

RE-ZONING APPLICATION

Town of Clayton Town Hall
8348 Hickory Ave
Larsen, WI 54947
Phone: 920-836-2007
Email: administrator@claytonwinnebago.gov
Website: https://www.townofclayton.net/



PROPERTY OWNER

Name Northeast Asphalt, Inc (C/O: Matt Matuszak)

RECEIVED

Street Address 1524 Atkinson Drive

JUN 22 2026

City Green Bay State WI Zip Code 54303

Phone 920-716-2235

E-mail mmatuszak@walbecgroup.com

APPLICANT

Check: Architect: _____ Engineer: _____ Surveyor: _____ Attorney: _____ Agent: _____ Owner: ☒

Name: SAME AS OWNER

Address: _____ Zip Code: _____

Phone: _____ E-Mail: _____

Describe the reason for the Re-Zoning: _____

Rezone entire lot to R-2. Correction of non-conforming multiple zoning districts to one lot.

RE-ZONING SPECIFICS

Number of Lots: 1 Total Acreage: 18.101 Tax Key Number: 006050205

Legal Description: See attached Re-Zoning Exhibit

Current Zoning: R-2 & R-3

I certify that the attached drawings are to the best of my knowledge complete and drawn in accordance with all Town of Clayton codes.

Applicant Signature: Matt Matuszak Date: 6/18/2026

Town Use Only **Fee (see Town Fee Schedule)**

Fee: \$500 Check #: 3005719 Receipt #: 1023 Date: 6/22/2026

Date Received Complete: 6/22/2026 By: [Signature] Applic. #: _____

Review Meetings - Plan Comm _____ Town Board _____

Newspaper Publication Dates: _____ & _____ Posting Date: _____

300ft Neighborhood Notice Distribution: _____

Re-Zoning is: ☐ Approved ☐ Denied

Comments: _____

Notes: 1. Please notify utility companies regarding your proposed development. 2. A Re-Zoning approval does not constitute approval of a building permit or any required approval of a highway connection permit. 3. A Re-Zoning Application & Fee must be submitted 30 working days prior to meeting.

June 18, 2026

Kelly Wisnefske
Administrator
Town of Clayton
8348 Hickory Avenue
Larsen, WI 54947

RE: Northeast Asphalt, Inc. Rezoning Application – Correct Non-Conforming Use of Split Zoning

Kelly,

Northeast Asphalt, Inc. is submitting the required Rezoning Application to correct the non-conforming use of split zoning for our retained parcel. Enclosed are the completed Re-Zoning Application, \$500 Application Fee and Re-Zoning Exhibit.

We look forward to meeting with the Planning Commission on July 8th for consideration and the continued working relationship with the Town of Clayton.

Regards,

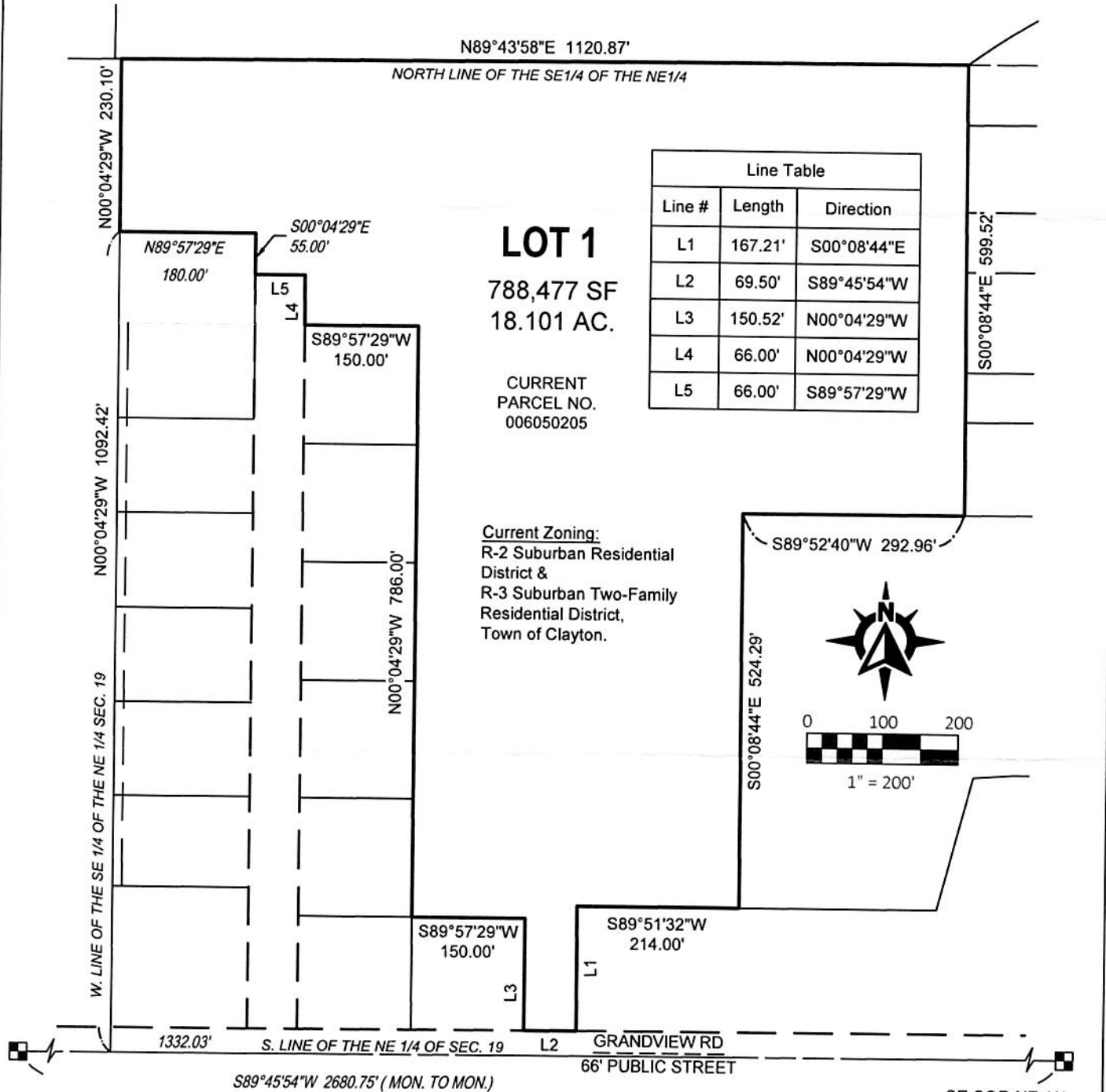


Matthew Matuszak
Land Resources Administrator
Northeast Asphalt, Inc.
1524 Atkinson Drive
Green Bay, WI 54303
(920) 716-2235 | Mobile
(920) 757-7508 | Office
mmatuszak@walbecgroup.com | Email

Enclosure(s)

Re-Zoning Exhibit

PART OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 19, TOWN 20 NORTH,
RANGE 16 EAST, TOWN OF CLAY, WINNEBAGO COUNTY, WISCONSIN



SW COR NE 1/4
SEC 19 T20N R16E

SE COR NE 1/4
SEC 19 T20N R16E

Payne+Dolan
A WALBEC COMPANY

www.walbecgroup.com
(920) 757-7559

Re-Zoning Exhibit

PART OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 19, TOWN 20 NORTH,
RANGE 16 EAST, TOWN OF CLAY, WINNEBAGO COUNTY, WISCONSIN

COMMENCING AT THE SOUTHEAST CORNER OF THE NORTHEAST 1/4 OF SECTION 19; THENCE S 89°45'54" W ALONG THE SOUTH LINE OF THE NORTHEAST 1/4 OF SECTION 19, 1332.03 FEET TO THE WEST LINE OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 19; THENCE N 00°04'29" W ALONG THE WEST LINE OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4, A DISTANCE OF 1092.42 FEET TO THE POINT OF BEGINNING;

THENCE N 00°04'29" W ALONG THE WEST LINE OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 A DISTANCE OF 230.10 FEET TO THE NORTH LINE OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4; THENCE ALONG THE NORTH LINE OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 N 89°43'58" E, A DISTANCE OF 1120.87 FEET TO THE SOUTHEAST CORNER OF LOT 1 OF CERTIFIED SURVEY MAP 8245, RECORDED AS DOCUMENT NO. 1947727; THENCE S 00°08'44" E, A DISTANCE OF 599.52 FEET TO SOUTHWEST CORNER OF LOT 1 OF CERTIFIED SURVEY MAP 1312 RECORDED AS DOCUMENT NO. 619020 ALSO BEING A POINT ON THE NORTH LINE OF LOT 2 OF CERTIFIED SURVEY MAP 1132, RECORDED AS DOCUMENT NO. 1072043; THENCE ALONG THE NORTH LINE OF LOT 2 OF CERTIFIED SURVEY MAP 1132 S 89°52'40" W, A DISTANCE OF 292.96 FEET TO THE NORTHWEST CORNER OF SAID LOT 2; THENCE S 00°08'44" E, A DISTANCE OF 524.29 FEET ALONG THE WEST LINE OF LOT 2 OF CERTIFIED SURVEY MAP 1132 TO THE SOUTHWEST CORNER OF SAID LOT 2; THENCE S 89°51'32" W, A DISTANCE OF 214.00 FEET; THENCE S 00°08'44" E, A DISTANCE OF 167.21 FEET TO THE NORTH RIGHT-OF-WAY LINE OF GRANDVIEW ROAD; THENCE ALONG THE NORTH RIGHT-OF-WAY OF GRANDVIEW ROAD S 89°45'54" W, A DISTANCE OF 69.50 FEET TO THE SOUTHEAST CORNER OF LOT 1 OF CERTIFIED SURVEY MAP 1045 RECORDED AS DOCUMENT NO. 1902350; THENCE N 00°04'29" W, A DISTANCE OF 150.52 FEET ALONG THE EAST LINE OF SAID LOT 1 TO THE NORTHEAST CORNER; THENCE S 89°57'29" W, A DISTANCE OF 150.00 FEET ALONG THE NORTH LINE OF LOT 1 OF CERTIFIED SURVEY MAP 1045 TO THE NORTHWEST CORNER OF SAID LOT 1, ALSO BEING THE SOUTHEAST CORNER OF LOT 7 OF LARSEN HEIGHTS SUBDIVISION PLAT RECORDED IN FILE 2 OF PLATS ON PAGE 5; THENCE ALONG THE EAST LINE OF THE LARSEN HEIGHTS SUBDIVISION PLAT N 00°04'29" W, A DISTANCE OF 786.00 FEET TO THE NORTHEAST CORNER OF LOT 11 OF SAID SUBDIVISION PLAT; THENCE S 89°57'29" W, A DISTANCE OF 150.00 FEET ALONG SAID LOT 11 OF LARSEN HEIGHTS SUBDIVISION PLAT TO THE NORTHWEST CORNER AND A POINT ON THE EAST RIGHT-OF-WAY OF MOESER LANE; THENCE ALONG THE EAST RIGHT-OF-WAY LINE OF MOESER LANE N 00°04'29" W, A DISTANCE OF 66.00 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF MOESER LANE; THENCE ALONG THE NORTH RIGHT-OF-WAY LINE OF MOESER LANE S 89°57'29" W, A DISTANCE OF 66.00 FEET TO THE WEST RIGHT-OF-WAY LINE OF MOESER LANE; THENCE N 00°04'29" W, A DISTANCE OF 55.00 FEET; THENCE S 89°57'29" W, A DISTANCE OF 180.00 FEET TO THE POINT OF BEGINNING.

SAID LOT 1 CONTAINS 788,477 SQUARE FEET OR 18.101 ACRES, MORE OR LESS.



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