



# City of Appleton

100 North Appleton Street  
Appleton, WI 54911-4799  
www.appleton.org

## Meeting Minutes - Final City Plan Commission

*Any questions about items on this meeting are to be directed  
to the Community and Economic Development Department,  
920-832-6468.*

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Tuesday, February 12, 2019

4:00 PM

Council Chambers, 6th Floor

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1. Call meeting to order

**Meeting called to order at 4:02 p.m.**

2. Roll call of membership

**Present:** 5 - Mayor Hanna, Buetow, Uslabar, Rabec and Lobner

**Excused:** 1 - Palm

*Others present:*

*Gordon R. Hale, 2319 E. Glenhurst Lane*

*Jason Mroz, 2425 E. Glenhurst Lane*

*Henry Chou, Doctors Properties, LLC*

*Judy Chou, Doctors Properties, LLC*

3. Approval of minutes from previous meeting

[19-0155](#)

City Plan Minutes from 1-22-19

**Attachments:** [City Plan Minutes 1-22-19.pdf](#)

**Buetow moved, seconded by Lobner, that the Minutes be approved. Roll Call.**

**Motion carried by the following vote:**

**Aye:** 5 - Mayor Hanna, Buetow, Uslabar, Rabec and Lobner

**Excused:** 1 - Palm

4. **Public Hearings/Appearances**

[19-0156](#)

The street discontinuance to vacate a portion of East Pacific Street public right-of-way located east of North Owaisa Street (Associated with Action Item #19-0157)

**Attachments:** [InformalPublicHearingNotice\\_PacificStreetVacation.pdf](#)

**This public hearing was opened and closed, and no one spoke on the item.**

[19-0158](#)

Rezoning #1-19 for the Spartan Drive at Meade Street Annexation, formerly part of Town of Grand Chute, located on North Meade Street, between E. Edgewood Drive and E. Broadway Drive (Tax Id #31-6-6100-60, formerly part of Grand Chute Tax Id #101006800 and part of #101006802), including to the centerline of the adjacent Meade Street right-of-way, as shown on the attached maps, from Temporary AG Agricultural District to P-I Public Institutional District (Associated with Action Item #19-0159)

**Attachments:** [InformalPublicHearingNotice\\_SpartanDrMeadeSt\\_Rezoning.pdf](#)

**This public hearing was opened and closed, and no one spoke on the item.**

[19-0161](#)

Rezoning #2-19 for the Lucht (E. Broadway Drive) Annexation, formerly part of Town of Grand Chute, located on East Broadway Drive, north of Plamann Park, between N. Meade Street and N. Ballard Road (Tax Id #31-1-9313-00, formerly Grand Chute Tax Id #101001800), including to the centerline of the adjacent Broadway Drive right-of-way, as shown on the attached maps, from Temporary AG Agricultural District to R-1B Single-Family District (Associated with Action Item #19-0162)

**Attachments:** [InformalPublicHearingNotice\\_LuchtAnnex\\_Rezoning.pdf](#)

**This public hearing was opened and closed, and no one spoke on the item.**

[19-0165](#)

Rezoning #4-19 for the subject parcels located on South Lawe Street and East Newberry Street (Tax Id #31-4-0296-01, #31-4-0296-02, #31-4-0296-03, and #31-4-0296-04), including to the centerline of the adjacent railroad line and canal, the adjacent one-half (1/2) right-of-way of South Lawe Street, and all of the adjacent East Newberry Street right-of-way, as shown on the attached maps, from PD/C-2 Planned Development General Commercial District #9-10, M-2 General Industrial District, R-2 Two-Family District, R-1B Single-Family District, and P-I Public Institutional District to CBD Central Business District (Associated with Action Item #19-0166)

**Attachments:** [InformalPublicHearingNotice\\_FRNSAVisitorsCenter\\_Rezoning.pdf](#)

**This public hearing was opened and closed, and no one spoke on the item.**

## 5. Action Items

[19-0157](#)

Request to approve the street discontinuance to vacate a portion of East Pacific Street public right-of-way located east of North Owaissa Street and adopt the Initial Resolution and exhibit map

**Attachments:** [StaffReport\\_PacificSt\\_StreetVacation\\_For2-12-19.pdf](#)

**Uslabar moved, seconded by Rabec, that the Report Action Item be recommended for approval. Roll Call. Motion carried by the following vote:**

**Aye:** 5 - Mayor Hanna, Buetow, Uslabar, Rabec and Lobner

**Excused:** 1 - Palm

## 6. Information Items

[19-0159](#)

Request to approve Rezoning #1-19 for the Spartan Drive at Meade Street Annexation, formerly part of Town of Grand Chute, located on North Meade Street, between E. Edgewood Drive and E. Broadway Drive (Tax Id #31-6-6100-60, formerly part of Grand Chute Tax Id #101006800 and part of #101006802), including to the centerline of the adjacent Meade Street right-of-way, as shown on the attached maps, from Temporary AG Agricultural District to P-I Public Institutional District

**Attachments:** [StaffReport\\_SpartanDrMeadeSt\\_Rezoning\\_For02-12-19.pdf](#)

*Proceeds to Council on March 6, 2019.*

**Uslabar moved, seconded by Lobner, that the Report Action Item be recommended for approval. Roll Call. Motion carried by the following vote:**

**Aye:** 5 - Mayor Hanna, Buetow, Uslabar, Rabec and Lobner

**Excused:** 1 - Palm

[19-0162](#)

Request to approve Rezoning #2-19 for the Lucht (E. Broadway Drive) Annexation, formerly part of Town of Grand Chute, located on East Broadway Drive, north of Plamann Park, between N. Meade Street and N. Ballard Road (Tax Id #31-1-9313-00, formerly Grand Chute Tax Id #101001800), including to the centerline of the adjacent Broadway Drive right-of-way, as shown on the attached maps, from Temporary AG Agricultural District to R-1B Single-Family District

**Attachments:** [StaffReport\\_LuchtAnnex\\_Rezoning\\_For02-12-19.pdf](#)

*Proceeds to Council on March 6, 2019.*

**Rabec moved, seconded by Buetow, that the Report Action Item be recommended for approval. Roll Call. Motion carried by the following vote:**

**Aye:** 5 - Mayor Hanna, Buetow, Uslabar, Rabec and Lobner

**Excused:** 1 - Palm

[19-0163](#)

Rezoning #3-19 for the subject parcels located on East Glenhurst Lane (Tax Id #31-1-6501-03 and #31-1-6501-04, Lots 3 and 4 of the Apple Creek Center plat), including all of the adjacent one-half (1/2) right-of-way of East Glenhurst Lane and North Lightning Drive, as shown on the attached maps, from C-O Commercial Office District to R-3 Multi-Family District (Associated with Action Item #19-0164)

**Attachments:** [InformalPublicHearingNotice\\_GlenhurstLane\\_Rezoning.pdf](#)

*This public hearing was opened and held open until the February 26, 2019 City Plan Commission meeting. Two (2) people spoke on the item.*

**Lobner moved, seconded by Rabec, that the Public Hearing be held open. Roll Call. Motion carried by the following vote:**

**Aye:** 5 - Mayor Hanna, Buetow, Uslabar, Rabec and Lobner

**Excused:** 1 - Palm

[19-0164](#)

Request to approve Rezoning #3-19 for the subject parcels located on East Glenhurst Lane (Tax Id #31-1-6501-03 and #31-1-6501-04, Lots 3 and 4 of the Apple Creek Center plat), including all of the adjacent one-half (1/2) right-of-way of East Glenhurst Lane and North Lightning Drive, as shown on the attached maps, from C-O Commercial Office District to R-3 Multi-Family District

**Attachments:** [StaffReport\\_GlenhurstLane\\_Rezoning\\_For02-12-19.pdf](#)

*This item was held until the February 26, 2019 City Plan Commission meeting. Additional emails received commenting on this item have been attached to the end of the staff report.*

**Lobner moved, seconded by Rabec, that the Report Action Item be held. Roll Call. Motion carried by the following vote:**

**Aye:** 5 - Mayor Hanna, Buetow, Uslabar, Rabec and Lobner

**Excused:** 1 - Palm

[19-0166](#)

Request to approve Rezoning #4-19 for the subject parcels located on South Lawe Street and East Newberry Street (Tax Id #31-4-0296-01, #31-4-0296-02, #31-4-0296-03, and #31-4-0296-04), including to the centerline of the adjacent railroad line and canal, the adjacent one-half (1/2) right-of-way of South Lawe Street, and all of the adjacent East Newberry Street right-of-way, as shown on the attached maps, from PD/C-2 Planned Development General Commercial District #9-10, M-2 General Industrial District, R-2 Two-Family District, R-1B Single-Family District, and P-I Public Institutional District to CBD Central Business District

**Attachments:** [StaffReport\\_FRNSAVisitorsCenter\\_Rezoning\\_For02-12-19.pdf](#)

*Proceeds to Council on March 6, 2019.*

**Uslabar moved, seconded by Rabec, that the Report Action Item be recommended for approval. Roll Call. Motion carried by the following vote:**

**Aye:** 5 - Mayor Hanna, Buetow, Uslabar, Rabec and Lobner

**Excused:** 1 - Palm

## 7. Adjournment

**Lobner moved, seconded by Uslabar, that the meeting be adjourned at 4:24 p.m. Roll Call. Motion carried by the following vote:**

**Aye:** 5 - Mayor Hanna, Buetow, Uslabar, Rabec and Lobner

**Excused:** 1 - Palm