

Village of Salem Lakes  
Village Board

Resolution No. 2020.10-33

A RESOLUTION CONDITIONALLY APPROVING A 2 LOT CERTIFIED SURVEY MAP TO FURTHER SUBDIVIDE LOT 2 OF CERTIFIED SURVEY MAP NO. 2829, LOCATED IN THE SOUTHEAST ¼ AND SOUTHWEST ¼ OF THE NORTHEAST ¼ AND THE NORTHEAST ¼ AND NORTHWEST ¼ OF THE SOUTHEAST ¼ OF SECTION 22, TOWNSHIP 1 NORTH, RANGE 20 EAST, IN THE VILLAGE OF SALEM LAKES, KENOSHA COUNTY, WISCONSIN  
(PARTNERS IN DESIGN ARCHITECTS, INC., APPLICANT)  
(SALEM LAKES BUSINESS PARK, LLC, OWNER)

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WHEREAS, the Village of Salem Lakes, Wisconsin, having received an application for approval of a certified survey map, such map being Lot 2 of Certified Survey Map No. 2829, located in the Northeast 1/4 of the Northwest 1/4 of Section 22, Town 1 North, Range 20 East, in the Village of Salem Lakes, Kenosha County, Wisconsin, more specifically, of the property bearing Tax Key No. 70-4-120-271-0421, Partners in Design Architects, Inc., applicant; said certified survey map having been reviewed by the Village Plan Commission and the Plan Commission having recommended approval thereof pursuant to certain conditions; and

WHEREAS, the Village Board having reviewed such application and Plan Commission recommendation and the Village Board having determined that such proposed certified survey map is appropriate for approval pursuant to law upon certain conditions.

NOW, THEREFORE, BE IT RESOLVED, by the Village President and Village Board of the Village of Salem Lakes, Wisconsin, that the Certified Survey Map submitted by Partners in Design Architects, Inc., as described above, be and the same is hereby approved, subject to the following conditions:

1. Subject to the September 16, 2020, review memorandum from the Village of Salem Lakes Engineer, Len Roecker of raSmith (Exhibit A, attached).
2. Subject to the September 11, 2020, review memorandum from the Village of Salem Lakes Planner, Orrin Sumwalt of Foth Infrastructure & Environment, LLC (Exhibit B, attached).
3. Subject to securing all necessary permits required by any federal, state or local agency. This includes, but is not limited to, a water use permit pursuant to Chapters 30 and 31 of the Wisconsin Statutes or a wetland fill permit required by the U.S. Army Corps of Engineers under Section 404 of the Federal Water Pollution Control Act, Amendments of 1972, 33 U.S.C. §1344, as amended.

4. Subject to sending an electronic copy of the revised CSM showing the aforementioned changes to the Village of Salem Lakes Department of Planning & Development to receive sign-off prior to the surveyor preparing the recordable CSM document for signatures. The revised CSM should be sent to: BZautcke@voslwi.org and copied to Len.Roecker@raSmith.com.
5. No land division shall be recorded if any portion or part of the parent parcel has any unpaid taxes or outstanding special assessments without prior approval of the Village Treasurer and Kenosha County Treasurer.
6. No land division shall be recorded until all deferred assessments are paid in full.

BE IT FURTHER RESOLVED, that the Certified Survey Map, certified by owner, Salem Lakes Business Park, LLC, be and the same is hereby rejected without final approval and without any further action of the Village Board, if any one, or more than one of the above conditions is or are not met and satisfied within 180 days from the date of adoption of this Resolution.

BE IT FINALLY RESOLVED, that upon the satisfaction of the above conditions within 180 days of the date of adoption of this Resolution, same constituting final approval, and pursuant to all applicable statutes and ordinances and lawful requirements and procedures for the recording of a certified survey map, the Village Clerk is hereby directed to obtain the recording of the Certified Survey Map, certified by owner, Salem Lakes Business Park, LLC, with the Office of the Register of Deeds for Kenosha County.

Passed and adopted at a regular meeting of the Village Board of the Village of Salem Lakes this 12<sup>th</sup> day of October, 2020.

APPROVED:

By: Diann Tesar  
Diann Tesar, Village President

ATTEST:

Shannon Hahn  
Shannon Hahn, Village Clerk

Ayes 7 Nays 0 Absent 0