



# City of Appleton

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

## Meeting Agenda - 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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Wednesday, June 9, 2021

3:30 PM

Council Chambers, 6th Floor

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1. Call meeting to order
2. Roll call of membership
3. Approval of minutes from previous meeting  
[21-0762](#) City Plan Minutes from 5-26-21

**Attachments:** [City Plan Minutes 5-26-21.pdf](#)

#### 4. Public Hearings/Apearances

- [21-0763](#) Comprehensive Plan 2010-2030 Future Land Use Map Amendment #1-21 for the subject parcel generally located along North Alvin Street, south of West Evergreen Drive and north of Interstate 41 (Tax Id #31-6-4500-01), from future Public/Institutional land use designation to Commercial land use designation as shown on the attached map and approve the attached Resolution (Associated with Action Item #21-0764)

**Attachments:** [ClassIIPublicHearingNoticeNewspaper CommercialHorizonsNALvinSt CompPl](#)  
[InformalPublicHearingNotice CommercialHorizonsNALvinSt CompPlan+Rezoni](#)

- [21-0765](#) Rezoning #5-21 for the subject parcel generally located along North Alvin Street, south of West Evergreen Drive and north of Interstate 41 (Tax Id #31-6-4500-01), including the adjacent one-half (1/2) right-of-way of North Alvin Street and Interstate 41, as shown on the attached maps, from P-I Public Institutional District and AG Agricultural District to C-2 General Commercial District (Associated with Action Item #21-0766)

**Attachments:** [InformalPublicHearingNotice CommercialHorizonsNALvinSt CompPlan+Rezoni](#)

[21-0767](#) Proposed text amendments to Chapter 23 Zoning Ordinance of the Municipal Code to create Article III., Sec. 23-55 Accessory Dwelling Units (Attached and Detached) and Sec. 23-56 Junior Accessory Dwelling Units (JADU) and amend Sec. 23-43 Accessory uses, building and structures, Sec. 23-92 R-1A Single-Family District, Sec. 23-93 R-1B Single-Family District, Sec. 23-94 R-1C Central City Residential District, Sec. 23-95 R-2 Two-Family District, and Sec. 23-96 R-3 Multifamily District, as identified in the attached documents (Associated with Action Item #21-0768)

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

## 5. Action Items

[21-0764](#) Request to approve Comprehensive Plan 2010-2030 Future Land Use Map Amendment #1-21 for the subject parcel generally located along North Alvin Street, south of West Evergreen Drive and north of Interstate 41 (Tax Id #31-6-4500-01), from future Public/Institutional land use designation to Commercial land use designation as shown on the attached map and approve the attached Resolution

**Attachments:** [StaffReport\\_CommercialHorizonsNAlvinSt\\_CompPlan+Rezoning\\_For06-09-21.](#)

[21-0766](#) Request to approve Rezoning #5-21 for the subject parcel generally located along North Alvin Street, south of West Evergreen Drive and north of Interstate 41 (Tax Id #31-6-4500-01), including the adjacent one-half (1/2) right-of-way of North Alvin Street and Interstate 41, as shown on the attached maps, from P-I Public Institutional District and AG Agricultural District to C-2 General Commercial District

**Attachments:** [StaffReport\\_CommercialHorizonsNAlvinSt\\_CompPlan+Rezoning\\_For06-09-21.](#)

[21-0059](#) Resolution #1-R-21 Accessory Dwelling Units (Associated with Action Item #21-0768)

**Attachments:** [#1-R-21 Accessory Dwelling Units.pdf](#)

### **Legislative History**

1/20/21	Common Council	referred to the Community & Economic Development Committee
1/26/21	City Plan Commission	referred <i>Referred to Community &amp; Econ Dev Department for review and then report back to commission in approximately 6-8 weeks.</i>
1/27/21	Community & Economic Development Committee	presented <i>City Plan Commission referred to Community &amp; Economic Development Department staff for review and then report back to Commission in approximately 6-8 weeks.</i>

[21-0768](#)

Request to approve proposed text amendments to Chapter 23 Zoning Ordinance of the Municipal Code to create Article III., Sec. 23-55 Accessory Dwelling Units (Attached and Detached) and Sec. 23-56 Junior Accessory Dwelling Units (JADU) and amend Sec. 23-43 Accessory uses, building and structures, Sec. 23-92 R-1A Single-Family District, Sec. 23-93 R-1B Single-Family District, Sec. 23-94 R-1C Central City Residential District, Sec. 23-95 R-2 Two-Family District, and Sec. 23-96 R-3 Multifamily District, as identified in the attached documents (Associated with Action Item #21-0059)

**Attachments:** [StaffReport\\_TextAmendments\\_ADU\\_JADU\\_Ordinance\\_For06-09-21.pdf](#)  
[Accessory Dwelling Unit Matrix\\_June2021.pdf](#)  
[Section 23-55 & 56 Draft ADU and JADU Zoning Regs\\_Commentary.pdf](#)  
[Section 23-55 & 56 Draft ADU and JADU Zoning Regs\\_Cleanversion.pdf](#)

[21-0769](#)

Request to approve the dedication of land for public right-of-way for a portion of Lawrence Street, generally located east of the intersection of Oneida Street and Lawrence Street (part of Tax Id #31-2-0052-00), as shown on the attached maps

**Attachments:** [StaffReport\\_LawrenceEastOfOneida\\_StreetDedication\\_For06-09-21.pdf](#)

**6. Information Items****7. Adjournment**

*Notice is hereby given that a quorum of the Common Council may be present during this meeting, although no Council action will be taken.*

*Reasonable Accommodations for Persons with Disabilities will be made upon Request and if Feasible.*