

NOTICE OF INFORMAL PUBLIC HEARING
OF THE
APPLETON CITY PLAN COMMISSION

The City of Appleton Plan Commission will conduct an Informal Public Hearing on Tuesday, October 9, 2018, at 4:00 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:

Rezoning Request & Location: A rezoning request has been initiated by the owner, Randy Stadtmueller, Atlas Mill, LLC, in the matter of amending Chapter Twenty-three (Zoning Ordinance) of the Municipal Code of the City of Appleton for property tax parcel number 31-3-1482-00, located on W. Water Street, which is currently zoned M-2 General Industrial District. The owner/applicant proposes to rezone this parcel to C-2 General Commercial District (see attached map). The C-2 District is intended to provide for businesses which serve city and regional markets; provide goods and services to other businesses, as well as consumers, provide services to automobiles and serve the traveling public.

Purpose of the Rezoning: The owner proposes to combine subject tax parcel number 31-3-1482-00 with adjacent property located at 425 W. Water Street (tax parcel number 31-3-1481-00) currently zoned C-2 General Commercial District by Certified Survey Map.

Aldermanic District: 11 – Alderperson Patti Coenen

You are being notified as a policy of the City of Appleton Community and Economic Development Department. This notification invites you to appear before the Appleton City Plan Commission, and you will be given an opportunity to express your views or concerns regarding the above-described request. You may also address the City Plan Commission by letter at the address below. The City Plan Commission makes a recommendation to the Common Council who makes the final decision on the matter.

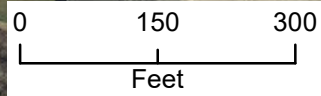
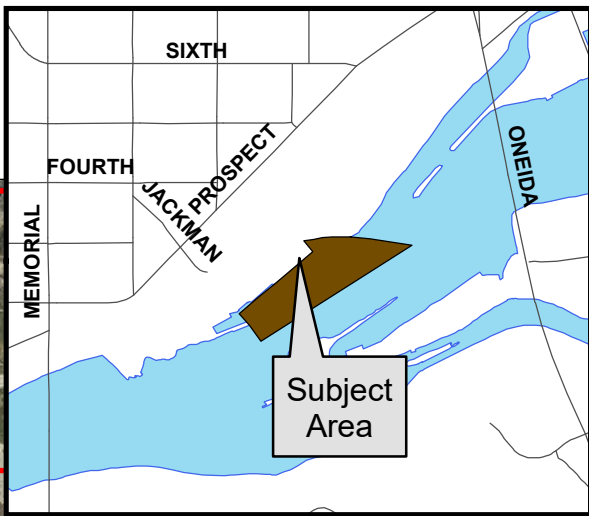
Any questions regarding this matter should be directed to Don Harp, Principal Planner, in the Community and Economic Development Department at 920-832-6466.

CITY PLAN COMMISSION

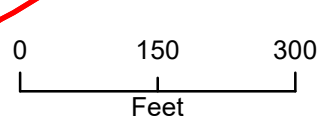
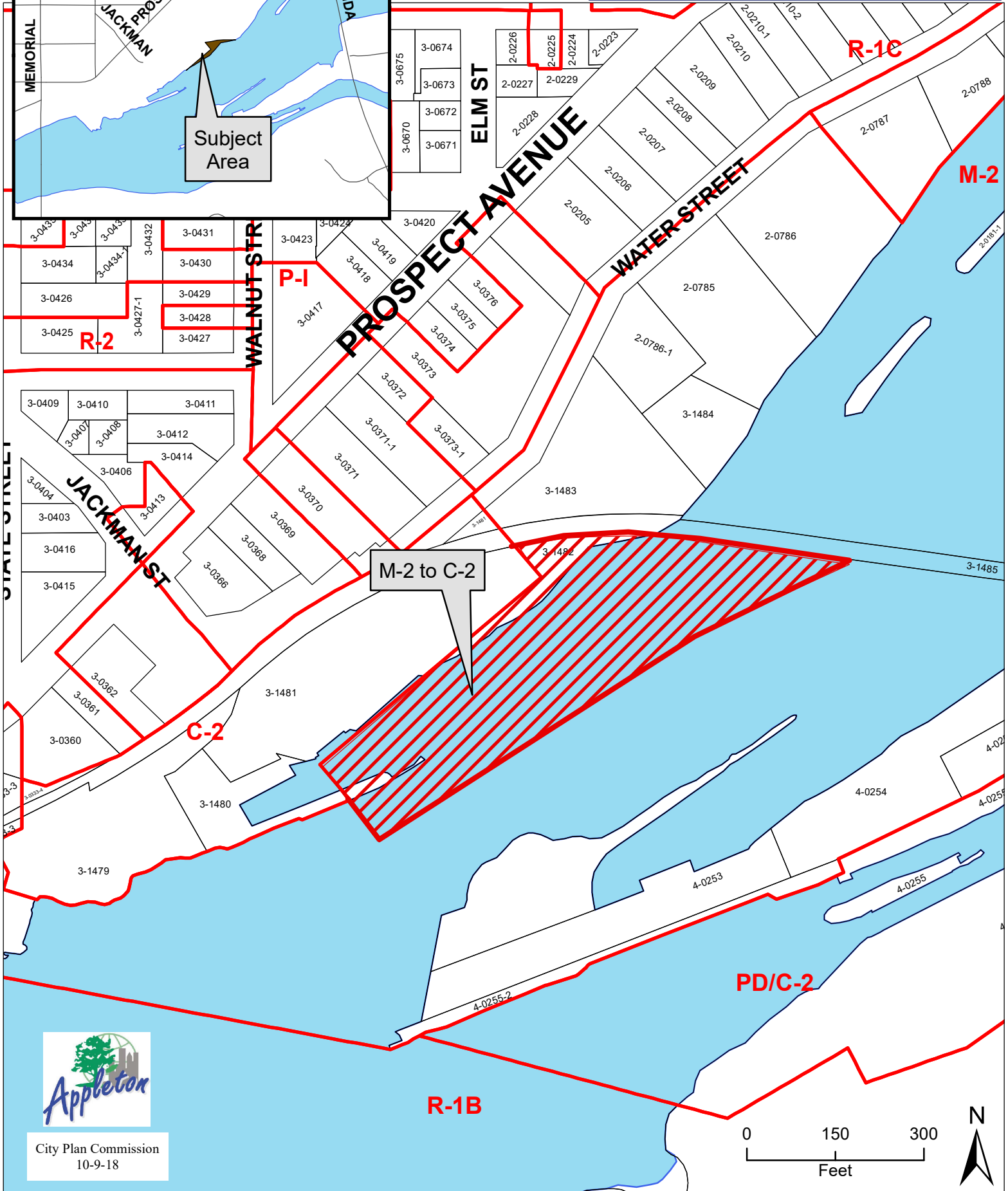
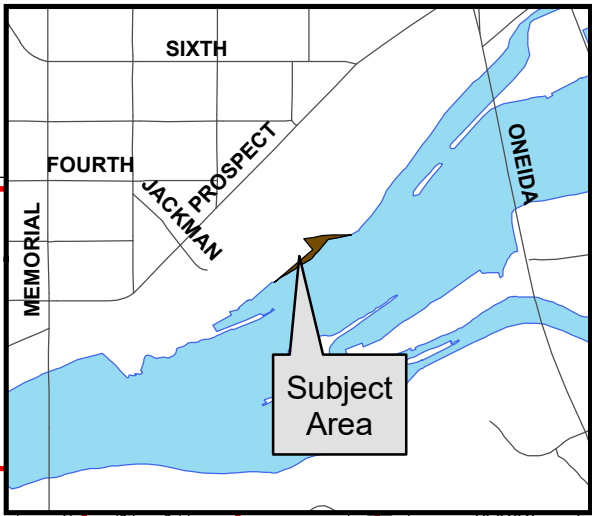
COMMUNITY & ECONOMIC DEVELOPMENT
CITY HALL - 100 NORTH APPLETON STREET
APPLETON, WISCONSIN 54911-4799
920-832-6468

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

Rezoning 425 W Water Street
M-2 General Industrial District
to C-2 General Commercial District
Zoning Map



Rezoning 425 W Water Street
M-2 General Industrial District
to C-2 General Commercial District



REZONING REFERENCE MAP

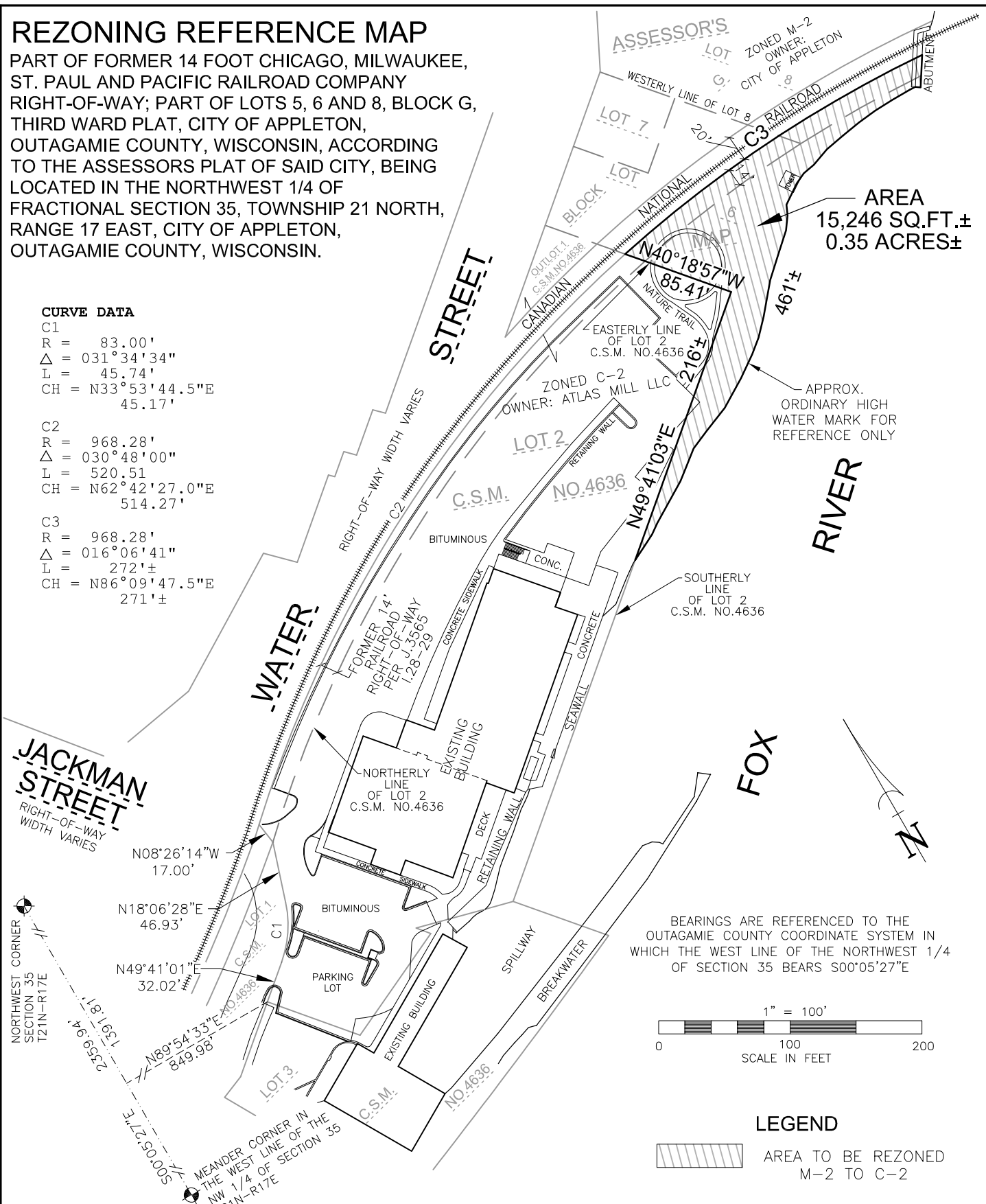
PART OF FORMER 14 FOOT CHICAGO, MILWAUKEE, ST. PAUL AND PACIFIC RAILROAD COMPANY RIGHT-OF-WAY; PART OF LOTS 5, 6 AND 8, BLOCK G, THIRD WARD PLAT, CITY OF APPLETON, OUTAGAMIE COUNTY, WISCONSIN, ACCORDING TO THE ASSESSORS PLAT OF SAID CITY, BEING LOCATED IN THE NORTHWEST 1/4 OF FRACTIONAL SECTION 35, TOWNSHIP 21 NORTH, RANGE 17 EAST, CITY OF APPLETON, OUTAGAMIE COUNTY, WISCONSIN.

CURVE DATA

C1
 R = 83.00'
 $\Delta = 031^{\circ}34'34''$
 L = 45.74'
 CH = $N33^{\circ}53'44.5''E$
 45.17'

C2
 R = 968.28'
 $\Delta = 030^{\circ}48'00''$
 L = 520.51'
 CH = $N62^{\circ}42'27.0''E$
 514.27'

C3
 R = 968.28'
 $\Delta = 016^{\circ}06'41''$
 L = 272'±
 CH = $N86^{\circ}09'47.5''E$
 271'±

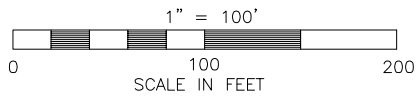


AREA
 15,246 SQ.FT.±
 0.35 ACRES±

APPROX.
 ORDINARY HIGH
 WATER MARK FOR
 REFERENCE ONLY

SOUTHERLY
 LINE
 OF LOT 2
 C.S.M. NO.4636

BEARINGS ARE REFERENCED TO THE
 OUTAGAMIE COUNTY COORDINATE SYSTEM IN
 WHICH THE WEST LINE OF THE NORTHWEST 1/4
 OF SECTION 35 BEARS $S00^{\circ}05'27''E$



LEGEND

 AREA TO BE REZONED
 M-2 TO C-2

Martenson & Eisele, Inc.
 1377 Midway Road
 Menasha, WI 54952
 www.martenson-eisele.com
 info@martenson-eisele.com
 920.731.0381 1.800.236.0381

Planning
 Environmental
 Surveying
 Engineering
 Architecture

PROJECT NO. 1-1067-001
 FILE 1-1067-001rezone.dwg
 THIS INSTRUMENT WAS DRAFTED BY: A.Sedlar