

RESOLUTION NO.: Z-7--2017-18

TO THE HONORABLE, THE OUTAGAMIE COUNTY BOARD OF SUPERVISORS

LADIES AND GENTLEMEN:

MAJORITY

1 The Town Board of Grand Chute has adopted a comprehensive Zoning Ordinance
2 separate from that of Outagamie County. Section 60.2 (3) of the Wisconsin State Statutes
3 require that all zoning amendments made by the Town of Grand Chute be approved by
4 Outagamie County before they are effective. The Outagamie County Planning
5 Department Rezoning Review Board recommends approval.
6

7 NOW THEREFORE, the undersigned members of the Agriculture, Extension Education, Zoning
8 and Land Conservation Committee recommend adoption of the following resolution.

9 BE IT RESOLVED, that the Outagamie County Board of Supervisors does recommend approval
10 of the proposed rezoning request for PCI Innovation Court Office LLC from the Planned Commercial
11 District (CP) to the Multi-Family District (R-4). The proposed rezoning is for parcel 10-2-3195-00,
12 which totals 4.3 acres. This parcel is located at the southwest corner of Innovation Court and Tri-Park
13 Way in the Town of Grand Chute, Outagamie, WI, as depicted on the attached review and map, which
14 by reference is made a part hereof, and

15 BE IT FINALLY RESOLVED, that the Outagamie County Clerk be directed to forward a
16 certified copy of this resolution to the Outagamie County Zoning Administrator and the Clerk of the
17 Town of Grand Chute.

18 Dated this ____ day of March, 2018.

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Respectfully Submitted,
AGRICULTURE, EXTENSION
EDUCATION, ZONING & LAND
CONSERVATION COMMITTEE

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Daniel Rettler

Keith Suprise

Daniel Melchert

Debra VanderHeiden

BJ O'Connor-Schevers

Duly and officially adopted by the County Board on: _____

Signed: _____
Board Chairperson

County Clerk

Approved: _____

Vetoed: _____

Signed: _____
County Executive



Department of Development and Land Services
Planning & Zoning | GIS & Land Information
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TO: Outagamie County Agriculture, Extension Education, Zoning & Land Conservation Committee
FROM: Dave Johnson, Principal Planner
DATE: March 2, 2018
RE: **Z-8-18; Rezoning Review & Recommendation**

Background & Analysis:

Applicant: PCI Innovation Court Office LLC
Request: Rezoning From: CP (Planned Commercial District)
To: R-4 (Multi Family Residential District)
Location: Town of Grand Chute
Parcel 102319500
Public Hearing: February 6, 2018 Grand Chute Town Hall

This proposal is requesting to rezone a 4.3 acre parcel located at the southwest corner of Innovation Court and Tri-Park Way in the Town of Grand Chute (see attached map). The requested change is from the **Planned Commercial District (CP) to a Multi Family District (R-4)**, within the Town of Grand Chute general zoning code.

This site has access to public facilities for sewer and water to serve this location. The neighboring zoning in the immediate area is Planned Commercial to the west and north, Multi Family to the east and south. The Town Comprehensive Plan shows this area being part of the Town Urban Area. The County Comprehensive Plan show this area developing as residential.

There are no environmental concerns at this location dealing with navigable stream, FEMA Floodplain, DNR mapped Wetlands and hydric soils. Additionally, there are no known cultural, ecological, historical or other restrictions present. This location is not part of the Appleton Airport zoning overlay district, but is located within the height limitation zone.

The Town Plan Commission held a public hearing for this proposal on February 6, 2018 and recommended to rezone the property. The Town Board reviewed this same proposal on February 22, 2018 and also recommended for approval.

The Town of Grand Chute has adopted General Town Zoning, therefor Planning Staff is not statutorily obligated to document consistency with the County Comprehensive Plan, pursuant to Sec. 66.1001(3). However, we do concur that this proposed rezoning is appropriate and compatible with both the Town and County Comprehensive Plan.

Planning Staff Recommendation

Based on our review of this proposed rezoning, **County Planning Staff Recommends For Approval.** Changing this location to Multi Family Residential is a good fit for the area, having close proximity to UW Fox Valley Technical College, existing Multi Family Developments to the south and east along with multi use trails, and easy access to Fox Valley Transit Bus Service.

Z-8-18 Grand Chute

