

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, March 26, 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 purpose of considering the following proposed Special Use Permit:

- Pursuant to Sections 23-66 and 23-114 of the Appleton Municipal Code, to consider a request by Oshkosh Investment LLC and Lofgren Properties 6 LLC, owner/applicant, to obtain a Special Use Permit for a standalone parking lot located at 131 North Appleton Street (Tax Id #31-2-0253-00). In the CBD Central Business District, a Special Use Permit is required for a standalone parking lot.

- ALDERMANIC DISTRICT: 1 – Alderperson William Siebers

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.

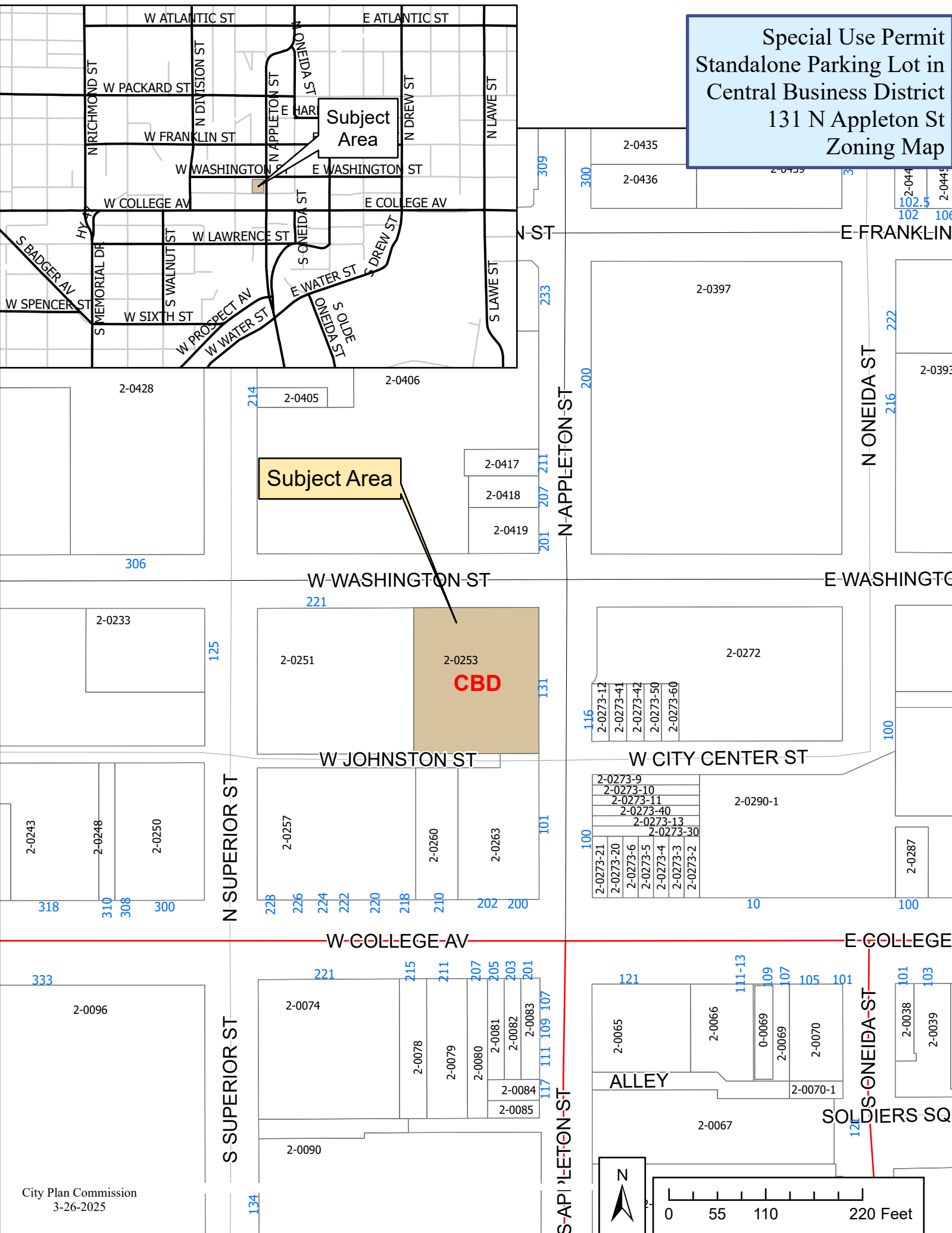
Any questions regarding this matter should be directed to Colin Kafka, Principal Planner, in the Community Development Department at 920-832-6476 or by email at colin.kafka@appletonwi.gov.

CITY PLAN COMMISSION

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

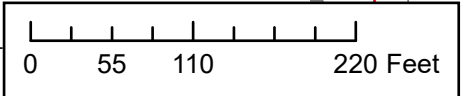
Reasonable accommodations for persons with disabilities will be made upon request and if feasible.

Special Use Permit
Standalone Parking Lot in
Central Business District
131 N Appleton St
Zoning Map



Subject Area

CBD



Special Use Permit
2-0 Standalone Parking Lot in Central Business District
131 N Appleton St
Aerial Map



W WASHINGTON ST

Subject Area

2-0253

W JOHNSTON ST

N APPLETON ST

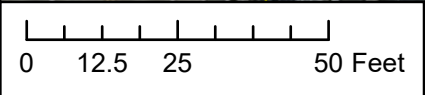
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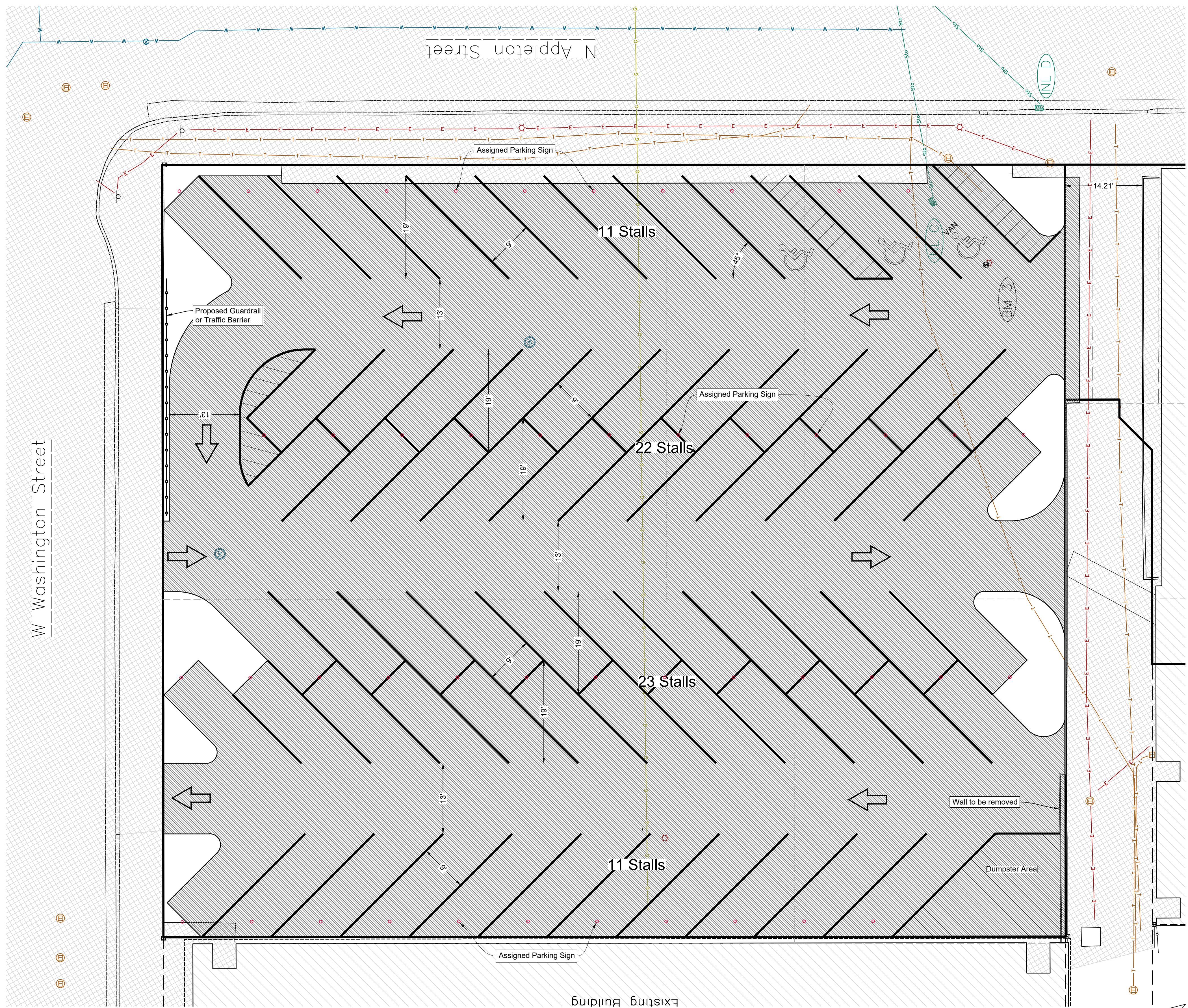
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W CITY CENTER ST



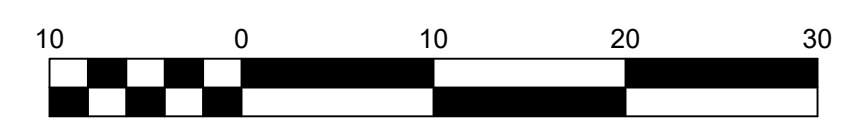


LEGEND

	Sanitary Sewer (Pipe Size)		Sanitary MH / Tank / Base
	Storm Sewer (Pipe Size)		Storm Manhole Inlet
	Underground Electric		Water MH / Well
	Underground Gas Line		Utility Valve
	Underground Telephone		Utility Meter
	Water Main (Pipe Size)		Light Pole / Signal
	Fence - Steel		Telephone Manhole
	Index Contour - Existing		+799.9 Ex Spot Elevation
	Intermediate Contour - Existing		
	Proposed Building		Sign
	Proposed Asphalt		Post / Guard Post
	Proposed Concrete		Coniferous Tree
	Proposed Gravel		Benchmark
			Asphalt Pavement
			Concrete Pavement
			Gravel

SITE INFORMATION:

Parcel #:	312025300
Site Areas	
Parcel Area:	23,668 SF (0.54 Acres)
Proposed Pavement Area:	22,354 SF (94.45%)
Total Proposed Impervious:	22,354 SF (94.45%)
Total Proposed Greenspace:	1,314 SF (5.55%)
PARKING CALCULATIONS	
Parking Stalls Proposed	67
PROPERTY OWNER:	
Baehr, Inc.	
David Baehr	
202 W Main Street	
Sun Prairie, WI 53590	
Telephone: (608) 834-2613	
Email: david@baehrin.com	



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DAVEL ENGINEERING & ENVIRONMENTAL, INC.
Civil Engineers and Land Surveyors
1164 Province Terrace, Menasha, WI 54952
Ph: 920-991-1866 Fax: 920-441-0804
www.davel.pro

SITE PLAN

131 N Appleton Street
City of Appleton, Outagamie County, WI
For: Baehr, Inc.

PRELIMINARY	Date: 02/24/2025
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	Author: MDB
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