expires \_\_\_\_\_  
Notary Public, Wisconsin

## Certified Survey Map No. \_\_\_\_\_

All of Lot 11 of Little Chute North Estates, Being Part of the Northeast 1/4  
of the Southwest 1/4, Section 10, Township 21 North, Range 18 East,  
Village of Little Chute, Outagamie County, Wisconsin.

### Village Board Approval Certificate

Resolved, that this certified survey map in the Village of Little Chute, Outagamie County, Bill Wittmann, the property owner, is hereby approved by the Village Board of the Village of Little Chute.

\_\_\_\_\_  
Chairman

\_\_\_\_\_  
Date

I hereby certify that the foregoing is a copy of a resolution adopted by the Village Board of the Village of Little Chute.

\_\_\_\_\_  
Clerk

\_\_\_\_\_  
Date

### Treasurers' Certificate

We, being the duly elected, qualified and acting Treasurers' of the Village of Little Chute and Outagamie County, do hereby certify that in accordance with the records in our office, there are no unredeemed tax sales and unpaid taxes, or special assessments on and of the land included in this certified survey map.

\_\_\_\_\_  
Village Treasurer

\_\_\_\_\_  
Date

\_\_\_\_\_  
County Treasurer

\_\_\_\_\_  
Date

This Certified Survey Map is contained wholly within the property described in the following recorded instruments:

the property owners of record:  
Bill Wittmann

Recording Information:  
Doc.2177801

Parcel Number(s):  
260451921

\_\_\_\_\_  
Rodolfo A. Ayvar  
Professional Land Surveyor  
No. S-4074

\_\_\_\_\_  
Date