



# Waukesha Water Utility

SERVING WAUKESHA SINCE 1886

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## **MEMORANDUM**

Date: October 14, 2016

To: Dan Duchniak, P.E.

From: Chris Walter, P.E.

Re: Big Bend Water Main Extension – Smart Property – Water Main Easement

Smart Realty Company is requesting a 20-foot water main easement for the Smart Property development off of Big Bend Road. The easement will be approximately 150 feet in length and within a proposed residential development. This will be a non-exclusive easement which allows private storm sewer to also be located in the easement. The water main will be centered within the 20-foot easement and the proposed 15" storm sewer crosses above the proposed water main at one location, with 2 feet of vertical wall to wall clearance. No other utilities will be allowed within the easement.

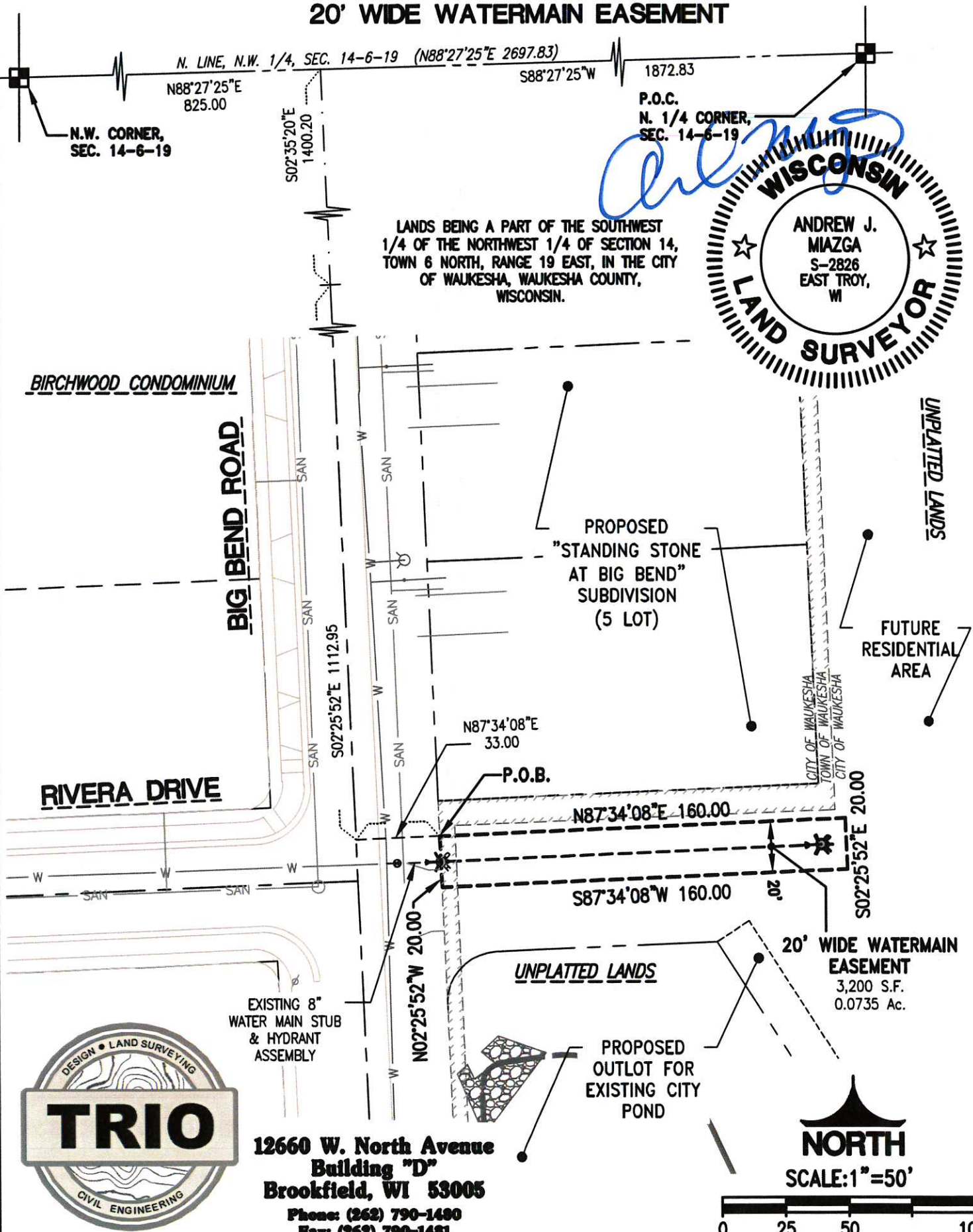
Exhibit "A" and "B" attached show a proposed layout and legal description of the easement.

**Recommended Motion:** Move to approve 20-foot non-exclusive water main easement for the Smart Property development off of Big Bend Road.

Enc.

# EXHIBIT "A"

## 20' WIDE WATERMAIN EASEMENT



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THIS EXHIBIT WAS PREPARED BY ANDREW J. MIAZGA, P.L.S. (S-2826)

# EXHIBIT "B"

## 20' WIDE WATERMAIN EASEMENT

### LEGAL DESCRIPTION:

Lands being a part of the Southwest 1/4 of the Northwest 1/4 of Section 14, Town 6 North, Range 19 East, in the City of Waukesha, Waukesha County, Wisconsin, now being more particularly bounded and described as follows:

Commencing at the North 1/4 Corner of said Section 14; Thence South 88°27'25" West and along the North line of the said Northwest 1/4 Section, 1872.83 feet to a point in the Centerline of "Big Bend Road"; Thence South 02°35'20" East along said Centerline 1400.20 feet to a point; Thence South 02°25'52" East along said Centerline 1112.95 feet to a point; Thence North 87°34'08" East 33.00 feet to a point on the Easterly Right-of-Way line of "Big Bend Road", said point being the place of beginning of lands hereinafter described;

Thence continuing North 87°34'08" East 160.00 feet to a point; Thence South 02°25'52" East 20.00 feet to a point; Thence South 87°34'08" West 160.00 feet to a point on the Easterly Right-of-Way line of "Big Bend Road"; Thence North 02°25'52" West along said Easterly line 20.00 feet to the point of beginning of this description.

Said Easement contains 3,200 Square Feet (or 0.0735 Acres) of land, more or less.

Date: 10/14/16



  
Andrew J. Miazga, P.L.S.  
Professional Land Surveyor, S-2826  
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