



## REPORT TO CITY PLAN COMMISSION

**Plan Commission Public Meeting Date:** November 11, 2013

**Common Council Meeting Date:** November 20, 2013

**Item:** Dedication of Public-Right-of-Way, E. South River Street

**Case Manager:** Brad Schmidt, AICP 

### GENERAL INFORMATION

---

**Owner/Applicant:** City of Appleton, Owner  
Thomas Kromm, Applicant

**Location:** Generally located east of the intersection of E. South River Street and Madison Street on the north side of E. South River Street

**Petitioner's Request:** Dedicate land to the public to "provide the necessary area to maintain and improve an existing retaining wall that runs along the north side of E. South River Street".

### BACKGROUND

---

The City swapped land with the property owner at 306 E. South River Street where the City acquired approximately 300 square feet of land parallel and adjacent to the E. South River Street right-of-way and the property owner acquired approximately 400 square feet of city-owned land directly west of the property owner's parcel. A lot line adjustment was reviewed and approved in June 2013.

### STAFF ANALYSIS

---

**Public Right-of-Way Dedication:** The proposed area of public right-of-way along E. South River Street is 306 square feet (approximately 5 feet wide by 62 feet long).

**Street Classification:** The City's Arterial Plan identifies this portion of E. South River Street as a collector street.

**Surrounding zoning and land uses:**

North: R-1B – Single-Family Residence  
South: R-2 – Two-Family Residence  
East: R-1B – Single-Family Residence  
West: R-1B – Undeveloped City land

**2010-2030 Comprehensive Plan:** The City of Appleton 2010-2030 Comprehensive Plan identifies this area for future Residential uses. The proposed public land dedication is consistent with the following goal of the 2010-2030 Comprehensive Plan:

- **Goal 4 – Transportation** (Chapter 6)

Appleton will support a comprehensive transportation network that provides viable options for pedestrian, bicycle, highway, rail, and air transportation, both locally and within the region.

**Technical Review Group Report (TRG):** This item was discussed at the October 29, 2013 Technical Review Group meeting. No negative comments were received from participating departments.

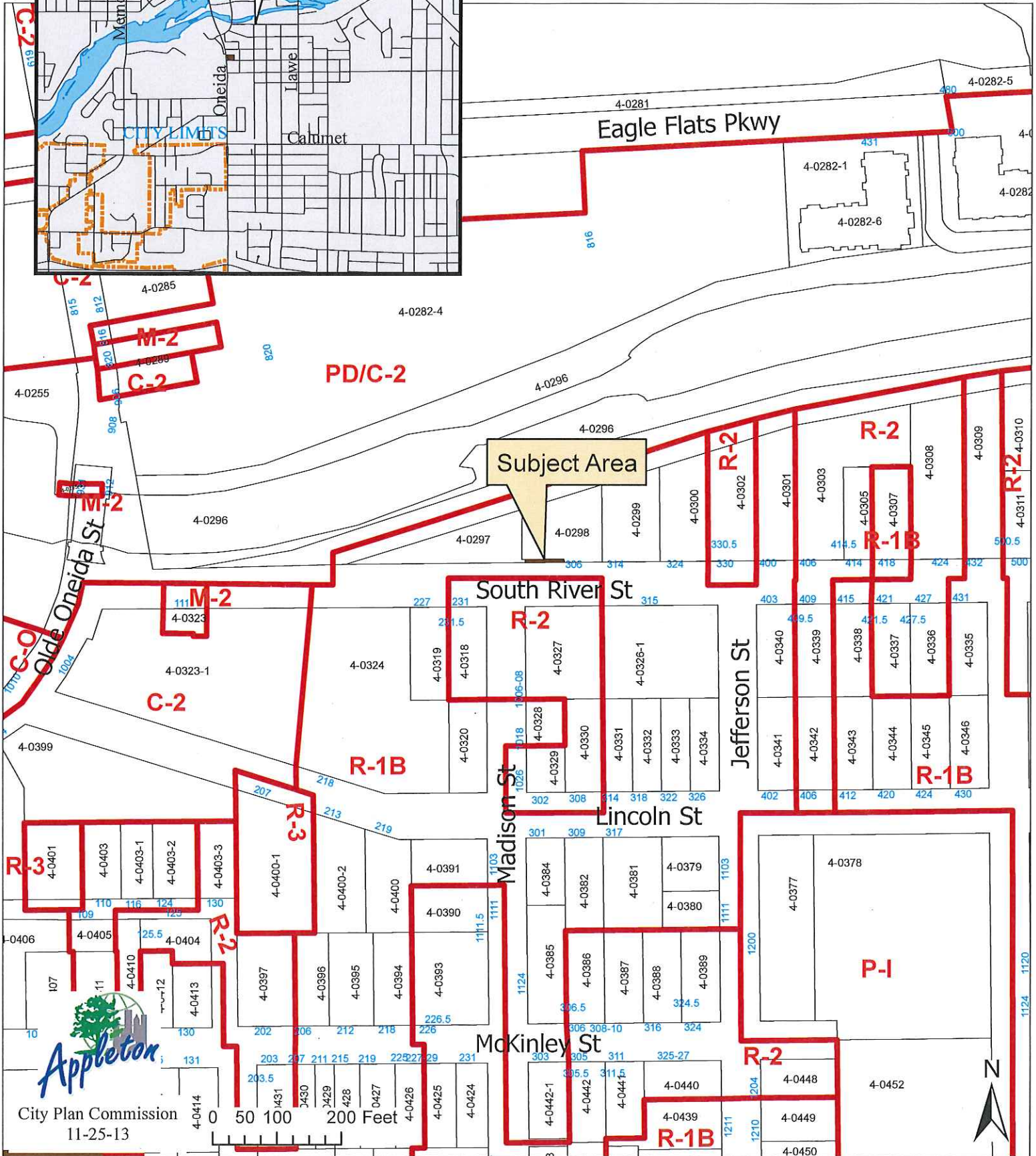
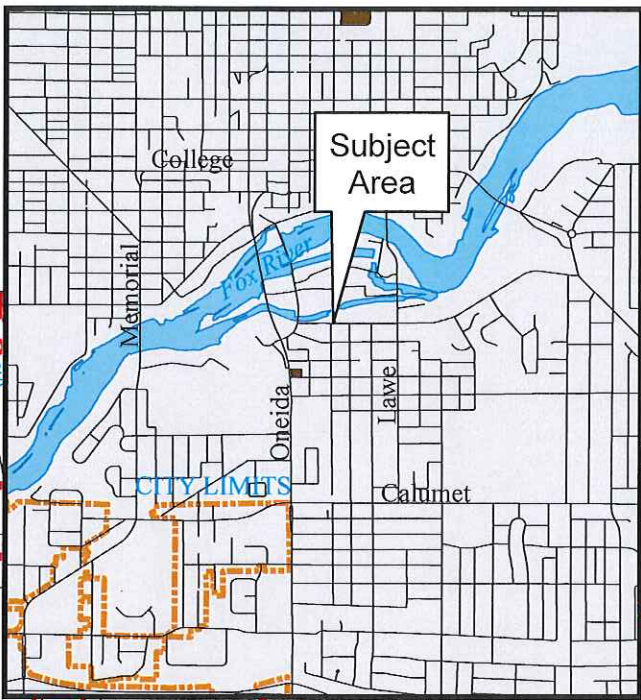
**RECOMMENDATION**

---

Staff recommends the dedication of public right-of-way along E. South River Street of 305 square feet as shown on the attached map, **BE APPROVED.**

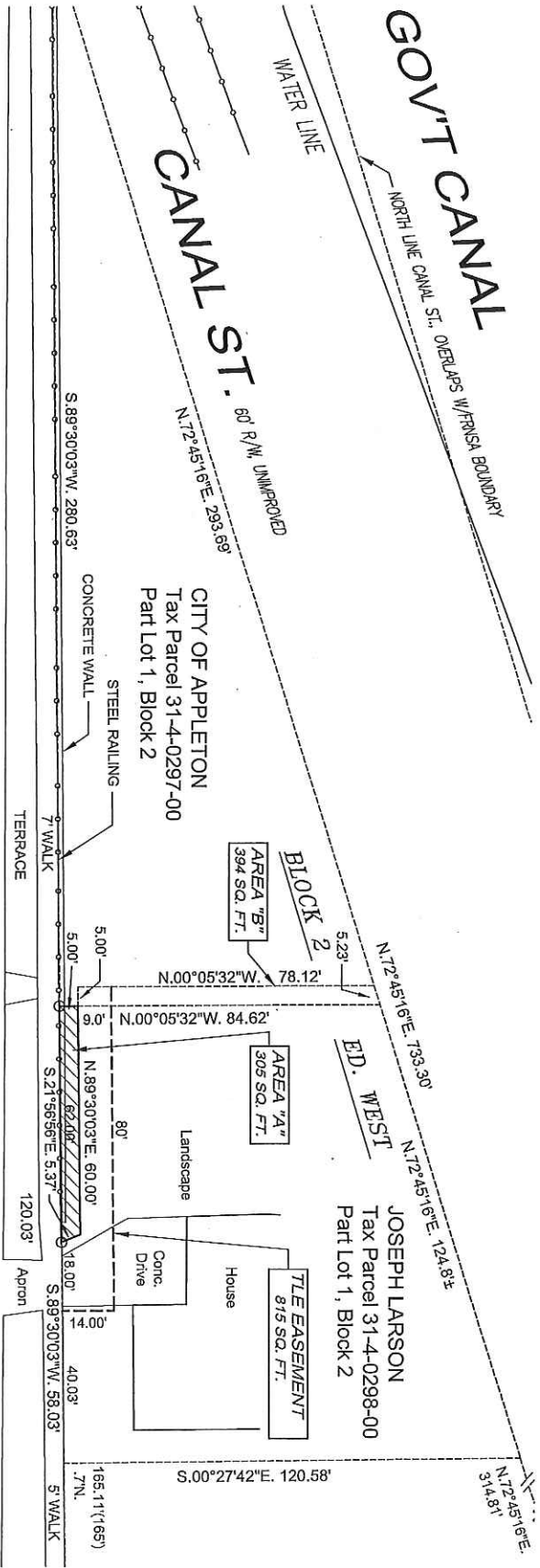


# East South River Street Public Right-of-Way Dedication Zoning Map



LOT 1, BLOCK 2, EDWARD WESTS PLAT, IN THE 4TH WARD, ACCORDING TO THE RECORDED ASSESSOR'S PLAT OF THE CITY OF APPLETON, LOCATED IN THE NE 1/4 OF SECTION 35, T.21N., R.17E., CITY OF APPLETON, OUTAGAMIE COUNTY, WISCONSIN.

**EXHIBIT "A"**



SCALE IN FEET



BEARINGS ARE REFERENCED TO THE WISCONSIN COUNTY COORDINATE SYSTEM, OUTAGAMIE COUNTY

**CITY OF APPLETON**  
 DEPT. OF PUBLIC WORKS  
 ENGINEERING DIVISION  
 100 NORTH APPLETON STREET  
 APPLETON, WISCONSIN, DWN, BY:TMK  
 H:\Acad\Bases\Reforming\W\11306\_SouthRiver\_04232013



- LEGEND**
- = 3/4" Iron Rebar, 24" Long, Weighing 1.5 lbs./ft. Set
  - ⊙ = Chisel Mark Set
  - ▲ = 1.5" O.D. Iron Pipe Found
  - × = 3/4" Iron Rebar Found
  - × = 1/2" Rod Found
  - ( ) = Measurements of Record
  - = Government Corner
  - = Capped "Assessment Corner" Iron Pd
  - = Railroad Spike Set
  - = Historic Parcel Line
  - = Existing Fence

**MADISON STREET**  
 60'

**SOUTH RIVER ST.**  
 70' R/W

$N.00^{\circ}05'32''W. 292.13'(290)$

120



City Plan Commission  
 11-25-13

**East South River Street  
 Public Right-of-Way Dedication**