



# City of Appleton

100 North Appleton Street  
Appleton, WI 54911-4799  
www.appleton.org

## Meeting Minutes - Final City Plan Commission

*Any questions about items on this meeting are to be directed  
to the Community and Economic Development Department,  
920-832-6468.*

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Tuesday, December 10, 2019

4:00 PM

Council Chambers, 6th Floor

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1. Call meeting to order

**Meeting called to order at 4:04 p.m.**

2. Roll call of membership

**Present:** 5 - Mayor Hanna, Buetow, Palm, Alderperson Meltzer and Robins

**Excused:** 1 - Rabec

*Others present:*

*Alderperson Brad Firkus, District #3*

*Alderperson Maiyoua Thao, District #7*

*Alderperson Alex Schultz, District #9*

*Jim Prosser, ThedaCare, Inc.*

*Tom Arquilla, ThedaCare, Inc.*

*Michelle Tanem, ThedaCare, Inc.*

*Mike Kohlbeck, McMahan Associates, Inc.*

*Joe Hoechst, McMahan Associates, Inc.*

*Ed Anderson, EUA*

*Maria Schmidt, Fox Valley Lutheran High School*

*Anika Homan, Fox Valley Lutheran High School*

3. Approval of minutes from previous meeting

[19-1815](#)

City Plan Minutes from 11-26-19

**Attachments:** [City Plan Minutes 11-26-19.pdf](#)

**Alderperson Meltzer moved, seconded by Buetow, that the Minutes be approved. Roll Call. Motion carried by the following vote:**

**Aye:** 5 - Mayor Hanna, Buetow, Palm, Alderperson Meltzer and Robins

**Excused:** 1 - Rabec

4. Public Hearings/Appearances

[19-1818](#)

Special Use Permit #11-19 for a medical office building that exceeds 60 feet in height, not to exceed 95 feet in height, located at 2500 East Capitol Drive (Tax Id #31-1-6601-01 and #31-1-6601-02), as shown on the attached maps, to run with the land subject to the conditions in the attached staff report and approve attached Resolution (Associated with Action Item #19-1819)

**Attachments:** [ClassIIPublicHearingNoticeNewspaper\\_ThedaCare\\_SUP.pdf](#)  
[PublicHearingNoticeNeighborhood\\_ThedaCare\\_SUP.pdf](#)

This public hearing was held, and no one spoke on the item.

[19-1816](#)

Rezoning #10-19 to rezone the area generally located at officially mapped Sommers Drive north and south of officially mapped Spartan Drive (part of Tax Id #31-6-6001-04 and part of #31-6-6001-06), including to the centerline of the adjacent right-of-way, as shown on the attached maps, from AG Agricultural District to P-I Public Institutional District (Associated with Action Item #19-1817)

**Attachments:** [InformalPublicHearingNotice\\_SommersandSpartanStormwater\\_Rezoning.pdf](#)

This public hearing was held, and no one spoke on the item.

## 5. Action Items

[19-1819](#)

Request to approve Special Use Permit #11-19 for a medical office building that exceeds 60 feet in height, not to exceed 95 feet in height, located at 2500 East Capitol Drive (Tax Id #31-1-6601-01 and #31-1-6601-02), as shown on the attached maps, to run with the land subject to the conditions in the attached staff report and approve attached Resolution (2/3 vote of Common Council required for approval)

**Attachments:** [StaffReport\\_ThedaCare\\_SUP\\_For12-10-19.pdf](#)

**Buetow moved, seconded by Robins, that the Report Action Item be recommended for approval. Roll Call. Motion carried by the following vote:**

**Aye:** 5 - Mayor Hanna, Buetow, Palm, Alderperson Meltzer and Robins

**Excused:** 1 - Rabec

[19-1817](#)

Request to approve Rezoning #10-19 to rezone the area generally located at officially mapped Sommers Drive north and south of officially mapped Spartan Drive (part of Tax Id #31-6-6001-04 and part of #31-6-6001-06), including to the centerline of the adjacent right-of-way, as shown on the attached maps, from AG Agricultural District to P-I Public Institutional District

**Attachments:** [StaffReport\\_SommersandSpartanStormwater\\_Rezoning\\_For12-10-19.pdf](#)

*Proceeds to Council on January 22, 2020.*

**Buetow moved, seconded by Alderperson Meltzer, that the Report Action Item be recommended for approval. Roll Call. Motion carried by the following vote:**

**Aye:** 5 - Mayor Hanna, Buetow, Palm, Alderperson Meltzer and Robins

**Excused:** 1 - Rabec

[19-1820](#)

Request to approve the dedication of land for public right-of-way for the northerly extension of Sommers Drive generally located north of Spartan Drive as shown on the attached maps and certified survey map

**Attachments:** [StaffReport\\_SommersNorthofSpartan\\_StreetDedication\\_For12-10-19.pdf](#)

**Alderperson Meltzer moved, seconded by Buetow, that the Report Action Item be recommended for approval. Roll Call. Motion carried by the following vote:**

**Aye:** 5 - Mayor Hanna, Buetow, Palm, Alderperson Meltzer and Robins

**Excused:** 1 - Rabec

[19-1821](#)

Request to approve the dedication of land for public right-of-way for the southerly extension of Sommers Drive generally located south of Spartan Drive as shown on the attached maps and certified survey map

**Attachments:** [StaffReport\\_SommersSouthOfSpartan\\_StreetDedication\\_For12-10-19.pdf](#)

**Alderperson Meltzer moved, seconded by Buetow, that the Report Action Item be recommended for approval. Roll Call. Motion carried by the following vote:**

**Aye:** 5 - Mayor Hanna, Buetow, Palm, Alderperson Meltzer and Robins

**Excused:** 1 - Rabec

[19-1822](#)

Request to approve the dedication of land for public right-of-way for the westerly extension of Clearfield Lane and Wentworth Lane and the southerly extension of Haymeadow Avenue, as shown on the attached maps and certified survey map

**Attachments:** [StaffReport\\_ClearfieldWentworthHaymeadow\\_StreetDedication\\_For12-10-19.pdf](#)

**Buetow moved, seconded by Palm, that the Report Action Item be recommended for approval. Roll Call. Motion carried by the following vote:**

**Aye:** 5 - Mayor Hanna, Buetow, Palm, Alderperson Meltzer and Robins

**Excused:** 1 - Rabec

[19-1823](#)

Request to approve the Evergreen Heights Annexation consisting of approximately 4.914 acres generally located east of N. Richmond Street and south of W. Evergreen Drive, currently in the Town of Grand Chute, as shown on the attached maps, subject to the stipulation in the attached staff report

**Attachments:** [StaffReport\\_EvergreenHeights\\_Annexation\\_For12-10-19.pdf](#)

**Buetow moved, seconded by Robins, that the Report Action Item be recommended for approval. Roll Call. Motion carried by the following vote:**

**Aye:** 5 - Mayor Hanna, Buetow, Palm, Alderperson Meltzer and Robins

**Excused:** 1 - Rabec

**6. Information Items**

**7. Adjournment**

**Palm moved, seconded by Alderperson Meltzer, that the meeting be adjourned at 4:16 p.m. Roll Call. Motion carried by the following vote:**

**Aye:** 5 - Mayor Hanna, Buetow, Palm, Alderperson Meltzer and Robins

**Excused:** 1 - Rabec