



# MEMO

## PLANNING & COMMUNITY DEVELOPMENT

To: Plan Commission  
From: Lily Paul, Associate Planner  
Date: June 17, 2022  
Re: Petition for Unanimous Annexation

David Evers, owner of parcel 030067904, has submitted a petition for annexation of his property into the City of Kaukauna. This property is a ~1 acre, vacant lot located on the North East corner at the intersection of County Road CE and County Road HH. Mr. Evers is proposing to build a multifamily home at this site.

The property does have a curb cut for a drive way, and the distance is ~160 feet from the entrance/exit of the roundabout.

The north east part of the property is situated in the Flood Plain of Garner's Creek. Due to 75 foot stream setbacks, 0.61 acres of the parcel is unbuildable. Reviewing both section 17.18(3) Residential Two-Family District and section 17.19(3) Residential Multifamily District Regulations, the required front yard building set backs are 25 feet. Following these setbacks would be difficult to build a multifamily structure on the parcel.

There is no sewer serviced to the parcel and no plans to extend sewer to that area.

**Staff Recommendation:**

Staff recommends to deny the Petition for Unanimous Annexation for David Evers and parcel 030067904.