

ORDINANCE NO. XXXX-2025

AN ORDINANCE REZONING PARCEL 322111500, FROM INDUSTRIAL (IND) TO COMMERCIAL HIGHWAY DISTRICT (CHD)

WHEREAS, the Common Council of the City of Kaukauna, having reviewed the recommendation of the City Plan Commission regarding the proposed change in zoning classification for the property described below and having scheduled a public hearing then to be decided by the Common Council; and

WHEREAS, a Class 2 Notice of Public Hearing regarding such proposed zoning change and, pursuant thereto, a public hearing having been held on the 5th of June, 2025 at 7:00 p.m., and the Common Council having heard all interested parties or their agents and attorneys; and

WHEREAS, the rezoning is in compliance with the comprehensive plan;

NOW, THEREFORE, the Common Council of the City of Kaukauna, Wisconsin, do ordain as follows:

SECTION 1: That the following described property:

Commencing at the West 1/4 Corner of Section 7, Township 21 North, Range 19 East; thence S88°42'14"E along the North line of the Southwest 1/4 of said Section 7, 2635.76 feet; thence S01°17'46"W, 33.00 feet to the South right-of-way of Kelso Road, also the Point of Beginning of the parcel to be described; thence S20°40'43"E, 75.46 feet to the Northerly right-of-way of Interstate "41"; thence S69°19'17"W along said right-of-way line, 1000.00 feet; thence S85°32'30"W along said right-of-way line, 646.78 feet; thence N64°44'14"W along said right-of-way line, 205.97 feet to the easterly right-of-way line of C.T.H. "J"; thence N27°02'55"W along said right-of-way line, 210.62 feet; thence N15°57'20"W along said right-of-way line, 204.51 feet; thence N45°55'26"E along said right-of-way line, 62.78 feet to the south right-of-way line of Kelso Road; thence S88°42'14"E along said right-of-way line, 1847.39 feet to the Point Of Beginning.

Shall be and the same is hereby rezoned from the present zoning classification of Residential Single Family to Business District, as set forth in and regulated by the provisions of §17.22 of the Kaukauna Zoning Code, conditioned upon compliance with the approval conditions of the Plan Commission, if any, and the provisions of Chapter 17, Kaukauna Municipal Code.

SECTION 2: That the Clerk is directed to amend the City of Kaukauna Zoning Map in conformity with the provisions of this ordinance.

SECTION 3: That all other ordinances in conflict herewith are hereby repealed.

SECTION 4: That this ordinance shall take effect upon its passage and publication according to law.

Adopted by the Common Council of the City of Kaukauna, Wisconsin, on this 5th day of June, 2025.

APPROVED: _____

Anthony J. Penterman, Mayor

ATTEST: _____

Kayla Nessmann, City Clerk