

Housing Affordability Report, 2024

City of Appleton

January 14, 2026



DEPARTMENT OF
**COMMUNITY
DEVELOPMENT**

Prepared by the
City of Appleton
Community Development Department

ABSTRACT

TITLE: City of Appleton Housing Affordability Report, 2024

CONTACT: Colin Kafka, Principal Planner

AUTHORS: Colin Kafka, Principal Planner
Jessica Schneider, GIS Specialist

SUBJECT: Housing Affordability

DATE: January 14, 2026

SOURCE OF COPIES: City of Appleton
Community Development Department
100 N. Appleton Street
Appleton, WI 54911
(920) 832-6468
www.appletonwi.gov

In 2018, the Wisconsin State Legislature approved new legislation which requires communities of 10,000 population or more to provide an annual report related to housing in an effort to shed light and foster potential change on affordable housing issues across the state. Specifically, reference Wis. Stats. 66.10013 (Housing affordability report).

TABLE OF CONTENTS

EXECUTIVE SUMMARY	1
HOUSING AFFORDABILITY REPORT REQUIREMENTS.....	1
HOUSING AFFORDABILITY DATA & RESPONSES	2
Undeveloped Parcels Zoned for Residential Development.....	3
Undeveloped Parcels with Available Public Facilities/Services.....	3
Plans & Regulations.....	4
Financial Impact of Plans & Regulations	8
MODIFICATION OF CONSTRUCTION & DEVELOPMENT REGULATIONS	8
Housing Demand	9
Housing Cost Burden.....	9
Reductions in Time and Cost	11

APPENDICES

APPENDIX A: PARCEL ANALYSIS MAPS & TABLES.....	A-1
APPENDIX B: FUTURE LAND USE	B-1
APPENDIX C: BUILDING PERMIT DATA FOR NEW DWELLING UNITS.....	C-1



HOUSING AFFORDABILITY REPORT

HOUSING AFFORDABILITY REPORT

EXECUTIVE SUMMARY

In 2018, the Wisconsin State Legislature approved new legislation which requires villages and cities of 10,000 population or more to provide two separate annual reports related to housing affordability and housing fees in an effort to shed light and foster potential change on affordable housing issues across the state. The City of Appleton, along with eleven other communities in the region, elected to contract with the East Central Wisconsin Regional Planning Commission (ECWRPC) to prepare the initial version of these reports. As such, a Housing Report Advisory Team was created so that input and feedback from all communities could be considered as the initial reports were prepared. Subsequent updates were completed by City staff. Specifically, this document meets the requirements for Wis. Stats. 66.10013 (Housing Affordability Report).

HOUSING AFFORDABILITY REPORT REQUIREMENTS

Requirements of this report include the following elements (note: the sections and subsections in this report refer to specific sections and subsections in Wis Stats. 66.10013):

- (1)** In this section, “municipality” means a city or village with a population of 10,000 or more.
- (2)** Not later than January 1, 2020, a municipality shall prepare a report of the municipality's implementation of the housing element of the municipality's comprehensive plan under s. 66.1001. The municipality shall update the report annually, not later than January 31. The report shall contain all of the following:
 - a.** The number of subdivision plats, certified survey maps, condominium plats, and building permit applications approved in the prior year.
 - b.** The total number of new residential dwelling units proposed in all subdivision plats, certified survey maps, condominium plats, and building permit applications that were approved by the municipality in the prior year.
 - c.** A list and map of undeveloped parcels in the municipality that are zoned for residential development.
 - d.** A list of all undeveloped parcels in the municipality that are suitable for, but not zoned for, residential development, including vacant sites and sites that have potential for redevelopment, and a description of the zoning requirements and availability of public facilities and services for each property.

- e. An analysis of the municipality's residential development regulations, such as land use controls, site improvement requirements, fees and land dedication requirements, and permit procedures. The analysis shall calculate the financial impact that each regulation has on the cost of each new subdivision. The analysis shall identify ways in which the municipality can modify its construction and development regulations, lot sizes, approval processes, and related fees to do each of the following:
 - (1) Meet existing and forecasted housing demand, and;
 - (2) Reduce the time and cost necessary to approve and develop a new residential subdivision in the municipality by 20 percent.

HOUSING AFFORDABILITY DATA AND RESPONSES

Part 2A: The number of subdivision plats, certified survey maps, condominium plats, and building permit applications approved in the prior year (2024) for the City of Appleton is illustrated in Table 1. One subdivision plat, nine Certified Survey Maps (CSM) and five condominium plats were recorded in 2024. The condominium plats resulted in six additional residential units. It should be noted that the City of Appleton does not approve condominium plats, and instead reviews copies of the plat and condominium declarations after they are recorded. 133 single-family building permits, one (1) two-family building permit, and twelve (12) multi-family building permits were issued in 2024. No mobile home building permits were issued. The number of building permits listed includes new projects only and does not include remodeling permits.

Table 1: City of Appleton Approved Plats, CSMs, and Building Permits, 2024

Subdivision Plats	Certified Survey Maps	Condominium Plats (Recorded)	Single Family Building Permits	2-Family Building Permits	Multi-family Building Permits	Mobile Home Building Permits
1	9	5	133	1	12	0

Building permit data associated with new dwelling units, including the property address, can be found in Appendix C.

Part 2B: The total number of new residential dwelling units proposed in all subdivision plats, certified survey maps, condominium plats, and building permit applications approved in the prior year (2024) is illustrated in Table 2. A total of 27 residential lots were included in the approved subdivision plat. In addition, six vacant residential lots were included within the Certified Survey Maps (CSM) approved in 2024. Approved CSMs may include lots zoned for two-family, multi-family, and mixed use or may include lots not zoned for residential use. Therefore, the number of approved CSMs is not directly equivalent to the number of residential units created through CSM approval. In addition, some CSMs may involve already developed parcels that may eventually yield new dwelling units through redevelopment. 133 single family units, two (2) two-

family units, and 181 multi-family units were developed in 2024, resulting in a total of 316 new residential units in the City of Appleton.

Table 2: City of Appleton New Residential Dwelling Units Proposed and Approved within Plats and CSMs, 2024

Proposed			Approved			
Residential Dwelling Units (Subdivision Plats)	Residential Dwelling Units (Certified Survey Map)	Residential Dwelling Units (Condominium Plats)	Single-Family Building Units	Two-Family Building Units	Multi-family Building Units	Mobile Home Building Units
27	6	6	133	2	181	0

Parts 2C/2D: A list and map of undeveloped parcels in the municipality that are zoned for residential development. A list of all undeveloped parcels in the municipality that are suitable for, but not zoned for, residential development, including vacant sites and sites that have potential for redevelopment, and a description of the zoning requirements and availability of public facilities and services for each property.

Maps and tables for the City of Appleton were developed using a variety of GIS data sources and are contained in Appendix A. The maps were developed using the following methodologies:

Map 1 – Undeveloped Parcels Zoned for Residential Development and Available Public Facilities/Services

1. Map 1 was created by using current tax parcel data (circa November 2025). A subset of vacant parcels was created by selecting all parcels identified as “vacant” in the Assessor’s Office property code system.
2. Current zoning districts for the City were overlaid on this subset of vacant parcels and additional parcels were removed as necessary (i.e. City-owned land like stormwater ponds and parks, institutional land like schools and places of worship, etc.).
3. Map 1 illustrates vacant parcels that contain “residential” zoning and those that are “non-residential” (i.e. commercial, industrial, institutional, etc.) in nature. It also illustrates parcels with available public facilities/services.
4. Municipal sewer and water line data was obtained, typically with service lines being located in the road rights-of-way.
5. A 100-foot ‘buffer’ was applied to either side of these service lines.

6. Any of the vacant residential/non-residential zoned parcels which fell partly within this 100-foot buffer were selected to produce a map showing which undeveloped parcels have services available.
7. Table 3 provides a listing of parcels along with additional property characteristics.

Part 2E: An analysis of the municipality's residential development regulations, such as land use controls, site improvement requirements, fees and land dedication requirements, and permit procedures. The analysis shall calculate the financial impact that each regulation has on the cost of each new subdivision. The analysis shall identify ways in which the municipality can modify its construction and development regulations, lot sizes, approval processes, and related fees to: 1) Meet existing and forecasted housing demand, and; 2) Reduce the time and cost necessary to approve and develop a new residential subdivision in the municipality by 20 percent.

Plans and Regulations

The City of Appleton has several plans, policies, regulations and fee/permit requirements which guide land use and matters pertaining to residential housing development.

On November 19, 2025, the City of Appleton Common Council adopted *Plan Appleton*, which replaced the 2010 – 2030 Comprehensive Plan and fully updated the future land use map. Given the 2010 – 2030 Comprehensive Plan was in effect in calendar year 2024, and this report is for calendar year 2024, the 2010 – 2030 Comprehensive Plan is reviewed and referenced in this report. The future land use map from the 2010 – 2030 Comprehensive Plan is found in Appendix B and is dated September 2025. The future land use map illustrates the preferred land use and sets forth the broad policy decisions regarding the location and types of housing that are envisioned in the future. The plan also guides development decisions and influences the potential development of parcels identified in Map 1, found in Appendix A. A summary of key elements of the 2010 – 2030 Comprehensive Plan that address housing are displayed in Table 4 and were derived from a survey coordinated by ECWRPC.

Table 4: City of Appleton 2010 – 2030 Comprehensive Plan Summary, 2024

Question / Topic Regarding Comprehensive Plan	Response / Details
What year was your comprehensive plan adopted?	<i>Originally adopted in 2010 with a substantial 5-year update adopted in 2017.</i>
Since its adoption, have amendments been made to the plan to accommodate residential development?	Yes
If you answered Yes to above, please provide details for each amendment (date, location, action summary).	<i>Sixteen Future Land Use Map Amendments have been approved and one has been denied between 2017 and 2024. Five of the approved amendments were made to accommodate residential development, and the one denial (consistent with staff recommendation) maintained an existing residential opportunity. Also, the 2017 Comprehensive Plan update</i>

Question / Topic Regarding Comprehensive Plan	Response / Details
	<i>included 86 Future Land Use Map Amendments across the City. 21 of these 86 amendments were changes to the One and Two-Family Residential or Multi-Family Residential designations.</i>
What year is next scheduled/planned 10-year update for the Comprehensive Plan?	2025
Were specific concerns about affordable housing brought up by your plan commission, business community or residents during the plan development process for your current comprehensive plan?	Yes
If yes, was affordable housing a community issue at that time, or was it alluded to as a future issue?	Yes
Were there any housing-related organizations or individuals involved in the development of the current comprehensive plan (or its housing element)?	Yes
Is there a dedicated municipal Committee responsible for implementing and monitoring all/portions of the housing element of the current comprehensive plan?	Yes (Plan Commission)
Does the housing element of the current comprehensive plan get referenced/reviewed formally during new housing development proposals (re-zonings, platting, etc.)?	Yes
Is there dedicated municipal staff which lead, or assist, in the implementation and monitoring of the current comprehensive plan's housing element?	Yes - Three Principal Planners; Housing Coordinator; Various other Community Development Department staff.
Are there existing non-profit organizations involved in the implementation of the current comprehensive plan's housing element?	Yes - Numerous non-profit organizations are directly and indirectly involved in implementation. Recent sub-recipients awarded Community Development Block Grant (CDBG) funding through the City include: Greater Fox Cities Habitat for Humanity, Rebuilding Together Fox Valley, Pillars, Salvation Army and Appleton Housing Authority.
Were existing zoning ordinances, subdivision regulations or other codes/ordinances significantly modified after the plan's adoption to better align with the housing element?	Yes - In 2018, Common Council adopted a Zoning Ordinance text amendment to add multi-family dwellings to the list of principal permitted uses in the CBD Central Business District. This change allows for standalone and ground floor residential development in some areas of downtown. Also, a recent zoning

Question / Topic Regarding Comprehensive Plan	Response / Details
	<p>map amendment (rezoning) utilized the CBD Central Business District in another area of the City to promote denser infill and housing development. In 2019, Zoning Ordinance text amendments were approved for historic preservation regulations and procedures. In 2020, numerous Zoning Ordinance text amendments were approved, including changes to allow zero lot line duplexes in the R-2 Two-Family District and R-3 Multi-Family District and allow standalone residential development in the C-1 Neighborhood Mixed Use District. In 2021, Zoning Ordinance text amendments were approved to allow for accessory dwelling units and junior accessory dwelling units in residential zoning districts. These amendments also increased the maximum density allowed in the R-3 multi-family district.</p>
<p>Please list specific goal/objective/strategy/recommendation/action items within the housing element that have been implemented or addressed to any degree (including planned/pending implementation).</p>	<p>Page #62 – Policy 5.2.2: Support existing programs to provide funding for home improvements for lower-income households. (Implemented by ongoing Homeowner Rehab Loan Program.)</p> <p>Page #63 – Policy 5.2.7: Continue to use federal funds directly and via partners to offer housing rehabilitation and replacement for low- and moderate-income family housing options. (Implemented by annual CDBG awards.)</p> <p>Page #63 – Policy 5.3.1: Evaluate conditions under which it may be appropriate to allow accessory units in some parts of the City. (Implemented by Zoning Ordinance text amendments to allow accessory dwelling units.)</p> <p>Page #63 – Policy 5.3.2: Identify preferred locations and encourage urban infill and redevelopment to meet the needs of retirees and Generation X and Millennial buyers or renters, such as redevelopment sites on the north side of downtown, along Wisconsin Avenue, and along the Fox River corridor. (Implemented by recent/ongoing development projects, such as Zuelke Building, 320 E. College Av., and Park Central Apartments.)</p> <p>Page #63 – Policy 5.3.3: Plan for a supply of developable land suitable for residential development. (Implemented by approval of several subdivision plats and CSMs for residential development, including North Edgewood Estates, Apple Ridge, Broadway Hills Estates, Trail View Estates South, and Apple Fields.)</p> <p>Page #64 – Policy 5.4.3: Continue to offer funding through the Neighborhood Grant Program to help carry out neighborhood improvement projects and encourage neighbors to connect. (Implemented by awards to Historic Central Neighborhood and Lawrence-City Park Neighborhood for “porchfest” and block party events.)</p> <p>Page #65 – Policy 5.5.3: Amend the Central Business District zoning regulations to allow for ground floor residential development in some areas of downtown. (Implemented by</p>

Question / Topic Regarding Comprehensive Plan	Response / Details
	<i>Zoning Ordinance text amendment to add multi-family dwellings to the list of principal permitted uses in the CBD District.)</i>
Are you a CDBG-Entitlement Community that has prepared an Impediments to Fair Housing study?	Yes
Have you completed other housing market or assessment studies?	Yes
What limiting factors are present which prevent your community from moving forward on further implementation of the current comprehensive plan's housing element? Please describe.	<i>The cost of infrastructure and the challenges with wetlands, navigable streams, and contaminated soils. Land dedication fees are minimal and do not provide sufficient capital to cover costs of parkland and/or development. The City of Appleton is seeing significant investment in housing development at this time. Low-cost housing is an area that may be a challenge due to the return on investment for local investors. Levy limits imposed by State. Incorporation of neighboring communities limiting growth area. Declining net new construction. Limited land availability and environmental limitations of available land. Privately-applied covenants for new home construction. Neighborhood opposition to "other" (not single-family) housing types. Rising interest rates, labor shortage and cost of construction is also limiting housing growth.</i>

Additional plans, policies and regulations have been adopted by the City to address residential housing including:

- City of Appleton Zoning Ordinance (Chapter 23) outlines basic land use requirements, lot sizes and property setbacks.
- City of Appleton Subdivision Ordinance (Chapter 17) which specifies site improvement requirements and land dedication requirements, if any.
- Plan Review and Building Permit procedures have been adopted by the City of Appleton and are reviewed periodically.
- Development Standards and Specifications for residential subdivisions are in place and are typically implemented through a Development Agreement. In most cases, the developer is responsible for a majority of the initial cost of infrastructure including, but not limited to: grade and gravel of roads, stormwater, sewer and water mains. Once the infrastructure meets the standards, the community takes ownership and responsibility for

additional infrastructure such as temporary asphalt paving and concrete paving, and future maintenance (unless otherwise noted in the Development Agreement). In some cases, cost-sharing, or deferred assessments are provided. While the construction of infrastructure is a major consideration in the overall cost of housing, the evaluation of these costs is not included in the report given costs vary greatly depending on size and density of the subdivision, as well as other geographic factors. It should be noted that in general, higher density developments reduce infrastructure costs relative to low density ones. The development community has not fully utilized the ability to create such developments which therefore impacts the cost of housing.

- Fees have been adopted for various activities related to housing development. These fees are outlined in detail in the accompanying *Housing Fee Report*. The City of Appleton currently has several types of fee schedules published on its website which may apply to new housing development: A listing of the fee schedules is found in Appendix A of the *City of Appleton Housing Fee Report, 2024*.
- An *Analysis of Impediments to Fair Housing* (2019) report was prepared for use as a planning tool to ensure equal housing opportunities for all persons in the City of Appleton. The report has three main components: an analysis of demographic and economic characteristics in relation to their impact on fair housing; a description of fair housing impediments; and recommendations designed to dismantle impediments.
- Tax Increment Finance Districts. TIF Districts #3, #11 and #12 cover portions of downtown Appleton, along College Avenue primarily, but including various adjacent blocks. TIF Districts #11 and #12 offer the most opportunity for the construction of new housing as part of the ongoing redevelopment and enhancement of the downtown. However, construction of new housing can also occur in TIF's #8, #9 and #10.

Financial Impact of Plans and Regulations

The financial impacts of local regulations are outlined in the *City of Appleton Housing Fee Report (2024)*. Regulations enforced by federal and state government also contributed to the increase in costs for development, yet municipalities have no control over these regulations or the associated costs to enforce. Wisconsin has adopted a state-wide uniform building code, which establishes standards for residential dwelling units. In addition, the requirements of NR216 have substantially increased the cost of stormwater management. Under NR216, municipalities are required to reduce stormwater runoff by implementing stormwater management programs. These programs include construction site pollutant control, post-construction stormwater management, etc. Furthermore, restrictive covenants imposed by developers may also add cost to development by setting architectural guidelines, types of exterior building materials, structural design or dictating the size of a dwelling unit.

MODIFICATION OF CONSTRUCTION AND DEVELOPMENT REGULATIONS

This analysis identifies ways in which the municipality can modify its construction and development regulations, lot sizes, approval processes, and related fees in order to do each of the following: (1) Meet existing and forecasted housing demand, and; (2) Reduce the time and cost necessary to approve and develop a new residential subdivision in the municipality by 20 percent.

Housing Demand

Housing demand for the City of Appleton has been calculated using accepted methodologies developed by the East Central Wisconsin Regional Planning Commission. In this case, two components were evaluated: a) forecasted housing and land use demands by unit type, and; b) existing housing cost burden.

Based on Wisconsin Department of Administration and U.S. Census data, Tables 5 and 6 illustrate the forecast household growth for the City and the corresponding demands by housing unit type using existing land use density information. It should be noted that projected housing units in Table 6 are based on the percentage of existing single family, two family and multi-family units according to the U.S. Census, 2013-2017 American Community Survey 5-Year Estimates. In recent years, the City has been seeing more multi-family units being built in relation to single family/two family units. This may be altering the historical split between single family/two family and multi-family. Therefore, it is very likely that, the City may experience a larger share of multi-family units than what is indicated below. Development densities in Table 6 are based on an average density for each residential unit type. This includes smaller lots in established neighborhoods as well as larger lots in newer subdivisions. Since the City is seeing larger lots in newer areas of the City, actual development densities may be lower than what is projected.

Table 5: City of Appleton Year 2040 Household Projections

Municipality	2010	2015	2020	2025	2030	2035	2040	Diff. 2010-2040
City of Appleton	28,874	29,874	31,623	32,983	34,200	34,853	34,938	6,064

Source: WDOA, Wisconsin Demographic Services Center, Vintage 2013 Population Projections

Table 6: City of Appleton Year 2040 Projected Housing & Land Use Demands

Municipality	Adjusted Remaining Units Needed (2019-2040)			Development Density (units per acre)			Acres Needed		
	Single Family	Two Family	Multi-Family	Single Family	Two Family	Multi-Family	Single Family	Two Family	Multi-Family
City of Appleton	3,981	442	158	4.67	9.33	12.89	853	47	12

Source: ECWRPC, 2019

Housing Cost Burden

Table 7 illustrates a comparison between the “Housing Cost Burden” for City of Appleton households in 2017 versus 2023. For any particular household income category, the corresponding number which spent 30% or more of their income on housing costs is shown. In general, those with lower incomes are more burdened.

Table 7: City of Appleton and Regional Housing Burden (2017 and 2023)

Household Income & percent spent on housing costs	City of Appleton 2017		City of Appleton 2023	
	Totals	% of Total (30% or more)	Estimate	% of Total (30% or more)
Total Owner-occupied housing units:	18,980	19%	20,572	14%
Less than \$20,000:	1,238		749	
30 percent or more	1,067	86%	665	89%
\$20,000 to \$34,999:	2,161		1,134	
30 percent or more	1,055	49%	606	53%
\$35,000 to \$49,999:	2,478		1,901	
30 percent or more	683	28%	633	33%
\$50,000 to \$74,999:	4,150		3,713	
30 percent or more	585	14%	620	17%
\$75,000 or more:	8,867		13,044	
30 percent or more	216	2%	318	2%
Zero or negative income	86	n/a	31	n/a
Total Renter-occupied housing units:	9,912	40%	10,288	35%
Less than \$20,000:	2,514		1,667	
Less than 20 percent	24	1%	0	0%
20 to 29 percent	155	6%	132	8%
30 percent or more	2,335	93%	1,535	92%
\$20,000 to \$34,999:	2,304		1,270	
Less than 20 percent	181	8%	18	1%
20 to 29 percent	889	39%	191	15%
30 percent or more	1,234	54%	1,061	84%
\$35,000 to \$49,999:	1,739		1,942	
Less than 20 percent	568	33%	335	17%
20 to 29 percent	852	49%	910	47%
30 percent or more	319	18%	697	36%
\$50,000 to \$74,999:	1,718		2,006	
Less than 20 percent	1,284	75%	985	49%
20 to 29 percent	354	21%	838	42%
30 percent or more	80	5%	183	9%
\$75,000 or more:	1,229		2,881	
Less than 20 percent	1,109	90%	2,348	81%
20 to 29 percent	104	8%	453	16%
30 percent or more	16	1%	80	3%
Zero or negative income	92	n/a	177	n/a
No cash rent	316	n/a	345	n/a

Source: 2013-2017 ACS 5-Year Estimates, B25106
2019-2023 ACS 5-Year Estimates, B25106

Based on this information more affordable homes and rentals are needed within the City, particularly for those with lower incomes. However, providing affordable housing involves more than reducing costs imposed by municipalities or revising local policies. Policies imposed by others and limited funding also affect housing affordability. The U.S. Department of Housing and Urban Development provides housing choice vouchers for very low-income families to reduce the cost of housing. Yet, this program has not been expanded in years and does not supply a sufficient supply of vouchers to address housing affordability for renters. Other programs correspondingly provide assistance for low-income renters and homeowners but these programs likewise fall short of the needs. Banks and other financial institutions must also accept some of the responsibility since they must approve financing for affordable housing.

Reductions in Time and Cost

In order to reduce the time and cost necessary to approve and develop a new residential subdivision in the municipality by 20 percent, several elements must be considered:

- 1) Where exactly this burden should be placed? Should this burden be placed on the public sector entirely? Or should the private sector (homebuilders, realty professionals, etc.) share some of this burden? Housing style, design, size and materials choice make up a large portion of the cost of housing. When the development community places restrictive covenants on subdivisions, this inherently increases the costs for housing.
- 2) The cost of infrastructure and maintenance was not part of the State's requirement to analyze and include in this report yet is a critical factor for the costs associated with new housing development. Furthermore, state-imposed levy limits further impact the municipalities' ability to maintain or construct new infrastructure.
- 3) Lastly, as noted in the Housing Fee Report, a number of additional costs are imposed by county, state or local entities (sanitary districts) for things such as plumbing plan reviews, utility assessments and the like. These items are not even considered in the statutory requirements for this report and not in the purview of the municipality to control.

The City of Appleton could, of course, simply slash the costs of its various permits and fees by 20%, thereby reducing the amount of revenue generated (see Housing Fee Report). However, this revenue is used by the City to fund the necessary services and safety inspections that are required by state law and/or are simply good practice. By cutting fees 20%, it is likely that the plan review, approval and permit issuance processes will take longer due to reduced staffing and capacity.

The City could also reduce minimum lot sizes, but would this actually encourage smaller more affordable houses? Reducing parking requirements and street width could potentially reduce the cost to build and maintain infrastructure, making housing more affordable. The added benefit is that this would not only reduce infrastructure costs but would also reduce stormwater runoff from impervious surfaces. While the City could make a number of changes, ultimately it is

whether or not the development community takes advantage of changes in order to create more affordable homes. Taking this a step further, new models of housing development such as Cottage-Style developments or Accessory Dwelling Units (ADUs), or new public-private financing partnerships could be looked at as a way to further reduce housing costs. Partnerships with non-profit organizations such as Habitat for Humanity have also proven successful.

Reductions in time could reduce costs; however, developers and the state also play a role in the process (cost) to approve a new residential subdivision. For example, an incomplete application will necessitate additional time by the developer to submit further information. Plats must be approved following state statute 236, which clearly sets out procedures which must be followed by an entity approving a plat. If the proposed development is outside of a municipality, it must first be annexed into the community. Again, the process to annex properties is also laid out in the state statutes (66.0217, 66.0219, 66.0221 and 66.0223), and municipalities must follow these procedures. Municipalities may be able to incorporate additional efficiencies in the subdivision review process which may impact the time necessary to approve a plat. For example, the City was able to reduce the annexation process by two weeks, thereby reducing cost. In addition, the City runs applications and permits together, and has been able to reduce the time needed.



APPENDIX A

PARCEL ANALYSIS MAPS & TABLES

City of Appleton
Vacant Parcels with Residential & Non-Residential
Zoning

Access to Service

- Water Access Only (16)
- Sanitary Access Only (23)
- Both Water & Sewer Access (517)

Vacant Parcels (581)

- Zoned Residential (404)
- Zoned Non-Residential (177)

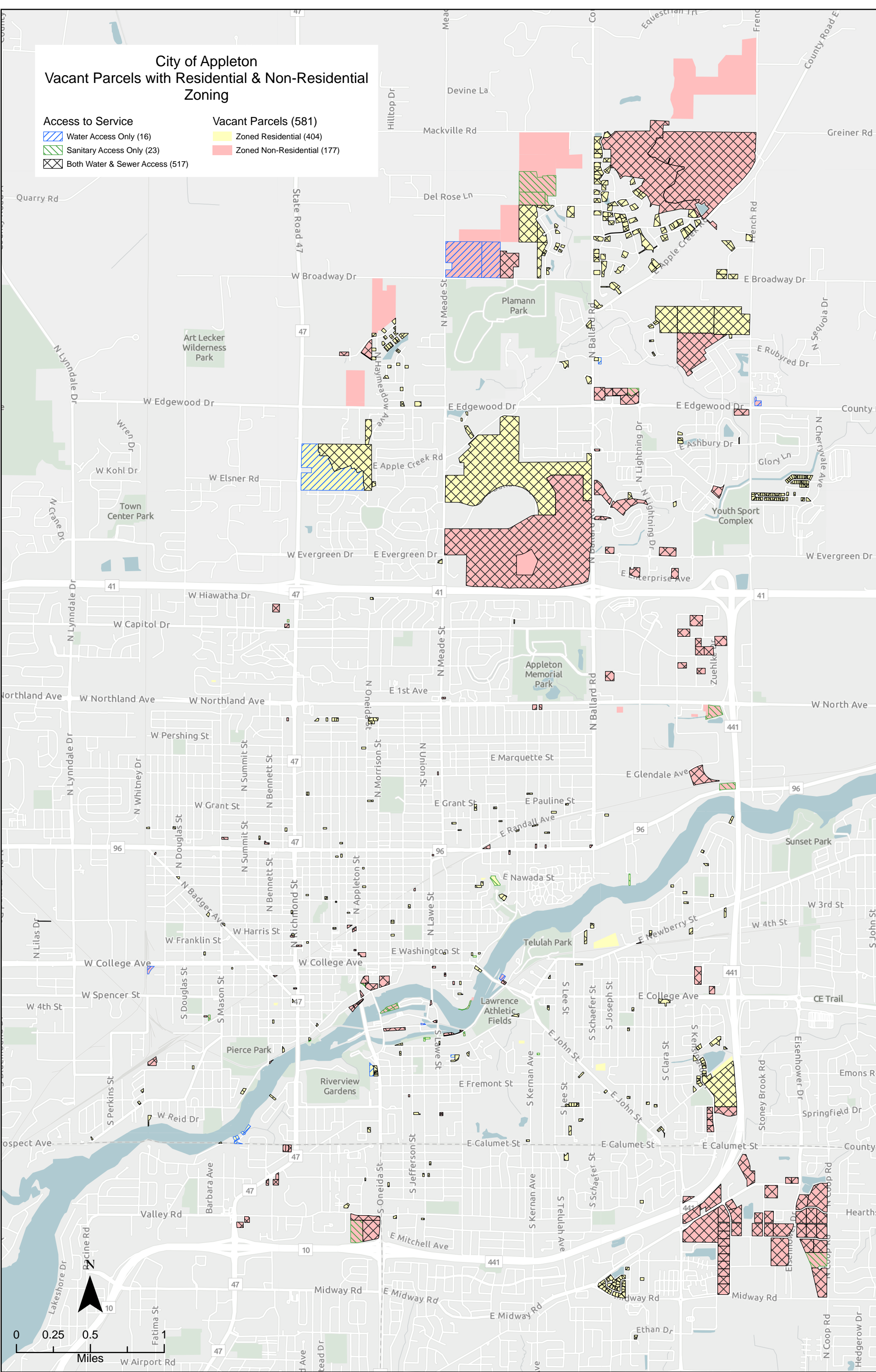


Table 3: Vacant Residential and Non-Residential Parcels with Services

Parcel ID	Acreage	Zoning			Water	Sewer
		Zoning Code	Residential	Non-Residential		
319418000	24.71	AG		Agricultural	yes	yes
319418500	5.18	AG		Agricultural	yes	yes
311931006	10.00	AG		Agricultural		yes
311931017	20.10	AG		Agricultural		
311931013	19.57	AG		Agricultural	yes	
311931014	36.77	AG		Agricultural	yes	
311931016	14.93	AG		Agricultural		
311931024	12.02	AG		Agricultural	yes	yes
316600000	3.40	AG		Agricultural	yes	yes
316600102	0.21	AG		Agricultural	yes	yes
316620000	30.62	AG		Agricultural		
311760000	33.26	AG		Agricultural	yes	yes
311920200	170.82	AG		Agricultural	yes	yes
311931018	21.69	AG		Agricultural		yes
311581000	0.93	AG		Agricultural		
311580900	0.45	AG		Agricultural		
311581100	4.43	AG		Agricultural		yes
316600109	2.29	AG		Agricultural		
316600110	17.28	AG		Agricultural		
311922000	100.13	AG		Agricultural		
311931004	43.34	AG		Agricultural		
311931005	20.75	AG		Agricultural		
592.87	AG Total					
318156000	0.84	C2		General Commercial	yes	yes
318220100	0.57	C2		General Commercial	yes	yes
318220200	0.57	C2		General Commercial	yes	yes
314616203	1.20	C2		General Commercial	yes	yes
314616202	1.06	C2		General Commercial	yes	yes
314616205	1.00	C2		General Commercial	yes	yes
314616206	1.01	C2		General Commercial	yes	yes
313090000	0.11	C2		General Commercial	yes	yes
311398701	0.16	C2		General Commercial	yes	yes
311656316	0.46	C2		General Commercial	yes	yes
315266201	0.27	C2		General Commercial	yes	yes
315948317	0.49	C2		General Commercial	yes	yes
316214501	0.10	C2		General Commercial	yes	yes
311672312	2.69	C2		General Commercial	yes	yes
315948312	0.14	C2		General Commercial		yes
315948400	1.60	C2		General Commercial	yes	yes
311651037	2.44	C2		General Commercial	yes	yes
318220300	0.57	C2		General Commercial	yes	yes
318211500	0.94	C2		General Commercial	yes	yes
318200600	0.49	C2		General Commercial	yes	yes

Table 3: Vacant Residential and Non-Residential Parcels with Services

Parcel ID	Acreage	Zoning			Water	Sewer
		Zoning Code	Residential	Non-Residential		
318210100	0.44	C2		General Commercial	yes	yes
311921010	0.89	C2		General Commercial	yes	yes
311195000	0.11	C2		General Commercial	yes	yes
311132200	0.19	C2		General Commercial	yes	yes
313078800	0.12	C2		General Commercial	yes	yes
315069600	0.20	C2		General Commercial	yes	yes
314572900	0.09	C2		General Commercial	yes	yes
311830100	3.98	C2		General Commercial	yes	yes
311830104	1.76	C2		General Commercial	yes	yes
311830105	3.09	C2		General Commercial	yes	yes
311830106	2.02	C2		General Commercial		yes
314076101	0.15	C2		General Commercial	yes	yes
314076102	0.17	C2		General Commercial	yes	yes
311655114	0.58	C2		General Commercial	yes	yes
319418501	1.16	C2		General Commercial	yes	yes
318156300	1.09	C2		General Commercial	yes	yes
311194400	0.17	C2		General Commercial	yes	yes
311653008	0.19	C2		General Commercial	yes	yes
315431000	0.16	C2		General Commercial	yes	yes
311830101	5.13	C2		General Commercial	yes	yes
311665131	1.09	C2		General Commercial		
311655122	0.40	C2		General Commercial	yes	yes
319419501	7.73	C2		General Commercial	yes	yes
318160000	9.62	C2		General Commercial	yes	yes
315145303	0.09	C2		General Commercial	yes	yes
314556807	1.24	C2		General Commercial	yes	yes
314556800	3.59	C2		General Commercial	yes	yes
318160200	4.13	C2		General Commercial	yes	yes
318160100	7.88	C2		General Commercial		yes
311760101	1.10	C2		General Commercial	yes	
314616207	5.15	C2		General Commercial	yes	yes
80.43		C2 Total				
315114400	0.25	CBD		Central Business District	yes	yes
312048900	0.39	CBD		Central Business District	yes	yes
312063700	0.25	CBD		Central Business District	yes	yes
314029603	0.50	CBD		Central Business District	yes	yes
314029604	0.47	CBD		Central Business District	yes	yes
312021400	0.37	CBD		Central Business District	yes	yes
312079300	0.24	CBD		Central Business District		yes
312041900	0.10	CBD		Central Business District	yes	yes
312015600	2.01	CBD		Central Business District	yes	yes
312015900	2.91	CBD		Central Business District	yes	yes
312027200	0.84	CBD		Central Business District	yes	yes

Table 3: Vacant Residential and Non-Residential Parcels with Services

Parcel ID	Acreage	Zoning			Water	Sewer
		Zoning Code	Residential	Non-Residential		
312014400	1.36	CBD		Central Business District	yes	yes
9.69		CBD Total				
311650131	7.90	CO		Commercial Office	yes	yes
311650133	0.66	CO		Commercial Office	yes	yes
311650132	0.62	CO		Commercial Office	yes	yes
311650130	5.13	CO		Commercial Office	yes	yes
311650120	1.57	CO		Commercial Office	yes	yes
311640801	4.12	CO		Commercial Office	yes	yes
20.00		CO Total				
319571235	2.59	M1		Industrial Park	yes	yes
319571236	2.59	M1		Industrial Park	yes	yes
319571237	2.59	M1		Industrial Park	yes	yes
319571205	2.32	M1		Industrial Park	yes	yes
319571221	2.59	M1		Industrial Park	yes	yes
319571222	2.59	M1		Industrial Park	yes	yes
319571223	2.59	M1		Industrial Park	yes	yes
319571214	2.17	M1		Industrial Park	yes	yes
311672310	3.92	M1		Industrial Park	yes	yes
311651018	2.07	M1		Industrial Park	yes	yes
319571239	3.64	M1		Industrial Park	yes	yes
311533500	1.44	M1		Industrial Park	yes	yes
311534300	1.38	M1		Industrial Park	yes	yes
311535800	3.23	M1		Industrial Park	yes	yes
311431507	0.27	M1		Industrial Park		
311431504	0.28	M1		Industrial Park		
311431801	7.93	M1		Industrial Park	yes	yes
311532000	2.31	M1		Industrial Park	yes	yes
319571234	2.59	M1		Industrial Park	yes	yes
311536800	2.27	M1		Industrial Park	yes	yes
311536100	1.45	M1		Industrial Park	yes	yes
311536700	2.17	M1		Industrial Park	yes	yes
319571206	3.01	M1		Industrial Park	yes	yes
319571001	4.68	M1		Industrial Park	yes	yes
319571200	14.23	M1		Industrial Park	yes	yes
319571219	3.24	M1		Industrial Park	yes	yes
319571240	6.72	M1		Industrial Park	yes	yes
319571216	3.61	M1		Industrial Park	yes	yes
319571215	4.67	M1		Industrial Park	yes	yes
319571225	4.69	M1		Industrial Park	yes	yes
319571224	2.76	M1		Industrial Park	yes	yes
319571218	3.82	M1		Industrial Park	yes	yes
319580002	4.21	M1		Industrial Park	yes	yes
319580001	12.59	M1		Industrial Park	yes	yes

Table 3: Vacant Residential and Non-Residential Parcels with Services

Parcel ID	Acreage	Zoning			Water	Sewer
		Zoning Code	Residential	Non-Residential		
319580006	4.35	M1		Industrial Park	yes	yes
319580007	4.05	M1		Industrial Park	yes	yes
319580008	3.67	M1		Industrial Park	yes	yes
319580005	3.48	M1		Industrial Park	yes	yes
319580003	3.83	M1		Industrial Park	yes	yes
319580004	4.62	M1		Industrial Park	yes	yes
319580012	10.06	M1		Industrial Park	yes	yes
319580011	7.71	M1				yes
319580010	4.87	M1			yes	yes
319580009	4.34	M1		Industrial Park	yes	yes
	174.18	M1 Total				
313008102	0.28	M2		General Industrial		yes
313008400	0.13	M2		General Industrial	yes	yes
313131701	0.80	M2		General Industrial	yes	
311024500	0.11	M2		General Industrial	yes	yes
311000900	0.07	M2		General Industrial	yes	yes
311432500	2.90	M2		General Industrial		yes
314029501	1.71	M2		General Industrial	yes	yes
313017402	1.61	M2		General Industrial	yes	yes
311076600	0.25	M2		General Industrial		
311076500	0.43	M2		General Industrial		yes
312079000	0.15	M2		General Industrial	yes	yes
314028205	0.15	M2		General Industrial	yes	
314027601	0.53	M2		General Industrial		yes
314027600	0.03	M2		General Industrial		yes
314027400	0.65	M2		General Industrial		yes
314027801	0.23	M2		General Industrial	yes	yes
314027500	1.02	M2		General Industrial		yes
317004303	0.11	M2		General Industrial	yes	yes
314027702	0.17	M2		General Industrial	yes	yes
	10.11	M2 Total				
311921001	104.82	NC		Nature Conservancy	yes	yes
	104.82	NC Total				
319571504	1.18	PDC2		Planned Development Overlay	yes	yes
319571505	1.03	PDC2		Planned Development Overlay	yes	yes
314067800	0.09	PDC2		Planned Development Overlay	yes	yes
315954235	0.40	PDC2		Planned Development Overlay	yes	yes
312078700	0.65	PDC2		Planned Development Overlay	yes	yes
312078900	0.34	PDC2		Planned Development Overlay	yes	yes
312078800	0.40	PDC2		Planned Development Overlay	yes	yes
311730102	2.60	PDC2		Planned Development Overlay	yes	yes
313135501	0.11	PDC2		Planned Development Overlay	yes	yes
314082810	0.41	PDC2		Planned Development Overlay	yes	yes

Table 3: Vacant Residential and Non-Residential Parcels with Services

Parcel ID	Acreage	Zoning			Water	Sewer
		Zoning Code	Residential	Non-Residential		
314082804	0.67	PDC2		Planned Development Overlay	yes	
311646105	12.25	PDC2		Planned Development Overlay		
311646104	282.43	PDC2		Planned Development Overlay	yes	yes
302.56 PDC2 Total						
311730002	0.44	PDR1A	Planned Development Overlay		yes	yes
311730003	0.42	PDR1A	Planned Development Overlay		yes	yes
311730005	0.36	PDR1A	Planned Development Overlay		yes	yes
1.22 PDR1A Total						
311820009	0.13	PDR1B	Planned Development Overlay		yes	yes
311820014	0.17	PDR1B	Planned Development Overlay		yes	yes
0.29 PDR1B Total						
314122201	0.20	PDR3	Planned Development Overlay		yes	
314122204	0.27	PDR3	Planned Development Overlay		yes	
314122205	0.30	PDR3	Planned Development Overlay		yes	
314122208	0.26	PDR3	Planned Development Overlay		yes	
1.03 PDR3 Total						
314081400	0.19	PI		Public Institutional		yes
311054500	0.17	PI		Public Institutional	yes	yes
311051100	0.08	PI		Public Institutional	yes	yes
311051101	0.08	PI		Public Institutional	yes	yes
311049900	0.18	PI		Public Institutional	yes	yes
311650501	2.61	PI		Public Institutional	yes	yes
311800601	0.31	PI		Public Institutional	yes	yes
319570002	7.98	PI		Public Institutional	yes	yes
316600101	1.04	PI		Public Institutional	yes	yes
12.65 PI Total						
319490046	0.33	R1A	Single-Family		yes	yes
319416209	0.29	R1A	Single-Family		yes	yes
319416249	0.31	R1A	Single-Family		yes	yes
319328500	0.28	R1A	Single-Family		yes	yes
318005400	0.09	R1A	Single-Family		yes	yes
314588600	0.61	R1A	Single-Family		yes	yes
314543500	0.23	R1A	Single-Family		yes	yes
314616618	0.32	R1A	Single-Family		yes	yes
314616615	0.30	R1A	Single-Family		yes	yes
314616619	0.28	R1A	Single-Family		yes	yes
314616600	1.76	R1A	Single-Family		yes	yes
314616634	0.29	R1A	Single-Family		yes	yes
314616620	0.25	R1A	Single-Family		yes	yes
314616621	0.26	R1A	Single-Family		yes	yes
314616633	0.29	R1A	Single-Family		yes	yes
314556404	0.53	R1A	Single-Family		yes	yes
314616600	1.87	R1A	Single-Family			

Table 3: Vacant Residential and Non-Residential Parcels with Services

Parcel ID	Acreage	Zoning			Water	Sewer
		Zoning Code	Residential	Non-Residential		
314616630	0.31	R1A	Single-Family		yes	yes
314616631	0.30	R1A	Single-Family		yes	yes
314616500	26.53	R1A	Single-Family		yes	yes
314616629	0.31	R1A	Single-Family		yes	yes
314616628	0.31	R1A	Single-Family		yes	yes
314616900	1.53	R1A	Single-Family			
314616300	0.39	R1A	Single-Family		yes	yes
316620077	0.31	R1A	Single-Family		yes	yes
315949109	0.25	R1A	Single-Family			
311562100	0.10	R1A	Single-Family		yes	yes
316620034	0.30	R1A	Single-Family		yes	yes
316610300	0.85	R1A	Single-Family		yes	yes
316620067	0.28	R1A	Single-Family		yes	yes
316620210	0.25	R1A	Single-Family		yes	yes
311830401	1.00	R1A	Single-Family		yes	yes
314616600	1.73	R1A	Single-Family		yes	yes
316404000	0.40	R1A	Single-Family		yes	yes
316530435	0.48	R1A	Single-Family		yes	yes
316570188	0.08	R1A	Single-Family			
314557301	0.58	R1A	Single-Family		yes	yes
311822101	1.60	R1A	Single-Family		yes	yes
314521700	0.24	R1A	Single-Family		yes	yes
314616637	0.33	R1A	Single-Family		yes	yes
314616636	0.26	R1A	Single-Family		yes	yes
319416132	0.61	R1A	Single-Family		yes	yes
319416133	0.37	R1A	Single-Family		yes	yes
319416131	0.43	R1A	Single-Family		yes	yes
319416134	0.38	R1A	Single-Family		yes	yes
319416135	0.37	R1A	Single-Family		yes	yes
319416130	0.29	R1A	Single-Family		yes	yes
319416148	0.34	R1A	Single-Family		yes	yes
319416129	0.29	R1A	Single-Family		yes	yes
319416147	0.27	R1A	Single-Family		yes	yes
319416137	0.42	R1A	Single-Family		yes	yes
319416146	0.27	R1A	Single-Family		yes	yes
319416145	0.27	R1A	Single-Family		yes	yes
319416149	0.33	R1A	Single-Family		yes	yes
319416128	0.29	R1A	Single-Family		yes	yes
319416144	0.34	R1A	Single-Family		yes	yes
319416138	0.62	R1A	Single-Family		yes	yes
319416143	0.35	R1A	Single-Family		yes	yes
319416150	0.34	R1A	Single-Family		yes	yes
319416127	0.33	R1A	Single-Family		yes	yes

Table 3: Vacant Residential and Non-Residential Parcels with Services

Parcel ID	Acreage	Zoning			Water	Sewer
		Zoning Code	Residential	Non-Residential		
319416139	0.71	R1A	Single-Family		yes	yes
319416142	0.34	R1A	Single-Family		yes	yes
319416151	0.38	R1A	Single-Family		yes	yes
319416140	0.38	R1A	Single-Family		yes	yes
319416152	0.32	R1A	Single-Family		yes	yes
319416153	0.36	R1A	Single-Family		yes	yes
319416141	0.52	R1A	Single-Family		yes	yes
319416136	0.36				yes	yes
57.31		R1A Total				
319479300	0.25	R1B	Single-Family		yes	yes
319054500	0.16	R1B	Single-Family		yes	yes
319019200	0.17	R1B	Single-Family		yes	yes
319053203	0.17	R1B	Single-Family		yes	yes
314093602	0.07	R1B	Single-Family		yes	yes
313172600	0.50	R1B	Single-Family		yes	yes
314182900	0.25	R1B	Single-Family		yes	yes
314090505	0.27	R1B	Single-Family		yes	yes
314090506	0.28	R1B	Single-Family		yes	yes
314090507	0.28	R1B	Single-Family		yes	yes
314090508	0.27	R1B	Single-Family		yes	yes
314477300	0.21	R1B	Single-Family		yes	yes
313351300	0.21	R1B	Single-Family		yes	yes
314545100	0.20	R1B	Single-Family		yes	yes
313353800	0.21	R1B	Single-Family		yes	yes
313163401	0.50	R1B	Single-Family		yes	yes
314091402	0.30	R1B	Single-Family		yes	yes
314578900	1.88	R1B	Single-Family			
314077401	0.12	R1B	Single-Family		yes	yes
313033303	0.04	R1B	Single-Family			yes
314398400	0.21	R1B	Single-Family		yes	yes
314555300	1.39	R1B	Single-Family		yes	yes
314002302	0.13	R1B	Single-Family		yes	yes
315177400	0.17	R1B	Single-Family		yes	yes
314461000	0.21	R1B	Single-Family		yes	yes
314518001	0.24	R1B	Single-Family		yes	yes
314511401	0.27	R1B	Single-Family		yes	yes
314513000	0.19	R1B	Single-Family		yes	yes
314509000	0.21	R1B	Single-Family		yes	yes
316094500	0.13	R1B	Single-Family		yes	yes
311217900	0.22	R1B	Single-Family		yes	yes
311301100	0.09	R1B	Single-Family		yes	yes
315244000	0.21	R1B	Single-Family		yes	yes
315385000	0.18	R1B	Single-Family		yes	yes

Table 3: Vacant Residential and Non-Residential Parcels with Services

Parcel ID	Acreage	Zoning			Water	Sewer
		Zoning Code	Residential	Non-Residential		
314471500	0.42	R1B	Single-Family		yes	yes
311223600	0.29	R1B	Single-Family		yes	yes
311240300	0.14	R1B	Single-Family		yes	yes
316103601	0.26	R1B	Single-Family		yes	yes
316135600	0.13	R1B	Single-Family		yes	yes
316135700	0.13	R1B	Single-Family		yes	yes
316283300	0.34	R1B	Single-Family		yes	yes
316316100	0.18	R1B	Single-Family		yes	yes
316316200	0.18	R1B	Single-Family		yes	yes
316316500	0.18	R1B	Single-Family		yes	yes
311650001	0.40	R1B	Single-Family		yes	yes
311830300	1.00	R1B	Single-Family		yes	yes
316620097	0.32	R1B	Single-Family		yes	yes
316620105	0.46	R1B	Single-Family		yes	yes
311760007	0.30	R1B	Single-Family		yes	yes
311830306	0.89	R1B	Single-Family		yes	yes
311830312	1.20	R1B	Single-Family		yes	yes
311830313	2.24	R1B	Single-Family		yes	yes
316620201	0.30	R1B	Single-Family		yes	yes
311830315	1.18	R1B	Single-Family		yes	yes
311830318	1.27	R1B	Single-Family		yes	yes
311830314	1.73	R1B	Single-Family		yes	yes
311920102	1.32	R1B	Single-Family		yes	yes
311920005	0.67	R1B	Single-Family		yes	yes
311920064	0.71	R1B	Single-Family		yes	yes
311920004	0.64	R1B	Single-Family		yes	yes
311930037	0.27	R1B	Single-Family		yes	yes
311920054	0.91	R1B	Single-Family		yes	yes
311930038	0.30	R1B	Single-Family		yes	yes
311920003	0.65	R1B	Single-Family		yes	yes
311930018	0.24	R1B	Single-Family		yes	yes
311930051	0.32	R1B	Single-Family		yes	yes
311930016	0.25	R1B	Single-Family		yes	yes
311930050	0.37	R1B	Single-Family		yes	yes
311830310	1.15	R1B	Single-Family		yes	yes
311920045	0.75	R1B	Single-Family		yes	yes
311920066	0.75	R1B	Single-Family		yes	yes
311930046	0.36	R1B	Single-Family		yes	yes
311920067	0.78	R1B	Single-Family		yes	yes
311830316	3.44	R1B	Single-Family		yes	yes
311920086	1.17	R1B	Single-Family		yes	yes
311920096	0.82	R1B	Single-Family		yes	yes
311920087	1.03	R1B	Single-Family		yes	yes

Table 3: Vacant Residential and Non-Residential Parcels with Services

Parcel ID	Acreage	Zoning			Water	Sewer
		Zoning Code	Residential	Non-Residential		
311920366	0.76	R1B	Single-Family		yes	yes
311920088	0.91	R1B	Single-Family		yes	yes
311930008	0.36	R1B	Single-Family		yes	yes
311920094	0.73	R1B	Single-Family		yes	yes
311920367	0.68	R1B	Single-Family		yes	yes
311920093	0.78	R1B	Single-Family		yes	yes
311920090	0.87	R1B	Single-Family		yes	yes
311920092	0.96	R1B	Single-Family		yes	yes
311920368	0.63	R1B	Single-Family		yes	yes
311920364	0.97	R1B	Single-Family		yes	yes
311920371	0.77	R1B	Single-Family		yes	yes
311920301	1.81	R1B	Single-Family		yes	yes
311920369	0.64	R1B	Single-Family		yes	yes
311920370	0.69	R1B	Single-Family		yes	yes
311920377	0.61	R1B	Single-Family		yes	yes
311920378	0.70	R1B	Single-Family		yes	yes
311920308	1.70	R1B	Single-Family		yes	yes
311931007	19.75	R1B	Single-Family		yes	yes
311920390	0.75	R1B	Single-Family		yes	yes
311920395	1.07	R1B	Single-Family		yes	yes
311920387	0.77	R1B	Single-Family		yes	yes
311830323	1.53	R1B	Single-Family		yes	yes
311920315	0.77	R1B	Single-Family		yes	yes
311920384	1.72	R1B	Single-Family		yes	yes
311920357	1.12	R1B	Single-Family		yes	yes
311920317	0.71	R1B	Single-Family		yes	yes
311920356	1.03	R1B	Single-Family		yes	yes
311920318	0.62	R1B	Single-Family		yes	yes
311920324	0.88	R1B	Single-Family		yes	yes
311920325	0.96	R1B	Single-Family		yes	yes
311920354	0.69	R1B	Single-Family		yes	yes
311920326	0.89	R1B	Single-Family		yes	yes
311920327	1.06	R1B	Single-Family		yes	yes
311920328	0.84	R1B	Single-Family		yes	yes
311920340	0.88	R1B	Single-Family		yes	yes
311920329	0.85	R1B	Single-Family		yes	yes
311920338	0.86	R1B	Single-Family		yes	yes
311920331	1.04	R1B	Single-Family		yes	yes
311920332	0.98	R1B	Single-Family		yes	yes
311920335	0.88	R1B	Single-Family		yes	yes
311725014	0.13	R1B	Single-Family		yes	yes
316346900	0.19	R1B	Single-Family		yes	yes
316317000	0.22	R1B	Single-Family		yes	yes

Table 3: Vacant Residential and Non-Residential Parcels with Services

Parcel ID	Acreage	Zoning			Water	Sewer
		Zoning Code	Residential	Non-Residential		
311398100	0.42	R1B	Single-Family		yes	yes
316010100	0.15	R1B	Single-Family		yes	yes
315171301	0.10	R1B	Single-Family		yes	yes
314017400	0.17	R1B	Single-Family		yes	yes
314013807	0.13	R1B	Single-Family			yes
314010902	0.50	R1B	Single-Family			
311305100	0.22	R1B	Single-Family		yes	yes
311274900	0.11	R1B	Single-Family		yes	yes
311394000	0.19	R1B	Single-Family		yes	yes
314019002	0.97	R1B	Single-Family		yes	yes
314391500	0.19	R1B	Single-Family		yes	yes
314122303	0.14	R1B	Single-Family		yes	
314029700	0.26	R1B	Single-Family		yes	yes
314031500	0.24	R1B	Single-Family			yes
311072901	0.59	R1B	Single-Family		yes	yes
311137500	0.47	R1B	Single-Family			yes
313041300	0.12	R1B	Single-Family		yes	yes
313033303	0.14	R1B	Single-Family		yes	yes
315192700	0.24	R1B	Single-Family		yes	yes
311920082	1.08	R1B	Single-Family		yes	yes
313015100	0.17	R1B	Single-Family		yes	yes
314070700	0.34	R1B	Single-Family		yes	yes
311203501	0.23	R1B	Single-Family		yes	yes
314110400	0.35	R1B	Single-Family		yes	yes
314093500	0.12	R1B	Single-Family			
314122600	0.62	R1B	Single-Family		yes	
314009000	0.26	R1B	Single-Family		yes	yes
311650164	0.69	R1B	Single-Family		yes	yes
314032000	0.20	R1B	Single-Family		yes	yes
314061000	0.43	R1B	Single-Family		yes	yes
314018105	0.42	R1B	Single-Family		yes	yes
313049100	0.14	R1B	Single-Family		yes	yes
313031602	0.25	R1B	Single-Family		yes	yes
316314600	0.26	R1B	Single-Family		yes	yes
319020200	0.19	R1B	Single-Family		yes	yes
311931025	3.48	R1B	Single-Family		yes	yes
311931026	5.28	R1B	Single-Family		yes	yes
315012400	0.14	R1B	Single-Family		yes	yes
311130200	1.56	R1B	Single-Family			yes
311098300	0.89	R1B	Single-Family		yes	yes
314053200	0.14	R1B	Single-Family		yes	yes
314053100	0.14	R1B	Single-Family		yes	yes
314053000	0.09	R1B	Single-Family		yes	yes

Table 3: Vacant Residential and Non-Residential Parcels with Services

Parcel ID	Acreage	Zoning			Water	Sewer
		Zoning Code	Residential	Non-Residential		
314211700	0.29	R1B	Single-Family		yes	yes
314091922	0.67	R1B	Single-Family		yes	yes
319124701	0.14	R1B	Single-Family		yes	yes
314438100	0.26	R1B	Single-Family		yes	yes
314086206	0.33	R1B	Single-Family		yes	yes
311920008	0.76	R1B	Single-Family		yes	yes
315264600	0.15	R1B	Single-Family		yes	yes
311931032	0.24	R1B	Single-Family		yes	yes
311931031	0.27	R1B	Single-Family		yes	yes
311641120	0.21	R1B	Single-Family		yes	yes
311641124	0.33	R1B	Single-Family		yes	yes
311641121	0.21	R1B	Single-Family		yes	yes
316620238	0.42	R1B	Single-Family		yes	yes
316620241	0.37	R1B	Single-Family		yes	yes
316620246	0.39	R1B	Single-Family		yes	yes
316620251	0.26	R1B	Single-Family		yes	yes
316620256	0.15	R1B	Single-Family		yes	yes
311920312	0.88	R1B	Single-Family		yes	yes
311920379	0.64	R1B	Single-Family		yes	yes
311920375	0.66	R1B	Single-Family		yes	yes
311830322	0.31	R1B	Single-Family		yes	yes
311641139	0.18	R1B	Single-Family		yes	yes
311641151	0.25	R1B	Single-Family		yes	yes
311641149	0.21	R1B	Single-Family		yes	yes
311641127	0.17	R1B	Single-Family		yes	yes
311641136	0.17	R1B	Single-Family		yes	yes
311641126	0.17	R1B	Single-Family		yes	yes
311641145	0.17	R1B	Single-Family		yes	yes
311641138	0.19	R1B	Single-Family		yes	yes
314202300	0.25	R1B	Single-Family		yes	yes
311931020	1.60	R1B	Single-Family		yes	yes
311641200	0.17	R1B	Single-Family		yes	yes
311641201	0.17	R1B	Single-Family		yes	yes
311641202	0.17	R1B	Single-Family		yes	yes
311641203	0.17	R1B	Single-Family		yes	yes
311641199	0.17	R1B	Single-Family		yes	yes
311641198	0.17	R1B	Single-Family		yes	yes
311641197	0.17	R1B	Single-Family		yes	yes
311641196	0.17	R1B	Single-Family		yes	yes
311641195	0.17	R1B	Single-Family		yes	yes
311641194	0.17	R1B	Single-Family		yes	yes
311641192	0.27	R1B	Single-Family		yes	yes
311641193	0.17	R1B	Single-Family		yes	yes

Table 3: Vacant Residential and Non-Residential Parcels with Services

Parcel ID	Acreage	Zoning			Water	Sewer
		Zoning Code	Residential	Non-Residential		
311641210	0.18	R1B	Single-Family		yes	yes
311641191	0.18	R1B	Single-Family		yes	yes
311641190	0.18	R1B	Single-Family		yes	yes
311641178	0.25	R1B	Single-Family		yes	yes
311641189	0.24	R1B	Single-Family		yes	yes
311641179	0.27	R1B	Single-Family		yes	yes
311641180	0.18	R1B	Single-Family		yes	yes
311641181	0.18	R1B	Single-Family		yes	yes
311641182	0.18	R1B	Single-Family		yes	yes
311641183	0.18	R1B	Single-Family		yes	yes
311641184	0.18	R1B	Single-Family		yes	yes
311641185	0.18	R1B	Single-Family		yes	yes
311641186	0.19	R1B	Single-Family		yes	yes
311641187	0.21	R1B	Single-Family		yes	yes
311641188	0.25	R1B	Single-Family		yes	yes
311641177	0.18	R1B	Single-Family		yes	yes
311641176	0.18	R1B	Single-Family		yes	yes
311641175	0.18	R1B	Single-Family		yes	yes
311641174	0.18	R1B	Single-Family		yes	yes
311641173	0.18	R1B	Single-Family		yes	yes
311641172	0.18	R1B	Single-Family		yes	yes
311641171	0.18	R1B	Single-Family		yes	yes
311641170	0.21	R1B	Single-Family		yes	yes
311641169	0.21	R1B	Single-Family		yes	yes
311641168	0.18	R1B	Single-Family		yes	yes
311641167	0.17	R1B	Single-Family		yes	yes
311641166	0.24	R1B	Single-Family		yes	yes
311641165	0.33	R1B	Single-Family		yes	yes
311641164	0.19	R1B	Single-Family		yes	yes
311641152	0.18	R1B	Single-Family		yes	yes
311641153	0.18	R1B	Single-Family		yes	yes
311641154	0.18	R1B	Single-Family		yes	yes
311641155	0.18	R1B	Single-Family		yes	yes
311641156	0.18	R1B	Single-Family		yes	yes
311641157	0.18	R1B	Single-Family		yes	yes
311641158	0.18	R1B	Single-Family		yes	yes
311641159	0.18	R1B	Single-Family		yes	yes
311641160	0.18	R1B	Single-Family		yes	yes
311641161	0.18	R1B	Single-Family		yes	yes
311641162	0.27	R1B	Single-Family		yes	yes
311641163	0.24	R1B	Single-Family		yes	yes
316620264	0.40	R1B	Single-Family		yes	yes
316620268	0.41	R1B	Single-Family		yes	yes

Table 3: Vacant Residential and Non-Residential Parcels with Services

Parcel ID	Acreage	Zoning			Water	Sewer
		Zoning Code	Residential	Non-Residential		
316620267	0.41	R1B	Single-Family		yes	yes
316620265	0.42	R1B	Single-Family		yes	yes
316620269	0.43	R1B	Single-Family		yes	yes
316620271	0.23	R1B	Single-Family		yes	yes
316620257	0.28	R1B	Single-Family		yes	yes
316620272	0.87	R1B	Single-Family		yes	yes
316620261	0.28	R1B	Single-Family		yes	yes
313369000	0.10	R1B	Single-Family		yes	yes
311920333	2.40	R1B	Single-Family		yes	yes
316316300	0.27	R1B	Single-Family		yes	yes
316283401	0.45	R1B	Single-Family		yes	yes
316283400	0.67	R1B	Single-Family		yes	yes
316580202	3.88	R1B	Single-Family		yes	yes
311921037	1.26	R1B	Single-Family		yes	yes
311921020	1.41	R1B	Single-Family		yes	yes
311921021	1.41	R1B	Single-Family		yes	yes
311921027	2.01	R1B	Single-Family		yes	yes
316620234	0.36	R1B	Single-Family		yes	yes
316620231	0.40	R1B	Single-Family		yes	yes
311921042	1.09	R1B	Single-Family		yes	yes
311830958	0.22	R1B	Single-Family		yes	yes
311830909	0.27	R1B	Single-Family		yes	yes
311830974	0.24	R1B	Single-Family		yes	yes
311830939	0.21	R1B	Single-Family		yes	yes
311830908	0.19	R1B	Single-Family		yes	yes
311830973	0.19	R1B	Single-Family		yes	yes
311830510	0.38	R1B	Single-Family		yes	yes
311830511	0.54	R1B	Single-Family		yes	
316571001	39.21	R1B	Single-Family		yes	yes
316571002	54.46	R1B	Single-Family		yes	
256.17		R1B Total				
313108100	0.06	R1C	Central City Residential		yes	yes
313062200	0.31	R1C	Central City Residential			
311045200	0.15	R1C	Central City Residential			yes
311045300	0.13	R1C	Central City Residential		yes	yes
315129000	0.16	R1C	Central City Residential		yes	yes
311016001	0.21	R1C	Central City Residential		yes	yes
316036201	0.09	R1C	Central City Residential		yes	yes
315094802	0.12	R1C	Central City Residential		yes	yes
315094801	0.12	R1C	Central City Residential		yes	yes
316024700	0.17	R1C	Central City Residential		yes	yes
311129200	0.68	R1C	Central City Residential		yes	yes
311129400	0.25	R1C	Central City Residential			

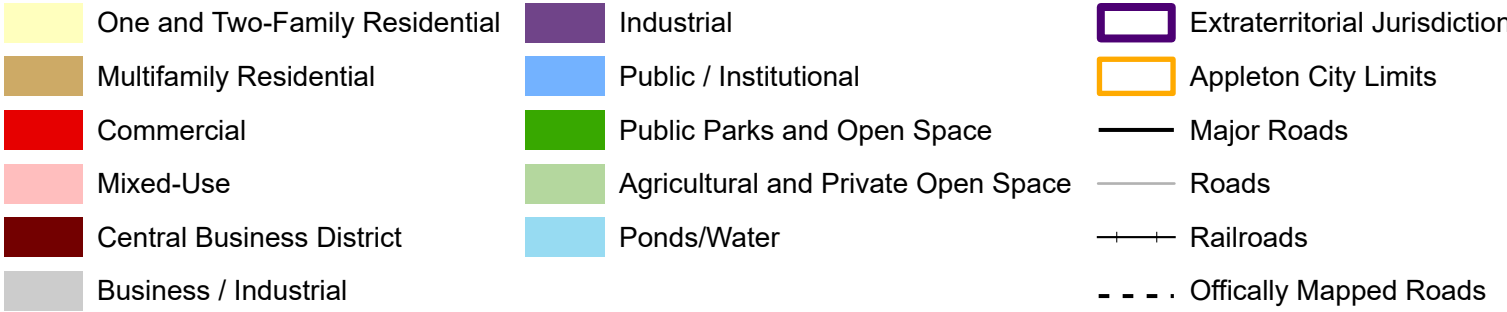
Table 3: Vacant Residential and Non-Residential Parcels with Services

Parcel ID	Acreage	Zoning			Water	Sewer
		Zoning Code	Residential	Non-Residential		
316065501	0.15	R1C	Central City Residential		yes	yes
316009300	0.11	R1C	Central City Residential		yes	yes
311070500	0.10	R1C	Central City Residential		yes	yes
311074700	0.18	R1C	Central City Residential		yes	yes
315062901	0.11	R1C	Central City Residential		yes	yes
3.09 R1C Total						
318001600	0.51	R2	Two-Family		yes	yes
314568300	0.19	R2	Two-Family		yes	yes
311041800	0.11	R2	Two-Family		yes	yes
315112600	0.10	R2	Two-Family		yes	yes
312056200	0.15	R2	Two-Family		yes	yes
312056300	0.15	R2	Two-Family		yes	yes
313063500	0.09	R2	Two-Family		yes	yes
314018500	0.48	R2	Two-Family		yes	yes
314031000	0.18	R2	Two-Family			yes
312064400	0.16	R2	Two-Family		yes	yes
311281600	0.14	R2	Two-Family		yes	yes
314425701	0.38	R2	Two-Family		yes	yes
311206900	0.20	R2	Two-Family		yes	yes
315393601	0.14	R2	Two-Family		yes	yes
314080415	0.28	R2	Two-Family		yes	
314080416	0.83	R2	Two-Family		yes	yes
311524200	0.24	R2	Two-Family		yes	yes
312065201	0.06	R2	Two-Family		yes	yes
312063000	0.08	R2	Two-Family		yes	yes
311831000	15.67	R2	Two-Family		yes	yes
311831001	28.62	R2	Two-Family		yes	yes
311831002	27.46	R2	Two-Family		yes	yes
311646102	181.67	R2	Two-Family		yes	yes
257.91 R2 Total						
319111700	0.77	R3	Multi-Family		yes	yes
311054000	0.17	R3	Multi-Family		yes	yes
312047400	0.19	R3	Multi-Family		yes	yes
315069700	0.12	R3	Multi-Family		yes	yes
314053400	1.34	R3	Multi-Family		yes	
314380100	6.97	R3	Multi-Family			
311931200	2.29	R3	Multi-Family		yes	yes
314208100	0.82	R3	Multi-Family		yes	yes
12.67 R3 Total						
589.69 Residential Total						
1307.30 Non-Residential Total						
1897.00 GRAND TOTAL						



APPENDIX B

FUTURE LAND USE



*Future Land Use Map current as of Aug 2025.
Latest version available at www.appletonwi.gov*

Future Land Use



APPENDIX C

BUILDING PERMIT DATA FOR NEW DWELLING UNITS

2024 SINGLE-FAMILY BUILDING PERMITS (NEW CONSTRUCTION)

PERMIT#	ISSUED	ADDRESS		PROP#	EST COST	TYPE DESC	REASON DESC	DATE APPROVED	RECEIPT AMOUNT	# OF UNITS IF APART	TYPE OF BUILDING	PLANNING ZONE 1
B24-0002	1/2/2024	5726 N KESTREL	CIR	1-8309-46	\$397,900	ONE FAMILY	SINGLE FAMILY	4/15/2024	\$590.00	0	OF	R1B
B24-0001	1/2/2024	5825 N KESTREL	CIR	1-8309-14	\$350,900	ONE FAMILY	SINGLE FAMILY	n/a	\$450.00	0	OF	R1B
B24-0037	1/30/2024	2401 E BALDEAGLE	DR	1-8309-04	\$411,900	ONE FAMILY	SINGLE FAMILY	9/18/2024	\$885.00	0	OF	R1B
B24-0035	1/31/2024	3746 E GLADIOLUS	PL	1-6411-42	\$300,000	ONE FAMILY	SINGLE FAMILY	6/19/2024	\$570.00	0	OF	R1B
B24-0043	2/2/2024	5415 N JASPER	LA	1-7611-54	\$648,840	ONE FAMILY	SINGLE FAMILY	9/5/2024	\$825.00	0	OF	R1B
B24-0052	2/13/2024	5655 N HAYMEADOW	AVE	6-6202-33	\$450,000	ONE FAMILY	SINGLE FAMILY	7/25/2024	\$855.00	0	OF	R1B
B24-0053	2/9/2024	5635 N ACADIA	DR	1-7612-42	\$305,000	ONE FAMILY	SINGLE FAMILY	7/23/2024	\$680.00	0	OF	R1B
B24-0048	2/2/2024	5801 N KESTREL	CIR	1-8309-18	\$413,900	ONE FAMILY	SINGLE FAMILY	5/23/2024	\$885.00	0	OF	R1B
B24-0064	2/23/2024	5801 N DENALI	LA	1-7609-07	\$425,000	ONE FAMILY	SINGLE FAMILY	8/29/2024	\$830.00	0	OF	R1B
B24-0065	2/26/2024	3846 E ZION	LA	1-7612-13	\$323,000	ONE FAMILY	SINGLE FAMILY	7/23/2024	\$725.00	0	OF	R1B
B24-0091	3/4/2024	201 E SPARTAN	DR	6-6202-52	\$500,000	ONE FAMILY	SINGLE FAMILY	12/4/2024	\$890.00	0	OF	R1B
B24-0087	3/1/2024	5668 N YOSEMITE	LA	1-7612-29	\$338,900	ONE FAMILY	SINGLE FAMILY	7/26/2024	\$740.00	0	OF	R1B
B24-0088	3/5/2024	3782 E TETON	LA	1-7612-48	\$338,900	ONE FAMILY	SINGLE FAMILY	10/8/2024	\$740.00	0	OF	R1B
B24-0089	3/5/2024	5786 N ACADIA	DR	1-7612-44	\$305,000	ONE FAMILY	SINGLE FAMILY	7/31/2024	\$725.00	0	OF	R1B
B24-0090	3/4/2024	5781 N SEQUOIA	DR	1-7612-57	\$338,900	ONE FAMILY	SINGLE FAMILY	8/13/2024	\$740.00	0	OF	R1B
B24-0098	3/6/2024	3825 E CALLALILLY	LA	1-6411-22	\$250,000	ONE FAMILY	SINGLE FAMILY	9/3/2024	\$695.00	0	OF	R1B
B24-0121	3/12/2024	5781 N KESTREL	CIR	1-8309-19	\$459,900	ONE FAMILY	SINGLE FAMILY	7/23/2024	\$1,070.00	0	OF	R1B
B24-0122	3/12/2024	2317 E HONEYGOLD	CT	1-6501-68	\$300,000	ONE FAMILY	SINGLE FAMILY	11/13/2024	\$635.00	0	OF	R1B
B24-0123	3/12/2024	2305 E HONEYGOLD	CT	1-6501-69	\$300,000	ONE FAMILY	SINGLE FAMILY	9/4/2024	\$725.00	0	OF	R1B
B24-0131	3/14/2024	7415 N PURDY	PKWY	1-9203-19	\$1,725,000	ONE FAMILY	SINGLE FAMILY	3/6/2025	\$2,195.00	0	OF	R1B
B24-0134	3/14/2024	5462 N JASPER	LA	1-7611-72	\$400,000	ONE FAMILY	SINGLE FAMILY	9/5/2024	\$905.00	0	OF	R1B
B24-0152	3/20/2024	5747 N KESTREL	CIR	1-8309-21	\$447,900	ONE FAMILY	SINGLE FAMILY	8/2/2024	\$740.00	0	OF	R1B
B24-0173	3/27/2024	5705 N YOSEMITE	LA	1-7612-24	\$475,000	ONE FAMILY	SINGLE FAMILY	n/a	\$860.00	0	OF	R1B
B24-0194	4/2/2024	2215 E HONEYGOLD	CT	1-6501-74	\$300,000	ONE FAMILY	SINGLE FAMILY	9/25/2024	\$800.00	0	OF	R1B
B24-0210	4/10/2024	5780 N YOSEMITE	LA	1-7612-35	\$323,000	ONE FAMILY	SINGLE FAMILY	9/17/2024	\$725.00	0	OF	R1B
B24-0209	4/10/2024	5779 N ACADIA	DR	1-7612-36	\$323,000	ONE FAMILY	SINGLE FAMILY	12/17/2024	\$725.00	0	OF	R1B
B24-0188	4/1/2024	2391 E BALDEAGLE	DR	1-8309-03	\$370,900	ONE FAMILY	SINGLE FAMILY	7/30/2024	\$845.00	0	OF	R1B
B24-0227	3/31/2024	2367 E BALDEAGLE	DR	1-8309-01	\$555,582	ONE FAMILY	SINGLE FAMILY	8/2/2024	\$1,010.00	0	OF	R1B
B24-0237	4/16/2024	2872 E SUNSTONE	PL	1-7611-76	\$410,000	ONE FAMILY	SINGLE FAMILY	3/27/2025	\$890.00	0	OF	R1B
B24-0240	4/16/2024	5679 N ACADIA	DR	1-7612-40	\$551,710	ONE FAMILY	SINGLE FAMILY	8/27/2024	\$815.00	0	OF	R1B
B24-0241	4/9/2024	5727 N YOSEMITE	LA	1-7612-23	\$450,000	ONE FAMILY	SINGLE FAMILY	12/23/2024	\$875.00	0	OF	R1B
B24-0242	4/9/2024	5771 N YOSEMITE	LA	1-7612-21	\$425,000	ONE FAMILY	SINGLE FAMILY	9/25/2024	\$845.00	0	OF	R1B
B24-0275	4/25/2024	1121 W ELSIE	ST	5-1551-00	\$115,000	ONE FAMILY	SINGLE FAMILY	10/16/2025	\$440.00	0	OF	R1B
B24-0302	5/1/2024	3676 E CALLALILLY	LA	1-6412-08	\$350,000	ONE FAMILY	SINGLE FAMILY	9/27/2024	\$924.00	0	OF	R1B
B24-0301	5/1/2024	3634 E GOLDEN GATE	DR	1-6412-13	\$325,000	ONE FAMILY	SINGLE FAMILY	10/10/2024	\$770.00	0	OF	R1B
B24-0300	5/1/2024	3688 E CALLALILLY	LA	1-6412-07	\$350,000	ONE FAMILY	SINGLE FAMILY	2/26/2025	\$770.00	0	OF	R1B
B24-0263	4/2/2024	2543 E BALDEAGLE	DR	1-8309-60	\$365,900	ONE FAMILY	SINGLE FAMILY	8/15/2024	\$635.00	0	OF	R1B
B24-0349	5/15/2024	2551 E BALDEAGLE	DR	1-8309-62	\$385,488	ONE FAMILY	SINGLE FAMILY	9/9/2024	\$740.00	0	OF	R1B
B24-0346	5/15/2024	2559 E BALDEAGLE	DR	1-8309-64	\$385,488	ONE FAMILY	SINGLE FAMILY	8/28/2024	\$740.00	0	OF	R1B

2024 SINGLE-FAMILY BUILDING PERMITS (NEW CONSTRUCTION)

PERMIT#	ISSUED	ADDRESS		PROP#	EST COST	TYPE DESC	REASON DESC	DATE APPROVED	RECEIPT AMOUNT	# OF UNITS IF APART	TYPE OF BUILDING	PLANNING ZONE 1
B24-0373	5/21/2024	5702 N YOSEMITE	LA	1-7612-31	\$425,000	ONE FAMILY	SINGLE FAMILY	11/6/2024	\$830.00	0	OF	R1B
B24-0375	5/15/2024	2239 E HONEYGOLD	CT	1-6501-72	\$328,000	ONE FAMILY	SINGLE FAMILY	n/a	\$740.00	0	OF	R1B
B24-0374	5/15/2024	2216 E HONEYGOLD	CT	1-6501-75	\$324,000	ONE FAMILY	SINGLE FAMILY	10/29/2024	\$740.00	0	OF	R1B
B24-0394	5/28/2024	1703 E CANYON	CT	1-9300-25	\$875,000	ONE FAMILY	SINGLE FAMILY	5/16/2025	\$1,175.00	0	OF	R1B
B24-0405	5/29/2024	3931 E ZION	CT	1-7612-08	\$400,000	ONE FAMILY	SINGLE FAMILY	n/a	\$1,010.00	0	OF	R1B
B24-0411	6/5/2024	824 S AURORA	DR	4-5676-00	\$287,000	ONE FAMILY	SINGLE FAMILY	10/14/2024	\$680.00	0	OF	R2
B24-0412	6/5/2024	836 S AURORA	DR	4-5677-00	\$278,000	ONE FAMILY	SINGLE FAMILY	10/14/2024	\$665.00	0	OF	R2
B24-0413	6/5/2024	900 S AURORA	DR	4-5678-00	\$287,000	ONE FAMILY	SINGLE FAMILY	10/31/2024	\$725.00	0	OF	R2
B24-0414	6/5/2024	912 S AURORA	DR	4-5679-00	\$259,000	ONE FAMILY	SINGLE FAMILY	10/23/2024	\$635.00	0	OF	R2
B24-0422	6/5/2024	818 S AURORA	DR	4-5675-00	\$258,600	ONE FAMILY	SINGLE FAMILY	10/28/2024	\$635.00	0	OF	R2
B24-0423	6/5/2024	825 S AURORA	DR	4-6166-03	\$287,000	ONE FAMILY	SINGLE FAMILY	n/a	\$680.00	0	OF	R1A
B24-0415	6/3/2024	2539 E BALDEAGLE	DR	1-8309-59	\$568,332	ONE FAMILY	SINGLE FAMILY	9/19/2024	\$740.00	0	OF	R1B
B24-0444	6/5/2024	5764 N ACADIA	DR	1-7612-45	\$363,000	ONE FAMILY	SINGLE FAMILY	1/31/2025	\$815.00	0	OF	R1B
B24-0446	6/11/2024	809 S AURORA	DR	4-6166-01	\$287,000	ONE FAMILY	SINGLE FAMILY	11/4/2024	\$680.00	0	OF	R1A
B24-0447	6/11/2024	817 S AURORA	DR	4-6166-02	\$298,000	ONE FAMILY	SINGLE FAMILY	11/26/2024	\$710.00	0	OF	R1A
B24-0449	6/11/2024	923 S AURORA	DR	4-6166-06	\$287,000	ONE FAMILY	SINGLE FAMILY	10/28/2024	\$680.00	0	OF	R1A
B24-0448	6/11/2024	915 S AURORA	DR	4-6166-05	\$300,000	ONE FAMILY	SINGLE FAMILY	10/31/2024	\$740.00	0	OF	R1A
B24-0473	6/13/2024	2228 E HONEYGOLD	CT	1-6501-76	\$340,000	ONE FAMILY	SINGLE FAMILY	12/13/2024	\$710.00	0	OF	R1B
B24-0472	6/13/2024	2227 E HONEYGOLD	CT	1-6501-73	\$352,000	ONE FAMILY	SINGLE FAMILY	n/a	\$785.00	0	OF	R1B
B24-0478	6/14/2024	5763 N KESTREL	CIR	1-8309-20	\$590,114	ONE FAMILY	SINGLE FAMILY	10/1/2024	\$1,010.00	0	OF	R1B
B24-0477	6/14/2024	2560 E BALDEAGLE	DR	1-8309-90	\$492,812	ONE FAMILY	SINGLE FAMILY	5/16/2025	\$980.00	0	OF	R1B
B24-0484	6/14/2024	2900 E SUNSTONE	PL	1-7611-77	\$400,000	ONE FAMILY	SINGLE FAMILY	5/2/2025	\$845.00	0	OF	R1B
B24-0471	6/13/2024	2025 E RIDGE HAVEN	LA	1-8305-12	\$325,000	ONE FAMILY	SINGLE FAMILY	1/16/2025	\$815.00	0	OF	R1B
B24-0491	6/18/2024	938 S AURORA	DR	4-5682-00	\$283,000	ONE FAMILY	SINGLE FAMILY	10/31/2024	\$695.00	0	OF	R2
B24-0490	6/18/2024	926 S AURORA	DR	4-5681-00	\$287,000	ONE FAMILY	SINGLE FAMILY	11/18/2024	\$680.00	0	OF	R2
B24-0489	6/18/2024	920 S AURORA	DR	4-5680-00	\$287,000	ONE FAMILY	SINGLE FAMILY	11/4/2024	\$680.00	0	OF	R2
B24-0488	6/18/2024	901 S AURORA	DR	4-6166-04	\$297,000	ONE FAMILY	SINGLE FAMILY	11/18/2024	\$695.00	0	OF	R1A
B24-0487	6/18/2024	810 S AURORA	DR	4-5674-00	\$258,600	ONE FAMILY	SINGLE FAMILY	11/11/2024	\$635.00	0	OF	R2
B24-0486	6/18/2024	800 S AURORA	DR	4-5673-00	\$258,000	ONE FAMILY	SINGLE FAMILY	11/26/2024	\$680.00	0	OF	R2
B24-0500	6/20/2024	7425 N ASHFORD	CT	1-9203-50	\$1,100,000	ONE FAMILY	SINGLE FAMILY	2/14/2025	\$1,460.00	0	OF	R1B
B24-0520	6/25/2024	3724 E GLADIOLUS	PL	1-6411-43	\$250,000	ONE FAMILY	SINGLE FAMILY	11/27/2024	\$725.00	0	OF	R1B
B24-0521	6/25/2024	5700 N ACADIA	DR	1-7612-47	\$250,000	ONE FAMILY	SINGLE FAMILY	2/19/2025	\$825.00	0	OF	R1B
B24-0529	6/26/2024	3217 E FRITZ	CT	1-9210-43	\$721,300	ONE FAMILY	SINGLE FAMILY	2/21/2025	\$1,160.00	0	OF	R1B
B24-0517	6/20/2024	5657 N ACADIA	DR	1-7612-41	\$548,000	ONE FAMILY	SINGLE FAMILY	n/a	\$1,010.00	0	OF	R1B
B24-0539	7/2/2024	5674 N SEQUOIA	DR	1-7612-03	\$478,361	ONE FAMILY	SINGLE FAMILY	11/14/2024	\$845.00	0	OF	R1B
B24-0560	7/8/2024	5660 N DENALI	LA	1-7609-38	\$425,000	ONE FAMILY	SINGLE FAMILY	4/18/2025	\$690.00	0	OF	R1B
B24-0561	7/8/2024	3487 E RUBYRED	DR	1-7609-35	\$425,000	ONE FAMILY	SINGLE FAMILY	7/31/2025	\$705.00	0	OF	R1B
B24-0522	6/12/2024	3912 E TETON	LA	1-7612-53	\$300,000	ONE FAMILY	SINGLE FAMILY	10/22/2024	\$695.00	0	OF	R1B
B24-0523	6/25/2024	5613 N ACADIA	DR	1-7612-43	\$300,000	ONE FAMILY	SINGLE FAMILY	11/11/2024	\$695.00	0	OF	R1B

2024 SINGLE-FAMILY BUILDING PERMITS (NEW CONSTRUCTION)

PERMIT#	ISSUED	ADDRESS		PROP#	EST COST	TYPE DESC	REASON DESC	DATE APPROVED	RECEIPT AMOUNT	# OF UNITS IF APART	TYPE OF BUILDING	PLANNING ZONE 1
B24-0562	7/8/2024	1301 S KENSINGTON	DR	4-6166-22	\$314,000	ONE FAMILY	SINGLE FAMILY	12/16/2024	\$740.00	0	OF	R1A
B24-0563	7/8/2024	1225 S KENSINGTON	DR	4-6166-23	\$317,000	ONE FAMILY	SINGLE FAMILY	4/16/2025	\$710.00	0	OF	R1A
B24-0564	7/8/2024	1216 S JADE	DR	4-6166-09	\$349,000	ONE FAMILY	SINGLE FAMILY	n/a	\$770.00	0	OF	R1A
B24-0573	7/10/2024	5646 N YOSEMITE	LA	1-7612-28	\$300,000	ONE FAMILY	SINGLE FAMILY	11/11/2024	\$635.00	0	OF	R1B
B24-0572	7/10/2024	3910 E ZION	CT	1-7612-12	\$300,000	ONE FAMILY	SINGLE FAMILY	11/26/2024	\$635.00	0	OF	R1B
B24-0605	7/17/2024	3025 E INCLINE	WAY	1-9200-89	\$1,219,905	ONE FAMILY	SINGLE FAMILY	9/19/2025	\$1,775.00	0	OF	R1B
B24-0632	7/23/2024	3635 E GLADIOLUS	PL	1-6411-35	\$400,000	ONE FAMILY	SINGLE FAMILY	3/4/2025	\$695.00	0	OF	R1B
B24-0631	7/23/2024	3805 E CALLALILLY	LA	1-6412-27	\$250,000	ONE FAMILY	SINGLE FAMILY	1/10/2025	\$710.00	0	OF	R1B
B24-0630	7/23/2024	7305 N TIBURON	LA	1-9203-14	\$1,100,000	ONE FAMILY	SINGLE FAMILY	n/a	\$2,015.00	0	OF	R1B
B24-0655	7/30/2024	1208 S JADE	DR	4-6166-08	\$348,000	ONE FAMILY	SINGLE FAMILY	1/2/2025	\$800.00	0	OF	R1A
B24-0648	8/6/2024	2544 E BALDEAGLE	DR	1-8309-86	\$523,284	ONE FAMILY	SINGLE FAMILY	1/14/2025	\$815.00	0	OF	R1B
B24-0675	8/6/2024	5829 N KESTREL	CIR	1-8309-13	\$439,000	ONE FAMILY	SINGLE FAMILY	11/19/2024	\$815.00	0	OF	R1B
B24-0705	8/12/2024	5433 N JASPER	LA	1-7611-56	\$450,000	ONE FAMILY	SINGLE FAMILY	4/30/2025	\$860.00	0	OF	R1B
B24-0712	8/9/2024	2555 E BALDEAGLE	DR	1-8309-63	\$343,900	ONE FAMILY	SINGLE FAMILY	n/a	\$755.00	0	OF	R1B
B24-0735	8/20/2024	5711 N SEQUOIA	DR	1-7612-54	\$375,000	ONE FAMILY	SINGLE FAMILY	4/28/2025	\$830.00	0	OF	R1B
B24-0736	8/20/2024	3700 E ZION	LA	1-7612-19	\$400,000	ONE FAMILY	SINGLE FAMILY	1/30/2025	\$1,070.00	0	OF	R1B
B24-0742	8/21/2024	1115 S KENSINGTON	DR	4-6166-27	\$328,000	ONE FAMILY	SINGLE FAMILY	12/5/2024	\$725.00	0	OF	R1A
B24-0741	8/21/2024	1201 S KENSINGTON	DR	4-6166-26	\$317,000	ONE FAMILY	SINGLE FAMILY	5/14/2025	\$710.00	0	OF	R1A
B24-0740	8/21/2024	1209 S KENSINGTON	DR	4-6166-25	\$319,000	ONE FAMILY	SINGLE FAMILY	5/14/2025	\$740.00	0	OF	R1A
B24-0739	8/21/2024	1217 S KENSINGTON	DR	4-6166-24	\$319,000	ONE FAMILY	SINGLE FAMILY	5/14/2025	\$725.00	0	OF	R1A
B24-0754	8/27/2024	3801 E TETON	LA	1-7612-60	\$300,000	ONE FAMILY	SINGLE FAMILY	1/13/2025	\$695.00	0	OF	R1B
B24-0757	8/12/2024	3879 E TETON	LA	1-7612-63	\$300,000	ONE FAMILY	SINGLE FAMILY	1/27/2025	\$695.00	0	OF	R1B
B24-0756	8/27/2024	3857 E TETON	LA	1-7612-62	\$300,000	ONE FAMILY	SINGLE FAMILY	1/31/2025	\$695.00	0	OF	R1B
B24-0755	8/27/2024	3833 E TETON	LA	1-7612-61	\$300,000	ONE FAMILY	SINGLE FAMILY	1/13/2025	\$695.00	0	OF	R1B
B24-0768	8/29/2024	237 E SPARTAN	DR	6-6202-50	\$425,000	ONE FAMILY	SINGLE FAMILY	9/12/2025	\$905.00	0	OF	R1B
B24-0773	8/30/2024	3712 E GLADIOLUS	PL	1-6411-44	\$250,000	ONE FAMILY	SINGLE FAMILY	3/11/2025	\$710.00	0	OF	R1B
B24-0781	9/3/2024	2531 E BALDEAGLE	DR	1-8309-57	\$361,900	ONE FAMILY	SINGLE FAMILY	12/31/2024	\$815.00	0	OF	R1B
B24-0799	9/9/2024	5846 N KESTREL	CIR	1-8309-54	\$423,900	ONE FAMILY	SINGLE FAMILY	1/15/2025	\$1,040.00	0	OF	R1B
B24-0806	9/12/2024	3455 E RUBYRED	DR	1-7609-34	\$450,000	ONE FAMILY	SINGLE FAMILY	7/31/2025	\$875.00	0	OF	R1B
B24-0835	9/17/2024	3100 E LOURDES	DR	4-6166-35	\$400,000	ONE FAMILY	SINGLE FAMILY	6/16/2025	\$1,010.00	0	OF	R1A
B24-0854	9/23/2024	7120 N PURDY	PKWY	1-9203-65	\$1,277,000	ONE FAMILY	SINGLE FAMILY	n/a	\$1,430.00	0	OF	R1B
B24-0858	9/24/2024	3626 E GOLDEN GATE	DR	1-6412-14	\$400,000	ONE FAMILY	SINGLE FAMILY	4/8/2025	\$695.00	0	OF	R1B
B24-0880	9/30/2024	2464 E BALDEAGLE	DR	1-8309-71	\$378,860	ONE FAMILY	SINGLE FAMILY	2/6/2025	\$815.00	0	OF	R1B
B24-0878	10/2/2024	5752 N SEQUOIA	DR	1-7612-06	\$517,000	ONE FAMILY	SINGLE FAMILY	4/8/2025	\$980.00	0	OF	R1B
B24-0882	10/1/2024	920 E WASHINGTON	ST	1-0347-00	\$115,000	ONE FAMILY	SINGLE FAMILY	9/18/2025	\$425.00	0	OF	R1C
B24-0902	10/8/2024	2505 E BALDEAGLE	DR	1-8309-10	\$378,860	ONE FAMILY	SINGLE FAMILY	1/30/2025	\$680.00	0	OF	R1B
B24-0906	10/8/2024	3909 E ZION	CT	1-7612-07	\$425,000	ONE FAMILY	SINGLE FAMILY	6/4/2025	\$770.00	0	OF	R1B
B24-0935	10/16/2024	630 E FRANCES	ST	6-2092-00	\$349,000	ONE FAMILY	SINGLE FAMILY	n/a	\$56.00	0	OF	R1B

2024 SINGLE-FAMILY BUILDING PERMITS (NEW CONSTRUCTION)

PERMIT#	ISSUED	ADDRESS		PROP#	EST COST	TYPE DESC	REASON DESC	DATE APPROVED	RECEIPT AMOUNT	# OF UNITS IF APART	TYPE OF BUILDING	PLANNING ZONE 1
B24-0944	10/15/2024	5600 N PROVIDENCE	AVE	1-7611-34	\$325,000	ONE FAMILY	SINGLE FAMILY	8/1/2025	\$800.00	0	OF	R1B
B24-0961	10/23/2024	1308 S JADE	DR	4-6166-12	\$350,000	ONE FAMILY	SINGLE FAMILY	n/a	\$770.00	0	OF	R1A
B24-0977	10/29/2024	3868 E TETON	LA	1-7612-52	\$280,000	ONE FAMILY	SINGLE FAMILY	8/13/2025	\$770.00	0	OF	R1B
B24-0930	10/3/2024	5689 N KESTREL	CIR	1-8309-27	\$523,284	ONE FAMILY	SINGLE FAMILY	2/28/2025	\$915.00	0	OF	R1B
B24-0996	11/1/2024	3606 E GOLDEN GATE	DR	1-6411-50	\$400,000	ONE FAMILY	SINGLE FAMILY	8/22/2025	\$675.00	0	OF	R1B
B24-1001	11/4/2024	5673 N KESTREL	CIR	1-8309-29	\$523,284	ONE FAMILY	SINGLE FAMILY	2/21/2025	\$1,040.00	0	OF	R1B
B24-1050	11/25/2024	2532 E BALDEAGLE	DR	1-8309-83	\$361,900	ONE FAMILY	SINGLE FAMILY	5/23/2025	\$875.00	0	OF	R1B
B24-1053	11/12/2024	5606 N SEQUOIA	DR	1-7612-00	\$298,000	ONE FAMILY	SINGLE FAMILY	5/8/2025	\$725.00	0	OF	R1B
B24-1054	11/12/2024	3915 E TETON	LA	1-7612-64	\$306,000	ONE FAMILY	SINGLE FAMILY	5/29/2025	\$695.00	0	OF	R1B
B24-1055	11/12/2024	3793 E TETON	LA	1-7612-59	\$298,000	ONE FAMILY	SINGLE FAMILY	5/28/2025	\$725.00	0	OF	R1B
B24-1056	11/12/2024	3775 E TETON	LA	1-7612-58	\$306,000	ONE FAMILY	SINGLE FAMILY	6/4/2025	\$695.00	0	OF	R1B
B24-1065	11/22/2024	2951 E SUNSTONE	PL	1-7611-43	\$500,000	ONE FAMILY	SINGLE FAMILY	8/27/2025	\$890.00	0	OF	R1B
B24-1066	11/22/2024	2990 E TURQUOISE	LA	1-7611-44	\$500,000	ONE FAMILY	SINGLE FAMILY	n/a	\$890.00	0	OF	R1B
B24-1013	12/4/2024	6444 N KUREY	DR	1-9300-30	\$2,000,000	ONE FAMILY	SINGLE FAMILY	n/a	\$1,430.00	0	OF	R1B
B24-1079	12/5/2024	3717 E GLADIOLUS	PL	1-6411-30	\$425,000	ONE FAMILY	SINGLE FAMILY	9/4/2025	\$695.00	0	OF	R1B
B24-1080	12/5/2024	3687 E CALLALILLY	LA	1-6412-20	\$400,000	ONE FAMILY	SINGLE FAMILY	8/22/2025	\$770.00	0	OF	R1B
B24-1081	12/5/2024	3790 E GLADIOLUS	PL	1-6411-23	\$250,000	ONE FAMILY	SINGLE FAMILY	6/4/2025	\$680.00	0	OF	R1B

SINGLE-FAMILY BUILDING PERMITS APPROVED IN 2024 (NEW CONSTRUCTION): 133

FEES COLLECTED FOR SINGLE-FAMILY BUILDING PERMITS IN 2024 (NEW CONSTRUCTION): \$107,960.00

NUMBER OF NEW DWELLING UNITS INCLUDED IN SINGLE-FAMILY BUILDING PERMITS IN 2024: 133

2024 TWO-FAMILY BUILDING PERMITS (NEW CONSTRUCTION)

PERMIT#	ISSUED	ADDRESS	PROP#	EST COST	TYPE DESC	REASON DESC	DATE APPROVED	RECEIPT AMOUNT	# OF UNITS IF APART	TYPE OF BUILDING	PLANNING ZONE 1
B24-0056	2/15/2024	406 E SOUTH RIVER ST	4-0303-00	\$750,000	TWO FAMILY	NEW BUILDING	12/26/2024	\$1,340.00	0	TF	R2

TWO-FAMILY BUILDING PERMITS APPROVED IN 2024 (NEW CONSTRUCTION): 1

FEES COLLECTED FOR TWO-FAMILY BUILDING PERMITS IN 2024 (NEW CONSTRUCTION): \$1,340.00

NUMBER OF NEW DWELLING UNITS INCLUDED IN TWO-FAMILY BUILDING PERMITS IN 2024: 2

2024 MULTI-FAMILY BUILDING PERMITS (NEW CONSTRUCTION)

PERMIT#	ISSUED	ADDRESS		PROP#	EST COST	TYPE DESC	REASON DESC	DATE APPROVED	RECEIPT AMOUNT	# OF UNITS IF APART	TYPE OF BUILDING	PLANNING ZONE 1
B24-0940	10/16/2024	4176 N LIGHTNING	DR	6407-04	\$100,000	MULTI FAMILY	NEW BUILDING	n/a	\$50.00	12	MF	R3
B24-1029	11/12/2024	4152 N LIGHTNING	DR	1-6407-00	\$110,000	MULTI FAMILY	NEW BUILDING	n/a	\$3,348.80	12	MF	R3
B24-1030	11/12/2024	4158 N LIGHTNING	DR	6407-01	\$110,000	MULTI FAMILY	NEW BUILDING	n/a	\$3,348.80	12	MF	R3
B24-1031	11/12/2024	4164 N LIGHTNING	DR	6407-02	\$110,000	MULTI FAMILY	NEW BUILDING	n/a	\$3,348.80	12	MF	R3
B24-1032	11/12/2024	4170 N LIGHTNING	DR	6407-03	\$110,000	MULTI FAMILY	NEW BUILDING	n/a	\$3,348.80	12	MF	R3
B24-1033	11/12/2024	4176 N LIGHTNING	DR	6407-04	\$110,000	MULTI FAMILY	NEW BUILDING	n/a	\$3,348.80	12	MF	R3
B24-1034	11/12/2024	4182 N LIGHTNING	DR	6407-05	\$110,000	MULTI FAMILY	NEW BUILDING	n/a	\$3,348.80	12	MF	R3
B24-1035	11/12/2024	4204 N LIGHTNING	DR	6407-06	\$110,000	MULTI FAMILY	NEW BUILDING	n/a	\$3,348.80	12	MF	R3
B24-1036	11/12/2024	4210 N LIGHTNING	DR	6407-07	\$110,000	MULTI FAMILY	NEW BUILDING	n/a	\$3,348.80	12	MF	R3
B24-1037	11/12/2024	4216 N LIGHTNING	DR	6407-08	\$110,000	MULTI FAMILY	NEW BUILDING	n/a	\$3,348.80	12	MF	R3
B24-0628	7/22/2024	325 E COLLEGE	AVE	2-0005-00	\$34,500,000	COMMERCIAL	NEW BUILDING	n/a	\$50.00	40	CM	CBD

MULTI-FAMILY BUILDING PERMITS APPROVED IN 2024 (NEW CONSTRUCTION): 11

FEES COLLECTED FOR MULTI-FAMILY BUILDING PERMITS IN 2024 (NEW CONSTRUCTION): \$30,239.20

NUMBER OF NEW DWELLING UNITS INCLUDED IN MULTI-FAMILY BUILDING PERMITS IN 2024: 160

2024 MIXED-USE BUILDING PERMITS (WITH RESIDENTIAL)

PERMIT#	ISSUED	ADDRESS	PROP#	EST COST	TYPE DESC	REASON DESC	DATE APPROVED	RECEIPT AMOUNT	# OF UNITS IF APART	TYPE OF BUILDING	PLANNING ZONE 1
B24-0368	5/20/2024	200 W COLLEGE AVE	2-0263-00	\$400,000	MIXED USE	REMODEL INT	n/a	\$4,150.00	21	MX	CBD

MIXED-USE BUILDING PERMITS APPROVED IN 2024 (WITH RESIDENTIAL): 1

FEES COLLECTED FOR MIXED-USE BUILDING PERMITS IN 2024 (WITH RESIDENTIAL): \$4,150.00

NUMBER OF NEW DWELLING UNITS INCLUDED IN MIXED-USE BUILDING PERMITS IN 2024: 21