

## NOTICE OF INFORMAL PUBLIC HEARING

### OF THE

### APPLETON CITY PLAN COMMISSION

The City of Appleton Plan Commission will conduct an Informal Public Hearing on Wednesday, May 12, 2021, 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:**

Generally located south of Lawrence Street, west of Durkee Street, north of Water Street, and east of Morrison Street consisting of 15 parcels (Tax Id #31-2-0159-00, #31-2-0160-00, #31-2-0161-00, #31-2-0163-00, #31-2-0164-00, #31-2-0165-00, #31-2-0166-00, #31-2-0167-00, #31-2-0168-00, #31-2-0169-00, #31-2-0170-00, #31-2-0171-00, #31-2-0172-00, #31-2-0173-00, and #31-2-0174-00).

**Rezoning Request:** A rezoning request has been initiated by the owner, U.S. Venture Inc., in the matter of amending Chapter Twenty-three (Zoning Ordinance) of the Municipal Code of the City of Appleton for the above-described real estate, which is currently zoned R-1B Single-Family District, R-3 Multi-Family District, and P-I Public Institutional District. The owner proposes to rezone the property to CBD Central Business District (see attached map). The CBD District is intended to provide a centrally located and readily accessible area that offers a wide variety of retail, service, financial, entertainment, governmental, and residential uses. A broad range of uses is permitted to reflect downtown's role as a commercial, cultural and government center. Development is intended to be intense with maximum lot coverage, increased building scale and height density and buildings placed close together. Development is intended to be pedestrian-oriented with a strong emphasis on a safe and attractive streetscape.

**Purpose of the Request:** The owner proposes to establish zoning that is uniform for all 15 subject lots and allows for future development.

**ALDERMANIC DISTRICT:** 4 – Alderperson Joe Martin

You are being notified as a policy of the City of Appleton Community and Economic Development Department. This notification invites you to express your views or concerns regarding the above-described request. The Plan Commission meeting is open to the public; however, considering the COVID-19 Health Emergency, you are strongly encouraged to consider sharing any feedback with Plan Commission members via written letter, email or phone call instead of appearing in person. Please contact David Kress, Principal Planner, in the Community and Economic Development Department at 920-832-6428 or by email at [david.kress@appleton.org](mailto:david.kress@appleton.org).

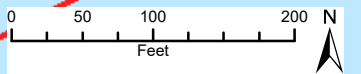
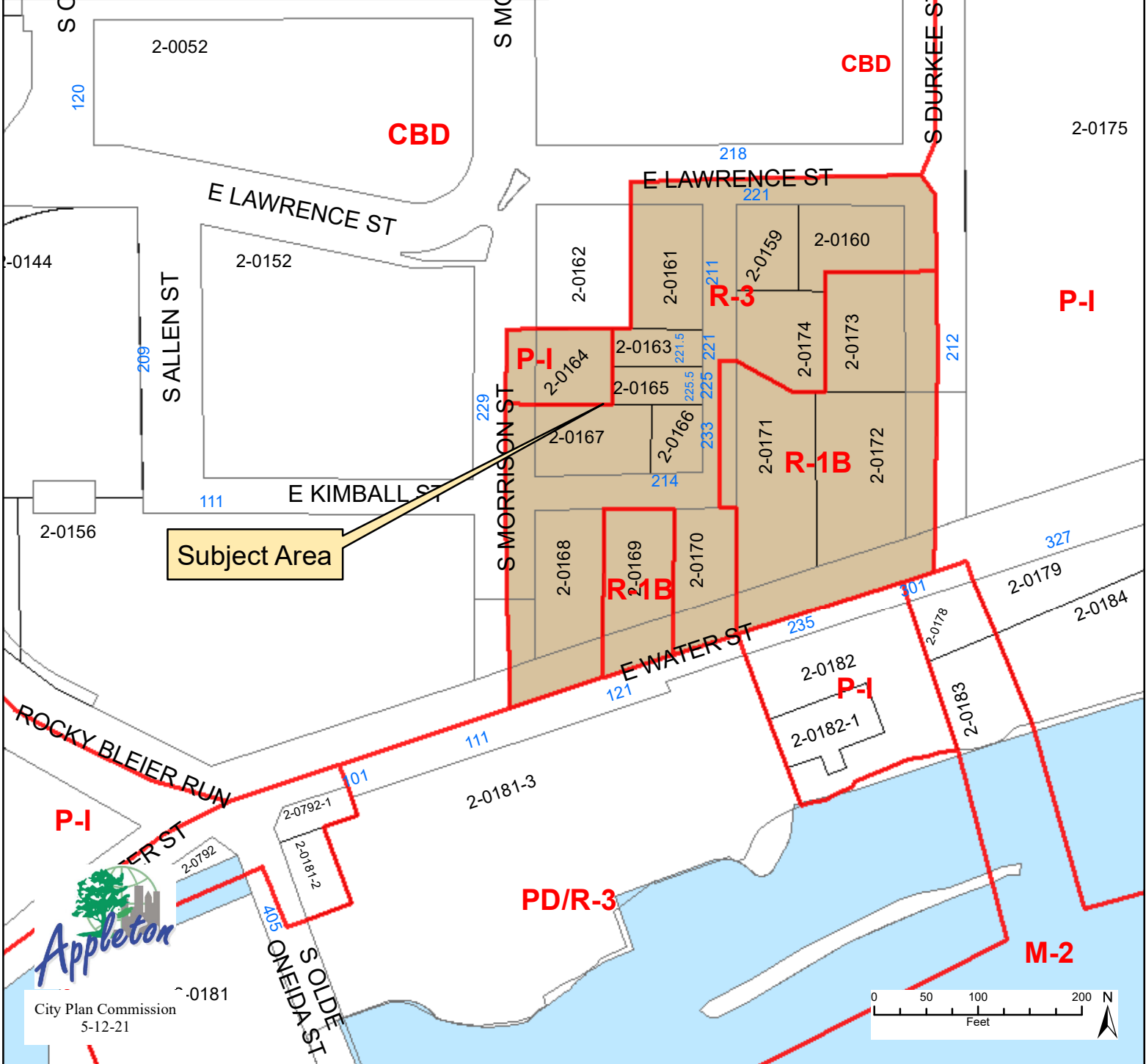
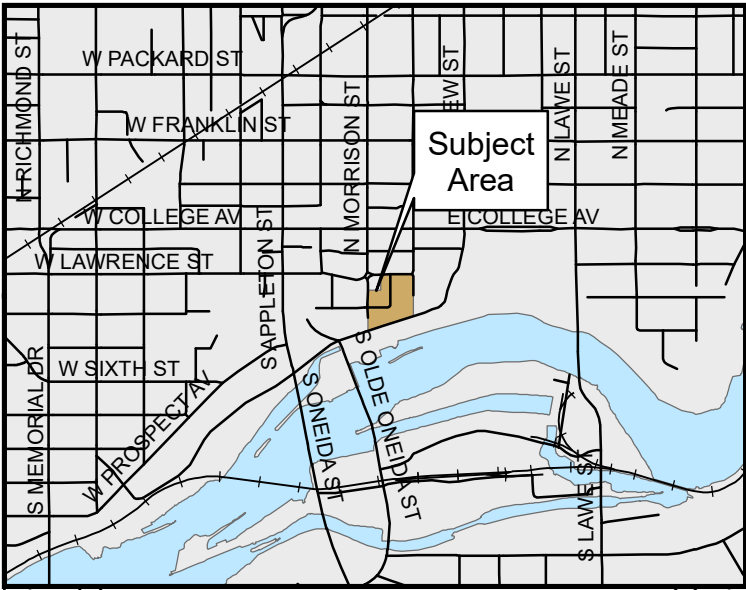
Alternatively, you can also contact the Mayor's Office at [mayor@appleton.org](mailto:mayor@appleton.org) and your comments will be forwarded to the Plan Commission. The City Plan Commission makes a recommendation to the Common Council who makes the final decision on the matter.

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.*

South Oak Street & East Kimball Street  
Rezoning  
R-1B Single-Family District,  
R-3 Multi-Family District, and  
P-I Public Institutional District to  
CBD Central Business District  
Zoning Map





South Oak Street & East Kimball Street  
Rezoning  
R-1B Single-Family District,  
R-3 Multi-Family District, and  
P-I Public Institutional District to  
CBD Central Business District  
Aerial Map



City Plan Commission  
5-12-2021

