

**NOTICE OF PUBLIC HEARING
OF THE
APPLETON CITY PLAN COMMISSION**

Dear property owner(s):

The City of Appleton Plan Commission will conduct a Public Hearing on Wednesday, July 23, 2025, at 3:30 P.M., or as soon thereafter as can be heard, in Common Council Chambers, 6th Floor, City Hall, 100 North Appleton Street, for the following proposed rezoning request.

Common Description:

Land generally located west of the intersection of North French Road and East Apple Creek Road (Tax Id #31-1-9202-00) including the adjacent street right-of-way.

Rezoning Request: A rezoning request has been initiated by Apple Hill Farms, LLC, c/o Douglas Purdy, owner, and Apple Tree, LLC, c/o Jason Mroz, applicant, in the matter of amending Chapter 23 (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 and applicant propose to rezone the property to R-1B Single-family District, R-3 Multi-family District and P-I Public Institutional District (see attached maps).

- The R-1B 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.
- The R-3 district is intended to provide for and maintain residential areas characterized by multiple family dwellings, while maintaining the basic qualities of a dense residential neighborhood, which may include other housing types and institutional and limited non-residential uses.
- The P-I district is intended to provide for public and institutional uses 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: Facilitate the anticipated construction of a residential development and dedication of land for a public park.

Aldermanic District: 13 – Alderperson Sheri Hartzheim

You are being notified as a policy of the City of Appleton Community 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 or email. The Plan Commission makes a recommendation to the Common Council who makes the final decision on the matter.

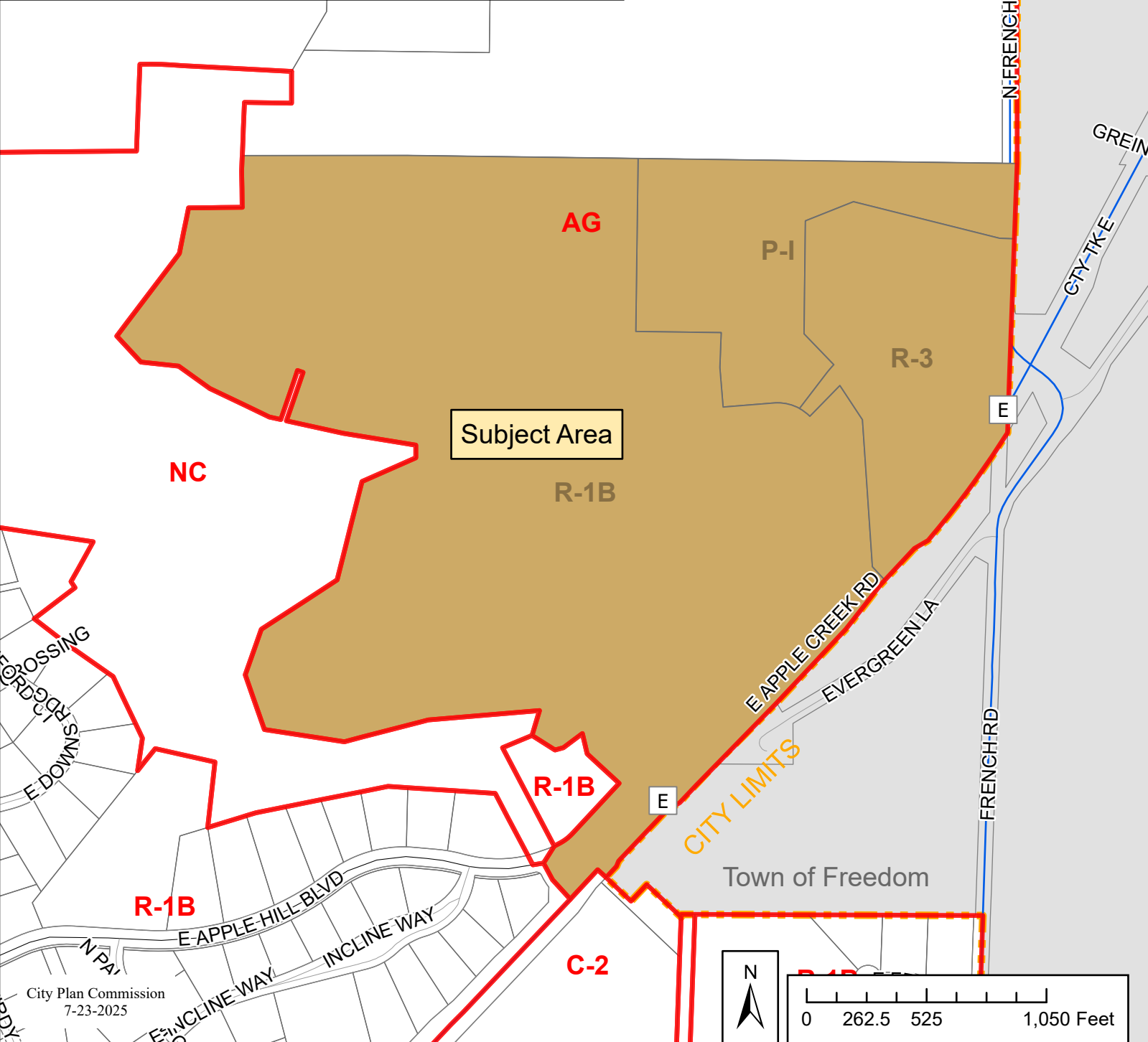
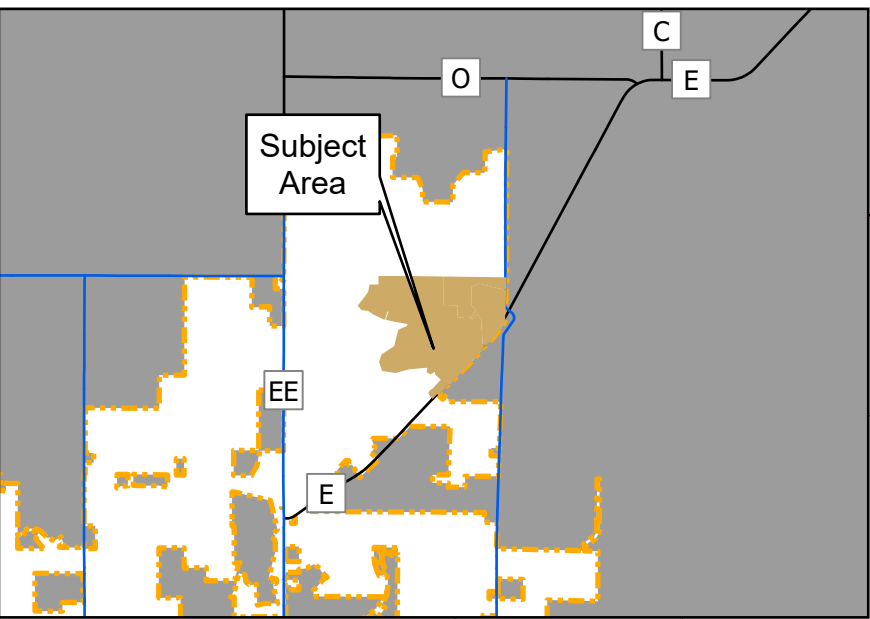
Any questions regarding this matter should be directed to Don Harp, Principal Planner, in the Community Development Department at 920-832-6466 or by email at don.harp@appletonwi.gov.

CITY PLAN COMMISSION
APPLETON, WISCONSIN

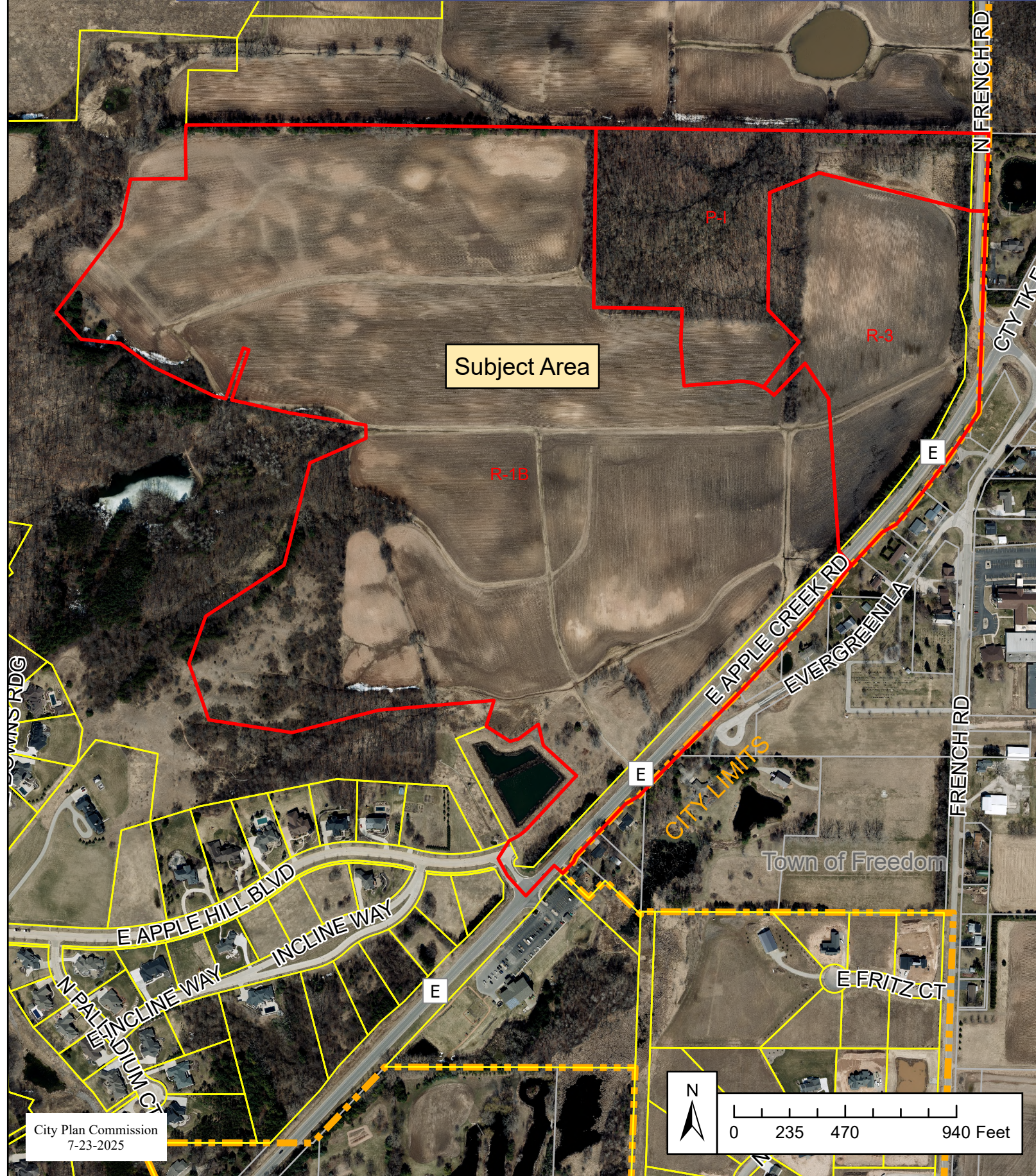
COMMUNITY DEVELOPMENT DEPARTMENT
CITY HALL – 100 NORTH APPLETON STREET
APPLETON, WISCONSIN 54911-4799
(920) 832-6468

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

Glenmore Park
Rezoning
AG Agricultural District to
R-1B Single-family District,
P-I Public Institutional District
and R-3 Multi-family District
Zoning/Vicinity Map

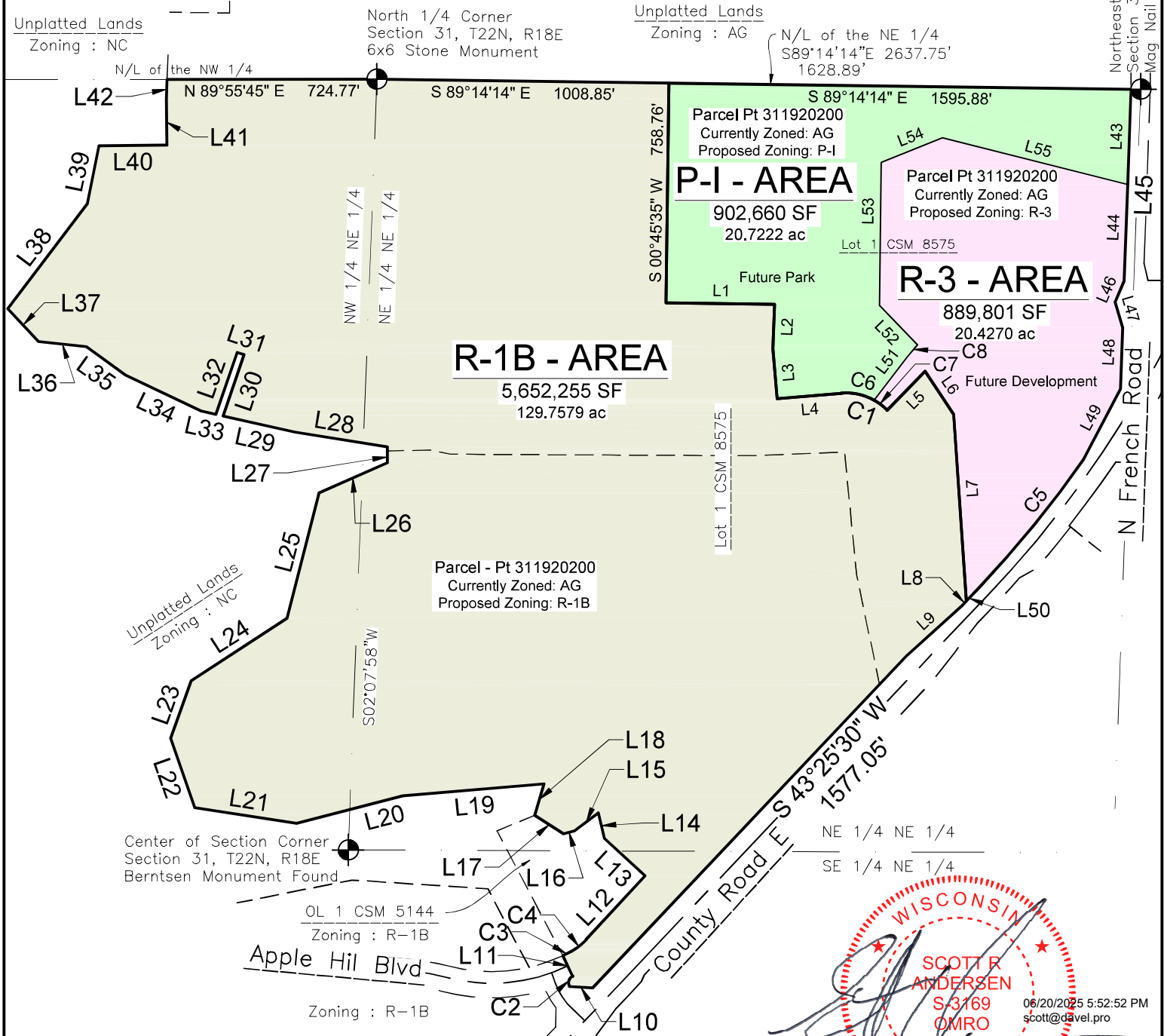


Glenmore Park
Rezoning
AG Agricultural District to R-1B Single-family District, P-I Public Institutional District
and R-3 Multi-family District
Aerial Map



Rezoning Exhibit

Lot 1 of Certified Survey Map 8575; Located in Part of the Northeast 1/4, the Southeast 1/4, the Southwest 1/4 and the Northwest 1/4 of the Northeast 1/4, and Part of the Northwest 1/4 of the Southeast 1/4, and Part of the Southeast 1/4 and Northeast 1/4 of the Northwest 1/4; All in Section 31, Township 22 North, Range 18 East, City of Appleton, Outagamie County, Wisconsin.

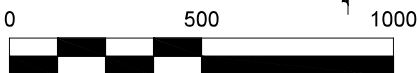


Disclaimer: This instrument is intended for conceptual review purposes ONLY. If this map is used for any other purpose other than its such intent without full approval of the City of Appleton and/or Outagamie County, Davel Engineering & Environmental, Inc. shall not be held responsible. Users of this map assumes all risks associated with such use and releases Davel Engineering & Environmental, Inc. from any and all liabilities and damages resulting from said use, if any.



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File: 8846Rezone.dwg
Date: 06/17/2025
Drafted By: scott
Sheet: 1 of 5