

## NOTICE OF PUBLIC HEARING

#11-21

### RE: Proposed Zone Change

A public hearing will be held in the Council Chambers, City Hall, Appleton, Wisconsin, on November 17, 2021, at 7:00 P.M., or as soon thereafter as can be heard, to consider the following proposed zone change:

**Rezoning #11-21:** A rezoning request has been initiated by the City Plan Commission in the matter of amending Chapter Twenty-three (Zoning Ordinance) of the Municipal Code of the City of Appleton for the following described real estate. The property was zoned temporary AG Agricultural District following annexation. Pursuant to Sections 23-65(d)(1) and 23-65(e) of the Municipal Code, the City Plan Commission proposes to rezone the property to the zoning classification of P-I Public Institutional District. The P-I District is intended to provide for public and institutional uses (public roads/infrastructure) and buildings utilized by the community and to provide open space standards where necessary for the protection of adjacent residential properties.

**Purpose of the Rezoning:** To assign a zoning classification following the "Lightning Drive/C.T.H. JJ (Right-of-Way) Annexation" and facilitate future construction of a street officially mapped as Lightning Drive and an associated stormwater pond.

#### Legal Description:

A part of the Fractional Southwest ¼ of Section 6, Township 21 North, Range 18 East, City of Appleton, Outagamie County, Wisconsin, containing 551,568 Square Feet 12.6622 acres of land and being further described as follows:

Commencing at the South ¼ corner of said Section 6; Thence South 00°15'22" West 41.25 feet coincident with the current City of Appleton corporate limits; Thence South 89°44'38" West 1,312.94 feet coincident with the current City of Appleton corporate limits; Thence North 00°09'19" West 695.75 feet coincident with the current City of Appleton corporate limits to the Westerly boundary of Transportation Project Plat No: 0000-0G-17-4.02; Thence North 00°27'27" East 27.61 feet coincident with said Westerly boundary of Transportation Project Plat No: 0000-0G-17-4.02 to a North line thereof; Thence Southeasterly 162.67 feet along the arc of a curve to the right having a radius of 230.00 feet and the chord of which bears South 61°16'46" East 159.30 feet coincident with the boundary of Transportation Project Plat No: 0000-0G-17-4.02; Thence South 79°18'14" East 46.36 feet coincident with the boundary of Transportation Project Plat No: 0000-0G-17-4.02; Thence North 56°36'28" East 28.01 feet coincident with the boundary of Transportation Project Plat No: 0000-0G-17-4.02; Thence North 58°51'13" East 127.60 feet; Thence North 56°36'28" East 300.63 feet; Thence Northeasterly 602.86 feet along the arc of curve to the left having a radius of 965.00 feet and the chord of which bears North 38°42'38" East 593.11 feet; Thence North 89°51'14" West 156.83 feet to the Southeast corner of Outlot 10 of Apple Ridge 2; Thence North 13°52'54" East 307.18 feet coincident with the East line of Outlot 10 of Apple Ridge 2; Thence North 03°30'35" West 188.39 feet coincident with the East line of Outlot 10 of Apple Ridge 2 to the Southerly line of Baldeagle Drive; Thence North 76°55'16" East 145.11 feet; Thence Northwesterly 201.39 feet along the arc of curve to the left having a radius of 965.00 feet and the chord of which bears North 16°31'22" West 201.02

feet; Thence Northerly 408.87 feet along the arc of a curve to the right having a radius of 1,035.00 feet and the chord of which bears North 11°11'03" West 406.21 feet; Thence North 00°07'58" East 192.71 feet to the North line of the Fractional SW ¼ of said Section 6; Thence South 89°27'19" East 70.00 feet coincident with the North line of the Fractional SW ¼ of said Section 6; Thence South 00°07'58" West 192.20 feet; Thence Southerly 381.21 feet along the arc of curve to the left having a radius of 965.00 feet and the chord of which bears South 11°11'03" East 378.74 feet; Thence Southerly 1,429.04 feet along the arc of a curve to the right having a radius of 1,035.00 feet and the chord of which bears South 17°03'12" West 1,318.20 feet; Thence South 56°36'28" West 300.63 feet; Thence South 54°21'43" West 127.60 feet; Thence South 56°36'28" West 85.86 feet coincident with the boundary of Transportation Project Plat No: 0000-0G-17-4.02; Thence Southwesterly 41.28 feet along the arc of a curve to the left having a radius of 310.00 feet and the chord of which bears South 52°49'13" West 41.25 feet coincident with the boundary of Transportation Project Plat No: 0000-0G-17-4.02; Thence Southeasterly 241.12 feet along the arc of a curve to the left having a radius of 238.50 feet and the chord of which bears South 61°43'30" East 230.98 feet coincident with the boundary of Transportation Project Plat No: 0000-0G-17-4.02; Thence South 00°28'26" West 266.19 feet coincident with the boundary of Transportation Project Plat No: 0000-0G-17-4.02; Thence North 89°44'38" East 214.97 feet coincident with the boundary of Transportation Project Plat No: 0000-0G-17-4.02; Thence South 00°28'26" West 35.00 feet coincident with the boundary of Transportation Project Plat No: 0000-0G-17-4.02; Thence North 89°44'38" East 751.25 feet coincident with the boundary of Transportation Project Plat No: 0000-0G-17-4.02 to the East line of the Fractional SW ¼ of said Section 6; Thence South 00°27'14" West 61.25 feet coincident with the East line of the Fractional SW ¼ of said Section 6 to the point of beginning.

October 28, 2021

RUN: November 2, 2021  
November 9, 2021

**KAMI LYNCH**  
**City Clerk**