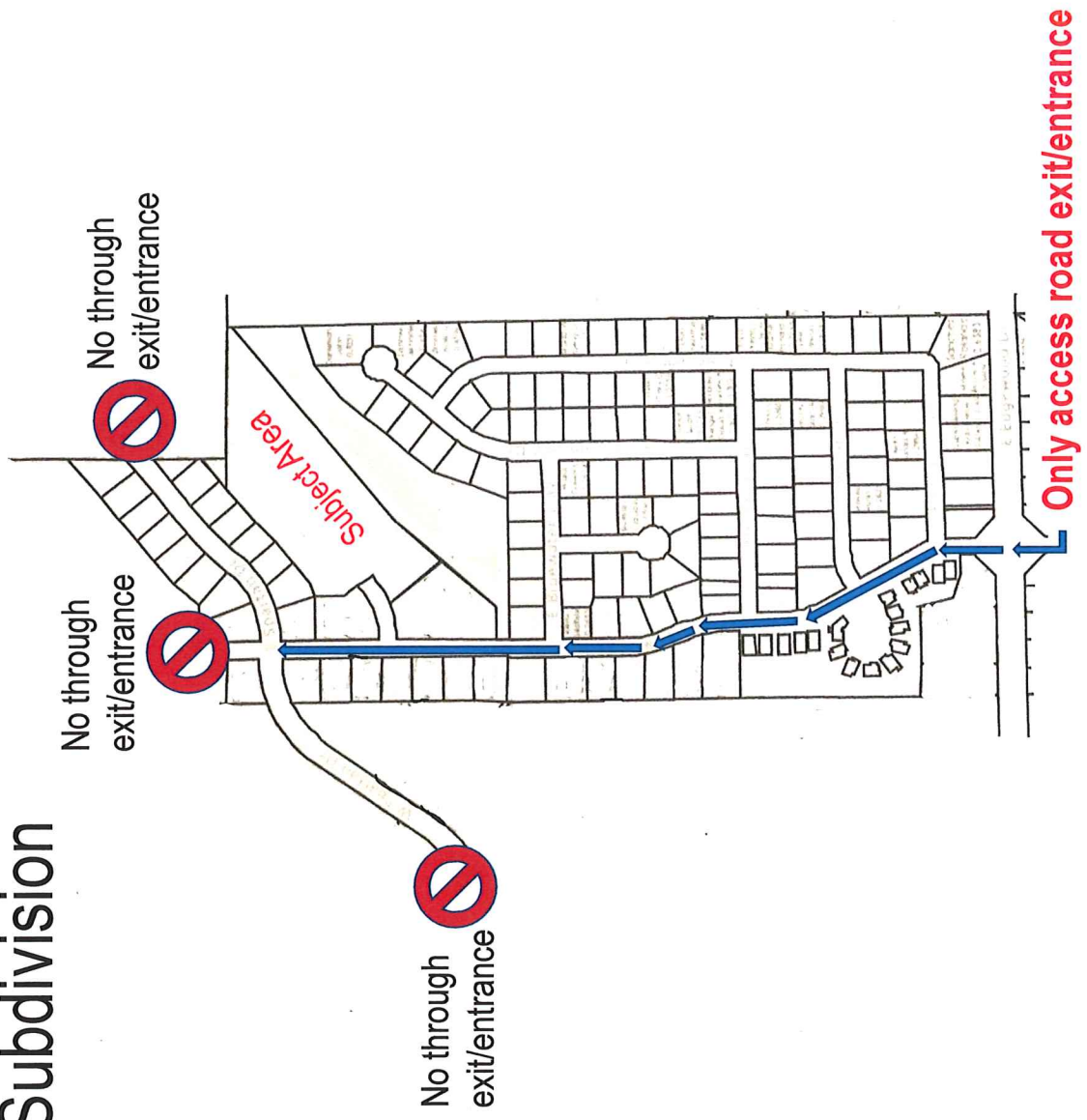
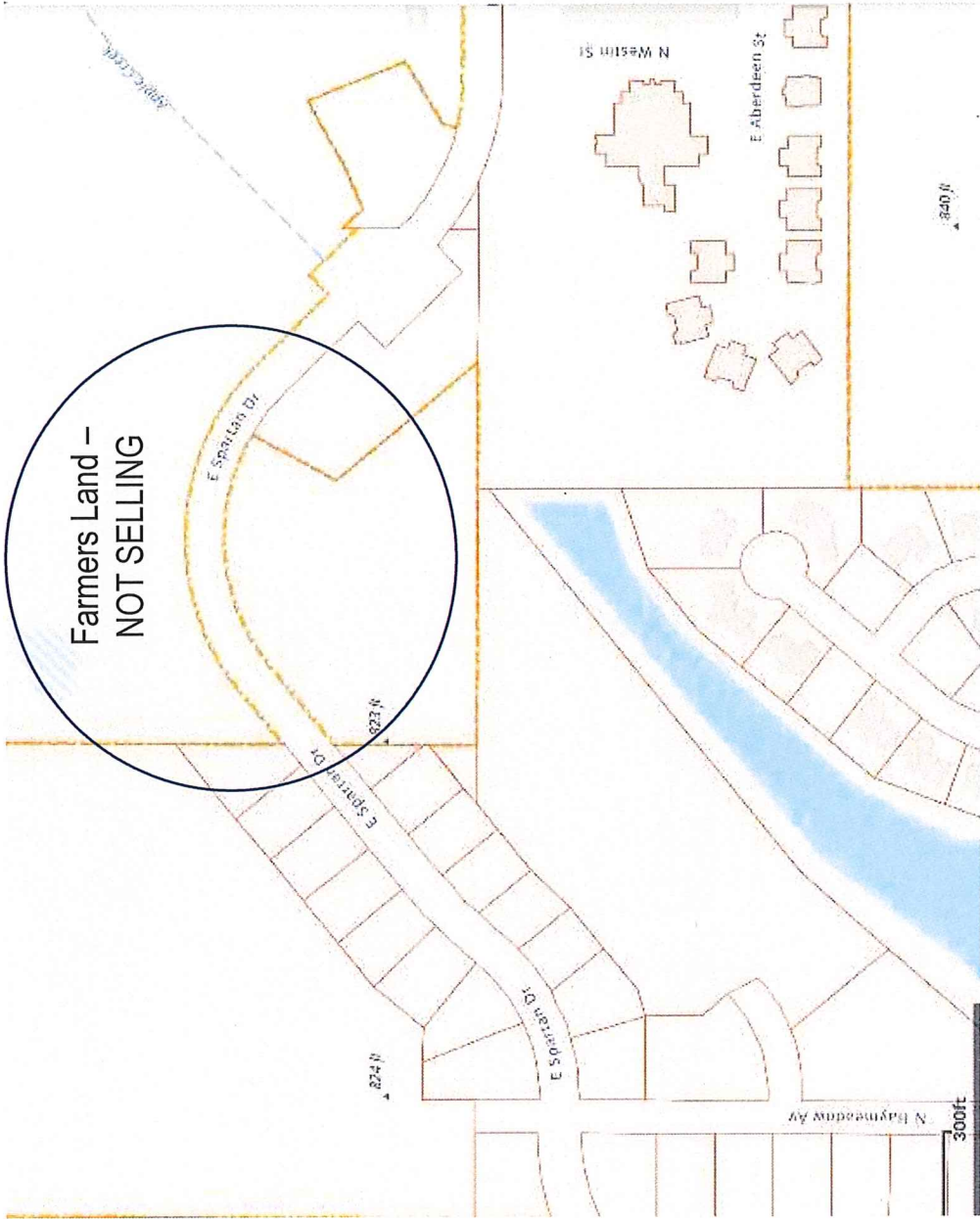
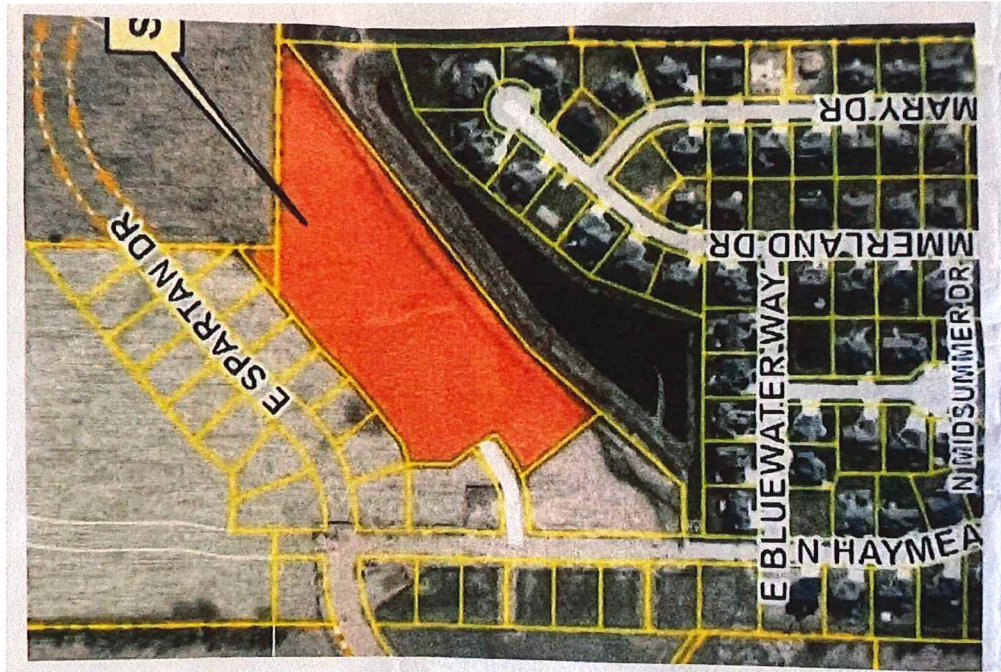


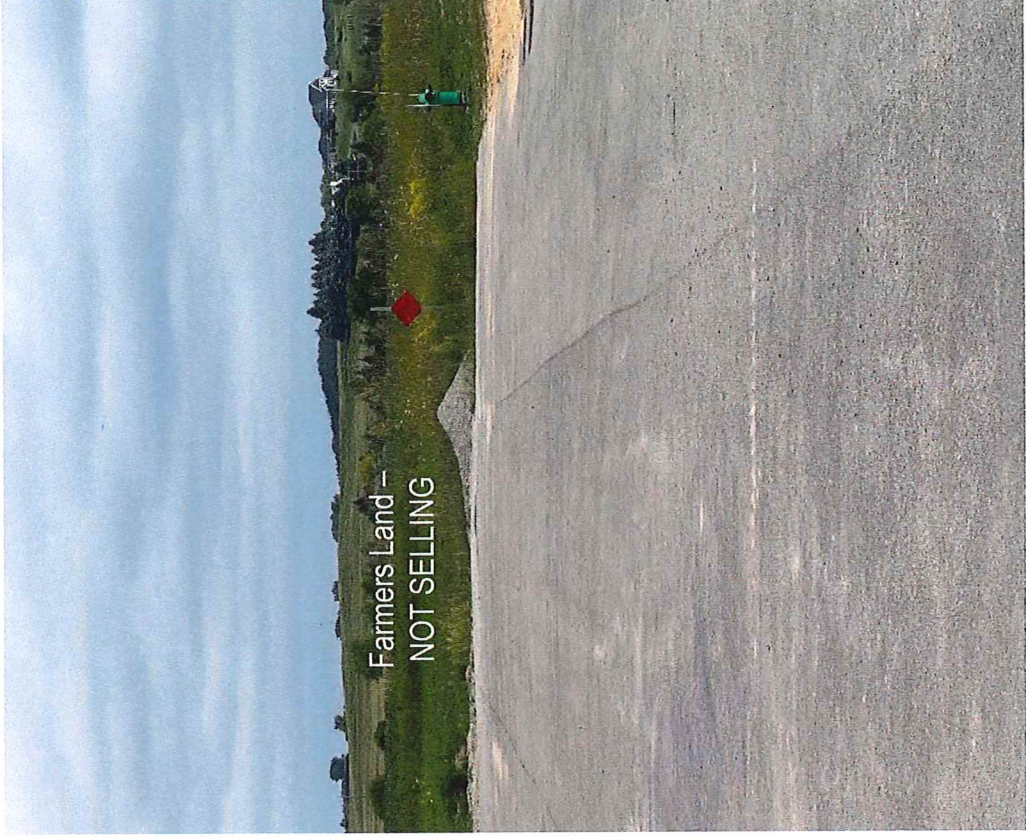
Clearwater Creek Subdivision



E Spartan Drive - Plat on Paper



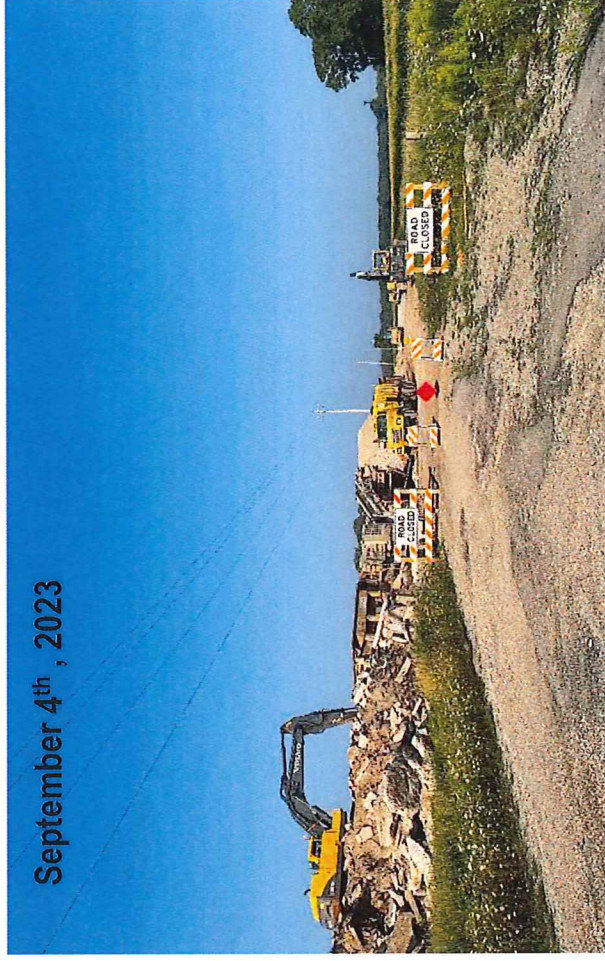
E Spartan Drive – Actual Drive Through Access



Emergency Vehicles Access



August 9th, 2023



September 4th, 2023

Establishing a Park in Clearwater Creek

- As noted on visionrealityanddev.com as of August 30th, 2023

Reside in Appleton with an Appleton school district in the Clearwater Creek subdivision. This subdivision started out small and grew as time passed. Located just minutes away from two high schools and a well known park, you will feel safe knowing that you are in a great area of Appleton. Fox Valley Lutheran and Appleton North are both a few minutes east of Clearwater Creek and **Plamann Park is right across the street**. Build your home in a great community and enjoy outdoor activities in your backyard or the huge park nearby.

Directions:
41 South. Exit Ballard Rd. North on Ballard. Left on J 1/2 mile past Meade Street. Subdivision is on the north side of J.

Municipality:
City of Appleton

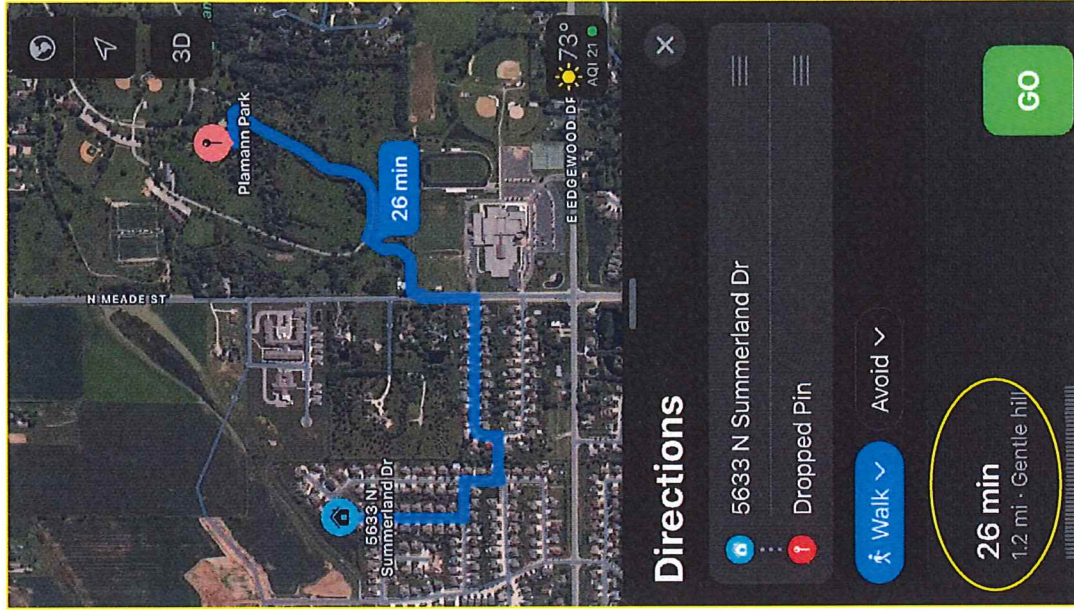
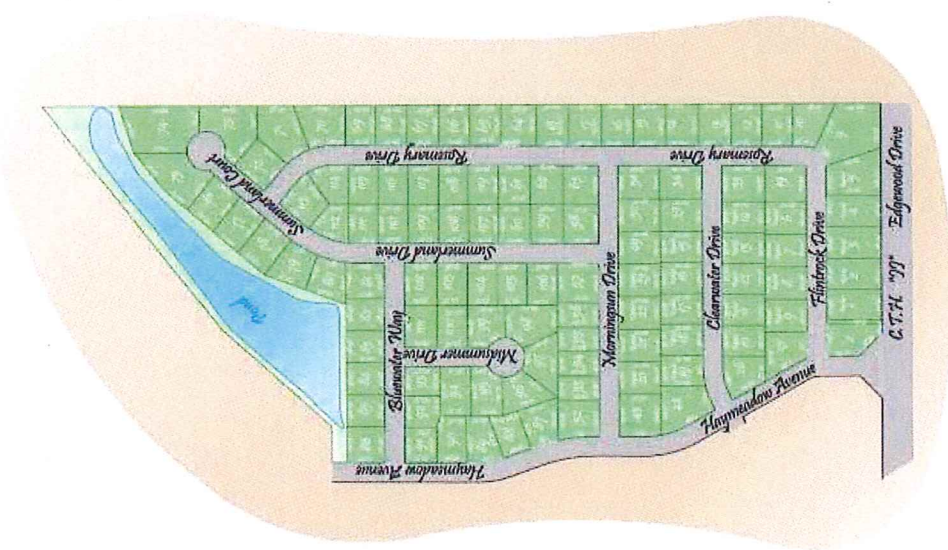
County:
Outagamie

School District:
Appleton

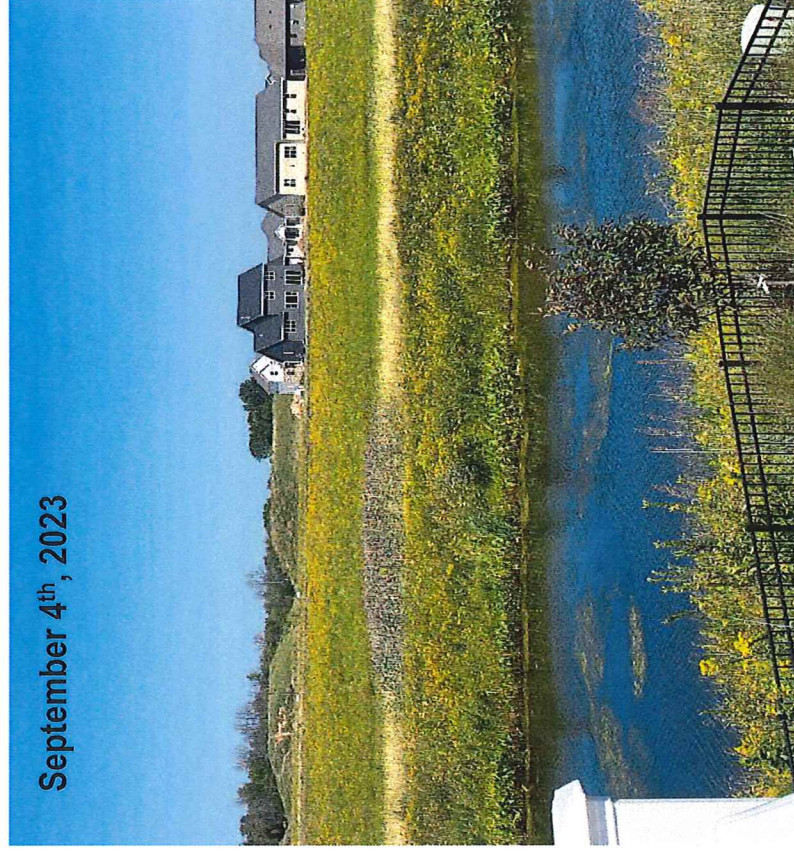
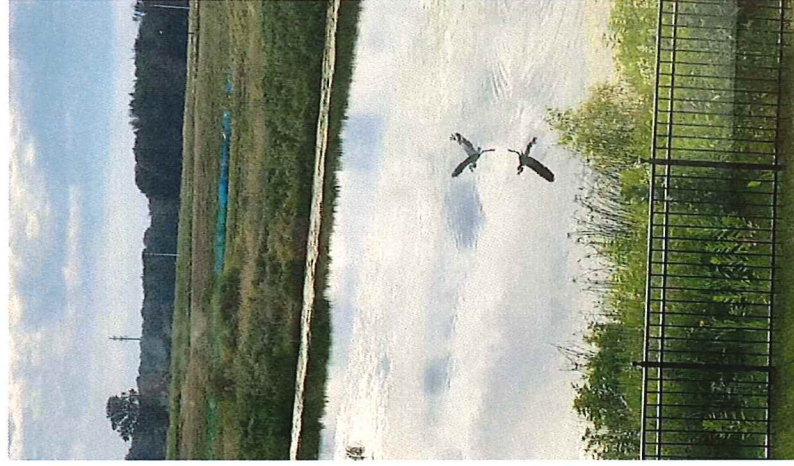
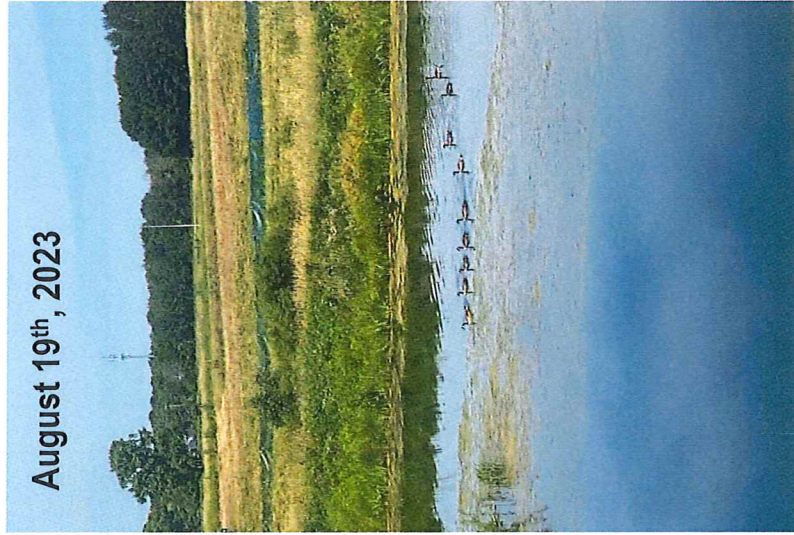
Utilities:
Gas, Electric, Phone, Cable TV

Building Requirements:
All homes must have minimum 8/12-roof pitch and a minimum of 3/4 masonry front with a Minimum 2-stall attached garage. Ranch Homes 2000 sq. ft min., 1 1/2 Story Homes 2200 sq. ft. min. 2-Story Homes 2400 sq. ft. min.

Other Remarks:
Individual site data regarding easements, wetlands, floodplain, shore land, lot dimensions, etc. per recorded plat.



Environmental Impact



Stormwater Management and Flooding Concerns

