

NOTICE OF INFORMAL PUBLIC HEARING
OF THE
APPLETON CITY PLAN COMMISSION

Dear property owner(s):

The City of Appleton Plan Commission will conduct an Informal Public Hearing on Wednesday, August 9, 2023, at 3:30 P.M., in Common Council Chambers, 6th Floor, City Hall, 100 North Appleton Street, or as soon thereafter as can be heard, for the following proposed rezoning request:

COMMON DESCRIPTION:

East of E. Sweetwater Way (Tax Id #31-6-6201-00 and part of #31-6-6200-00)

Rezoning Request: A rezoning request has been initiated by the owner, Clearwater Creek, LLC, and applicant, Jeff Schultz of Martenson & Eisele, in the matter of amending Chapter Twenty-three (Zoning Ordinance) of the Municipal Code of the City of Appleton for the above-described real estate, which is currently zoned AG Agricultural District. The owner & applicant propose to rezone the property to R-1B Single-family District (see attached maps). The R-1B Single-family District is intended to provide for and maintain residential areas characterized predominately by single-family, detached dwellings on medium sized lots while protecting residential neighborhoods from the intrusion of incompatible non-residential uses.

Purpose of the Rezoning: Facilitate the construction of a residential subdivision called the Fourth Addition to Clearwater Creek Subdivision along the extension of East Sweetwater Way and east of North Haymeadow Avenue.

ALDERMANIC DISTRICT: 7 – Alderperson Patrick Hayden

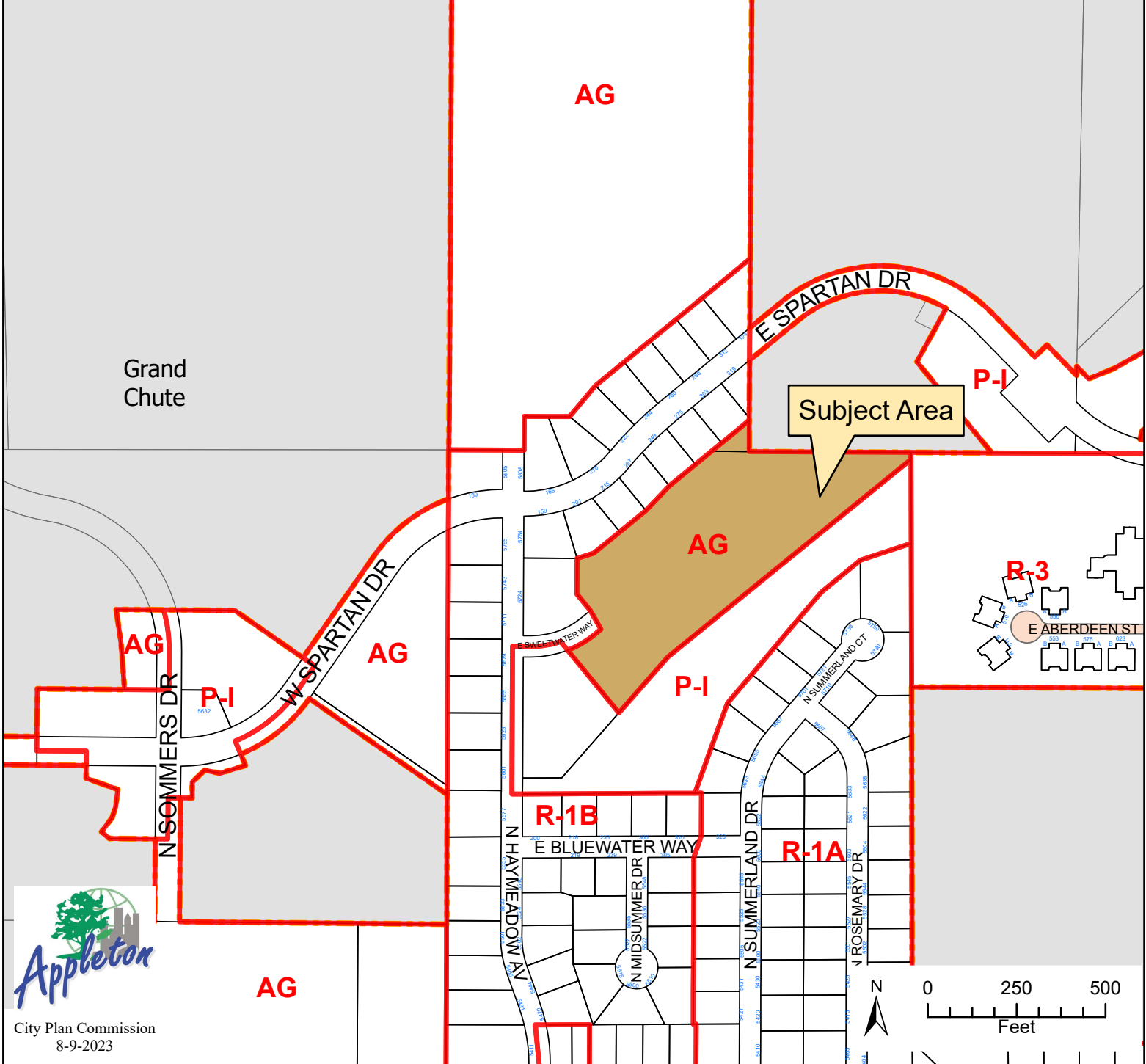
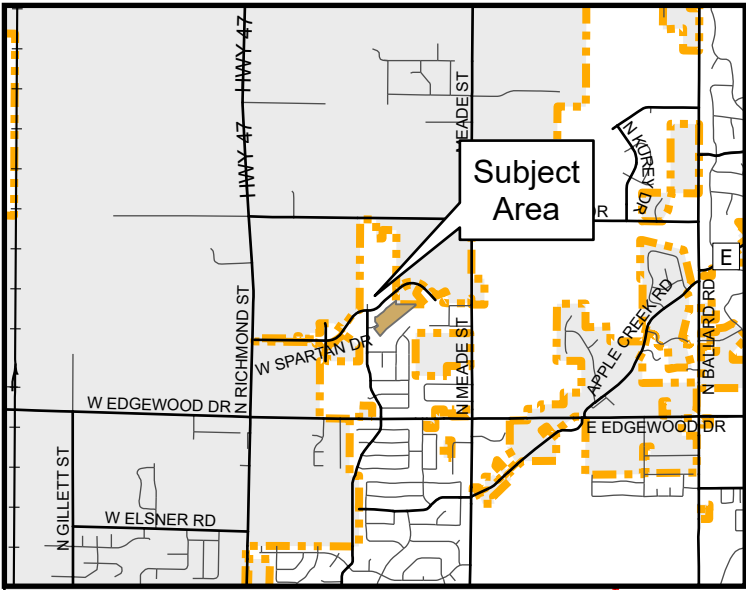
You are being notified as a policy of the City of Appleton Community and Economic Development Department. All persons interested are invited to attend this meeting and will be given an opportunity to be heard. Feedback can also be shared with Plan Commission members via written letter, email, or phone call. The Plan Commission makes a recommendation to the Common Council who makes the final decision on the matter. Any questions regarding this matter should be directed to Jessica Titel, Principal Planner, in the Community & Economic Development Department at 920-832-6476 or email at jessica.titel@appleton.org.

CITY PLAN COMMISSION
APPLETON, WISCONSIN

COMMUNITY & ECONOMIC DEVELOPMENT
CITY HALL - 100 NORTH APPLETON STREET
APPLETON, WISCONSIN 54911-4799
(920) 832-6468

Reasonable accommodations for persons with disabilities will be made upon request and if feasible.

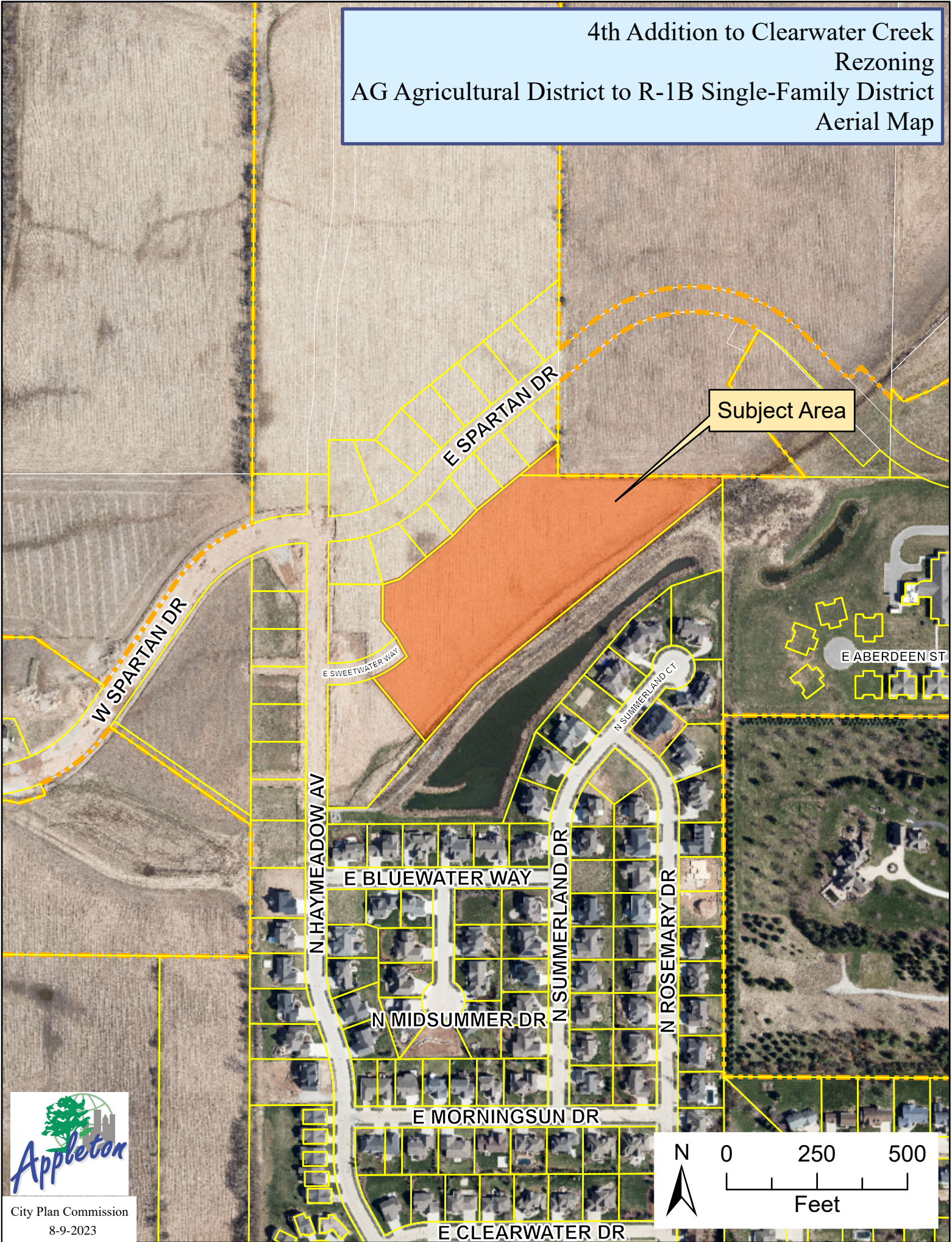
4th Addition to Clearwater Creek
Rezoning
AG Agricultural District to
R-1B Single-Family District
Vicinity Map



Grand Chute



4th Addition to Clearwater Creek
Rezoning
AG Agricultural District to R-1B Single-Family District
Aerial Map



Subject Area

W SPARTAN DR

E SPARTAN DR

E SWEETWATER WAY

N SUMMERLAND CT

E ABERDEEN ST

N HAYMEADOW AV

E BLUEWATER WAY

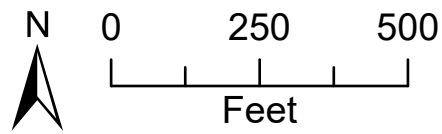
N SUMMERLAND DR

N ROSEMARY DR

N MIDSUMMER DR

E MORNINGSUN DR

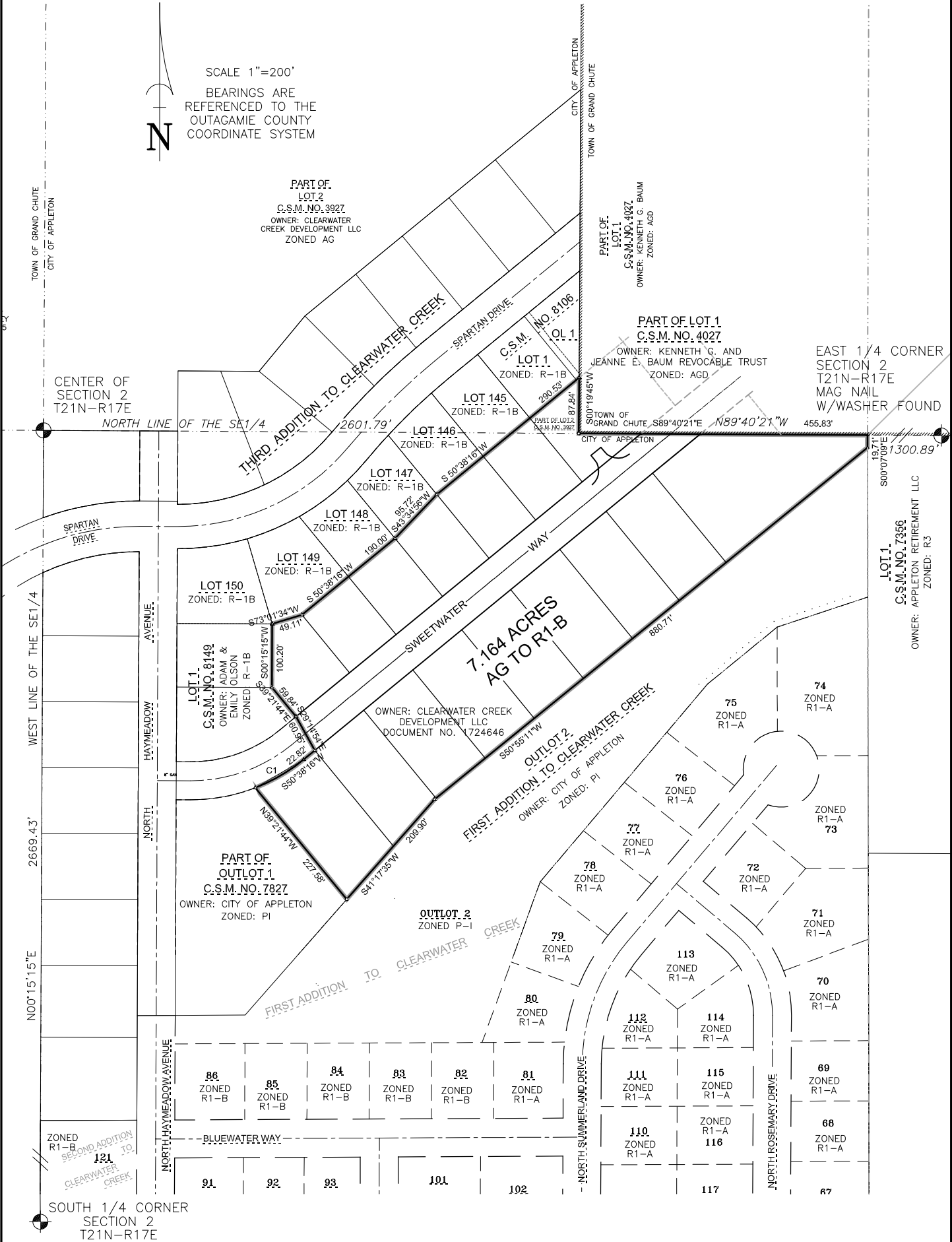
E CLEARWATER DR



REZONING REFERENCE MAP

PART OF LOT 2 OF CERTIFIED SURVEY MAP NO. 3927 FILED IN VOLUME 21 OF CERTIFIED SURVEY MAPS ON PAGE 3927 AS DOCUMENT NO. 1388606, BEING PART OF THE SOUTHWEST 1/4 OF THE FRACTIONAL NORTHEAST 1/4; AND UNPLATTED LANDS BEING PART OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4; ALL IN SECTION 2, TOWNSHIP 21 NORTH, RANGE 17 EAST, CITY OF APPLETON, OUTAGAMIE COUNTY, WISCONSIN.

SCALE 1"=200'
 BEARINGS ARE REFERENCED TO THE OUTAGAMIE COUNTY COORDINATE SYSTEM



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 Menasha, WI 54952
 www.martenson-eisele.com
 info@martenson-eisele.com
 920.731.0381 1.800.236.0381

Planning
 Environmental
 Surveying
 Engineering
 Architecture

CURVE	RADIUS	DELTA	LENGTH	CHORD BEARING	CHORD
1	280.00'	018°09'31"	88.74'	S 59°43'01.5" W	88.37'

PROJECT NO. 1-0822-003
 FILE 1-0822-003Rezone.dwg
 THIS INSTRUMENT WAS DRAFTED BY: C.Cleary